



DEVELOPMENT APPLICATION

PDPLANPMTD-2026/062232

PROPOSAL: Additions & Alterations (Single Dwelling)

LOCATION: 33 Corinna Road, Lindisfarne

RELEVANT PLANNING SCHEME: Tasmanian Planning Scheme - Clarence

ADVERTISING EXPIRY DATE: 19/08/2026 00:00:00

The relevant plans and documents can be inspected at the Council offices, 38 Bligh Street, Rosny Park, during normal office hours until 19/08/2026 00:00:00. 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 19/08/2026 00:00:00.

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.

Planning Application

Use this form to obtain planning approval for the use and development of land, including change of use, subdividing land into smaller lots, lot consolidation, or signage.

Please refer to the Planning Application checklist on the following pages to determine what documentation must be submitted with your application.

Proposal:

Alteration s& additons to an exisitng house

Location:

33 Corinna Road Lindisfarne

Personal Information Removed



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:

N/ A

Current use of site:

Dwelling

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



Planning Application 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 247350	FOLIO 2
EDITION 3	DATE OF ISSUE 23-Feb-2023

SEARCH DATE : 22-June-2026
SEARCH TIME : 12.45 pm

DESCRIPTION OF LAND

City of CLARENCE
Lot 2 on Plan 247350
Derivation : Part of 2,560 Acres Gtd. to T.G. Gregson.
Prior CT 2605/82

SCHEDULE 1

N115033 TRANSFER to CARMEN ROSINA RODGERS and BENJAMIN PETER
READ Registered 23-Feb-2023 at noon

SCHEDULE 2

Reservations and conditions in the Crown Grant if any
E337743 MORTGAGE to Westpac Banking Corporation Registered
23-Feb-2023 at 12.01 pm

UNREGISTERED DEALINGS AND NOTATIONS

No unregistered dealings or other notations

ORIGINAL - NOT TO BE REMOVED FROM TITLES OFFICE

R.P. 1469

TASMANIA

REAL PROPERTY ACT, 1862, as amended

NOTE—REGISTERED FOR OFFICE
CONVENIENCE TO REPLACE



CERTIFICATE OF TITLE

Register Book

Vol. Fol.

2605 82

Cert. of Title. Vol. 619. Fol. 15.

I certify that the person described in the First Schedule is the registered proprietor of an estate in fee simple in the land within described together with such interests and subject to such encumbrances and interests as are shown in the Second Schedule. In witness whereof I have hereunto signed my name and affixed my seal.

W. Hutchinson

Recorder of Titles.



DESCRIPTION OF LAND

TOWN OF LINDISFARNE

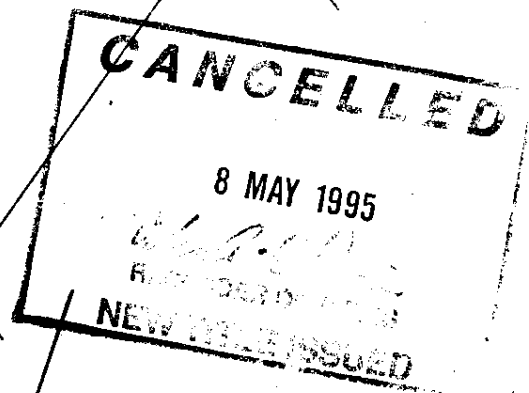
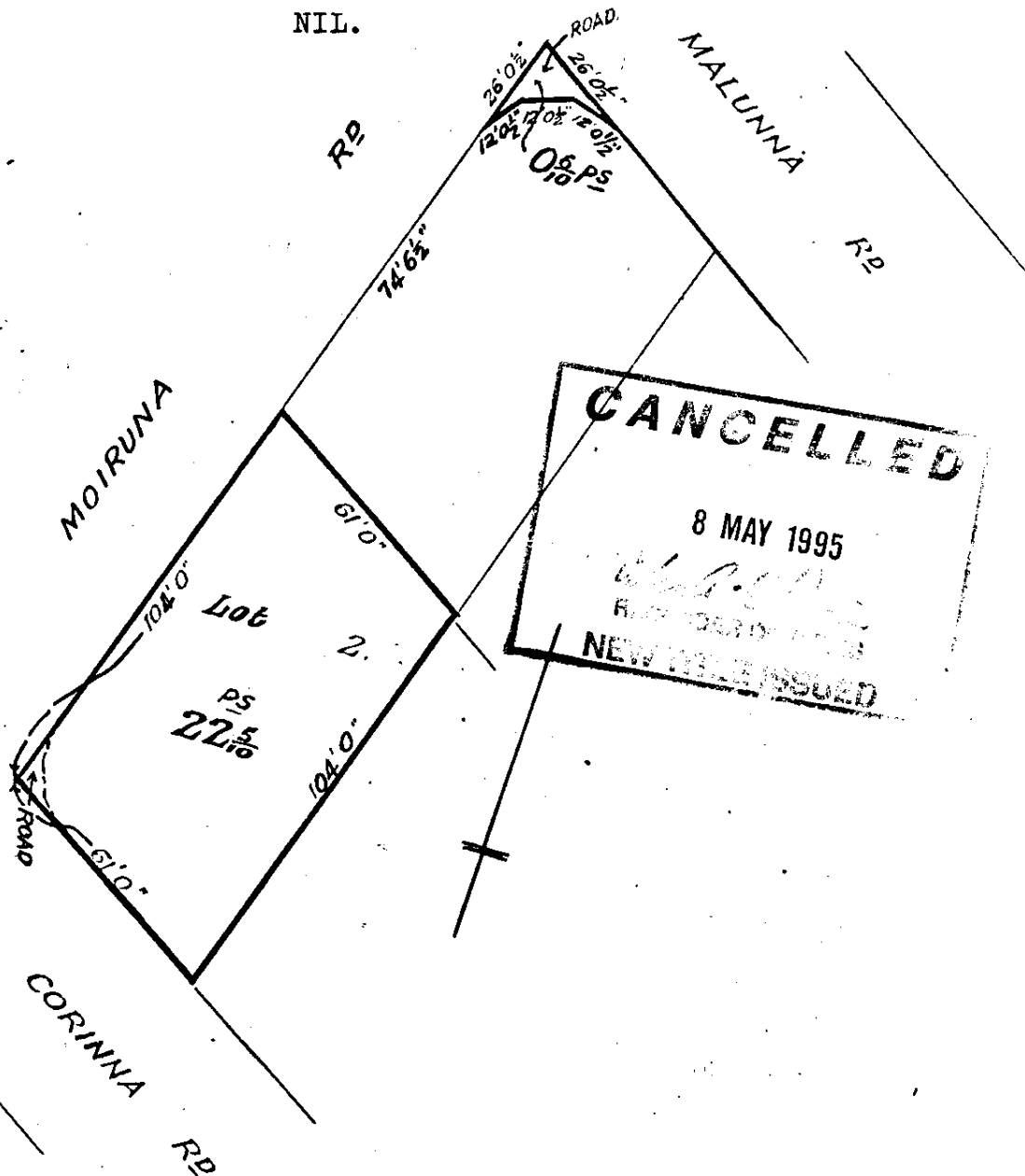
TWENTY TWO PERCHES AND FIVE TENTHS OF A PERCH
and SIX TENTHS OF A PERCH on the Plan hereon

FIRST SCHEDULE (continued overleaf)

JOSEPH FRANCIS MCCARTHY of Lindisfarne, Storekeeper

SECOND SCHEDULE (continued overleaf)

NIL.



THE RECORDER OF TITLES ARE NO LONGER SUBSISTING.

Lot 1 & 2 of this plan consists of all the land comprised in the above-mentioned cancelled folio of the Register.

REGISTERED NUMBER

247350

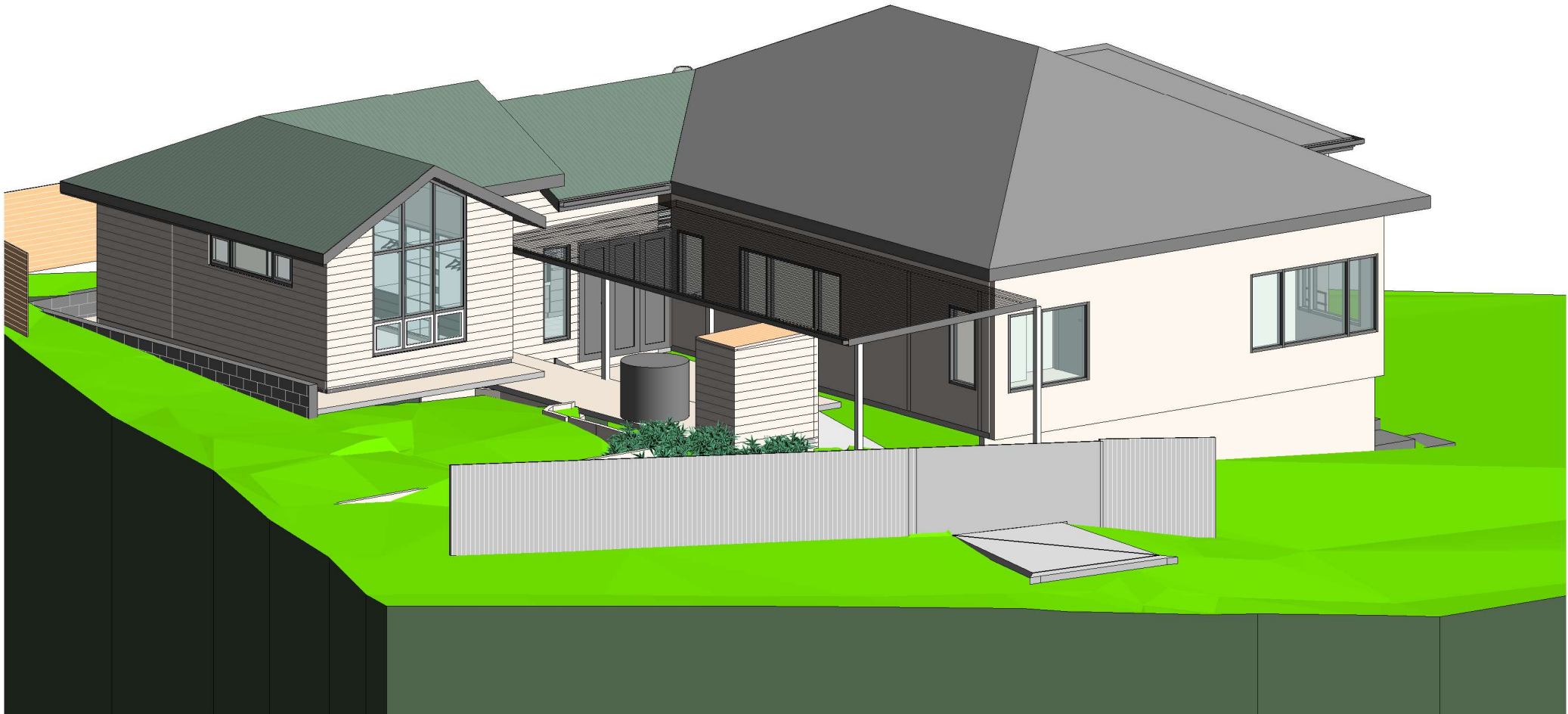
Part of 2,560 Acres. - Gtd. to T.G. Gregson - Meas. in ft. & ins.

FIRST Edition, Registered

16 MAR 1970

214/8D.

Derived from C.T. Vol. 619. Fol. 15. Transfer A127514 P.C. McCarthy & Anr.



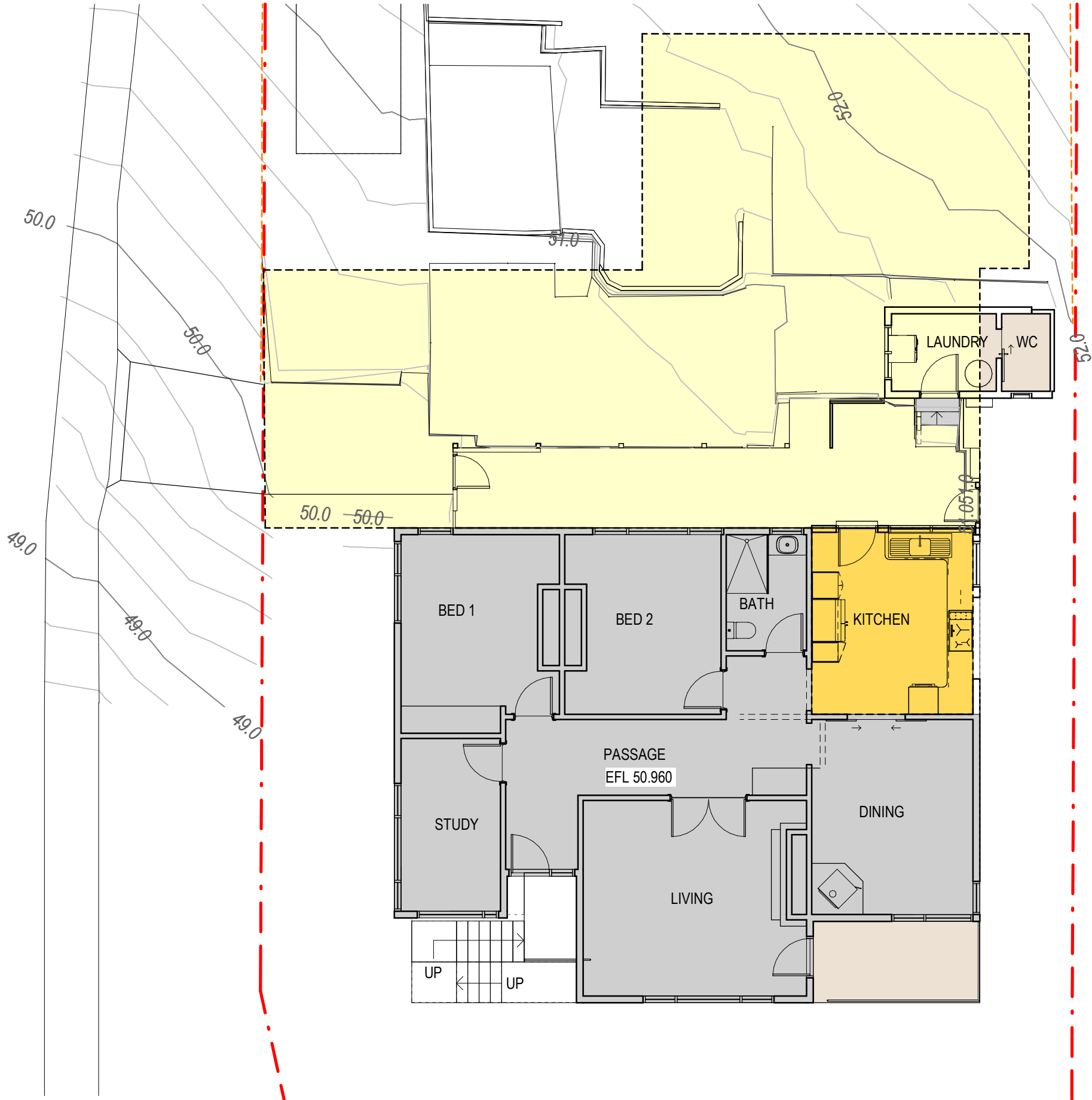
DRAWING LIST

SK000	COVER SHEET	E
SK101	FLOOR PLAN - EXISTING	C
SK200	SITE PLAN - PROPOSED	D
SK201	FLOOR PLAN - PROPOSED	E
SK300	EAST ELEVATION	D
SK301	NORTH ELEVATION	D
SK302	WEST ELEVATION	D
SK350	SECTION EAST	C
SK351	SECTION WEST	C

001.26111 B READ & C RODGERS
ALTERATIONS & ADDITIONS
33 CORINNA ROAD LINDISFARNE TAS 7015

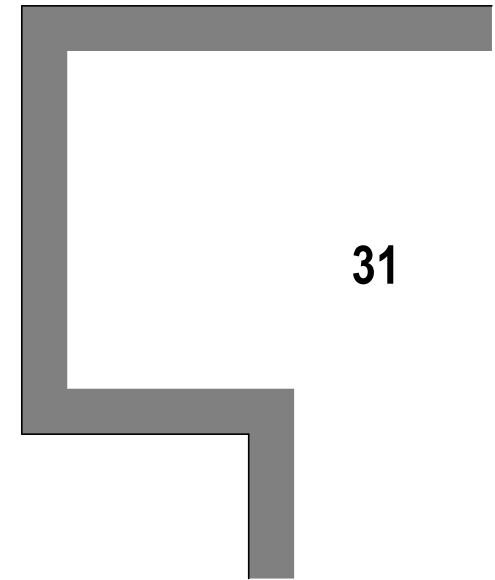
PHILP
LIGHTON
ARCHITECTS
SK000 REVISION: E

MOIRUNNA ROAD



LEGEND

- EXISTING HOUSE
- REFURBISHMENT
- DEMOLISH & PREPARE FOR NEW WORK



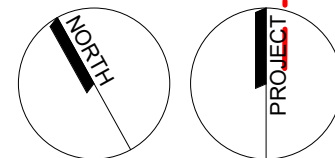
31

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ARCHITECTS**

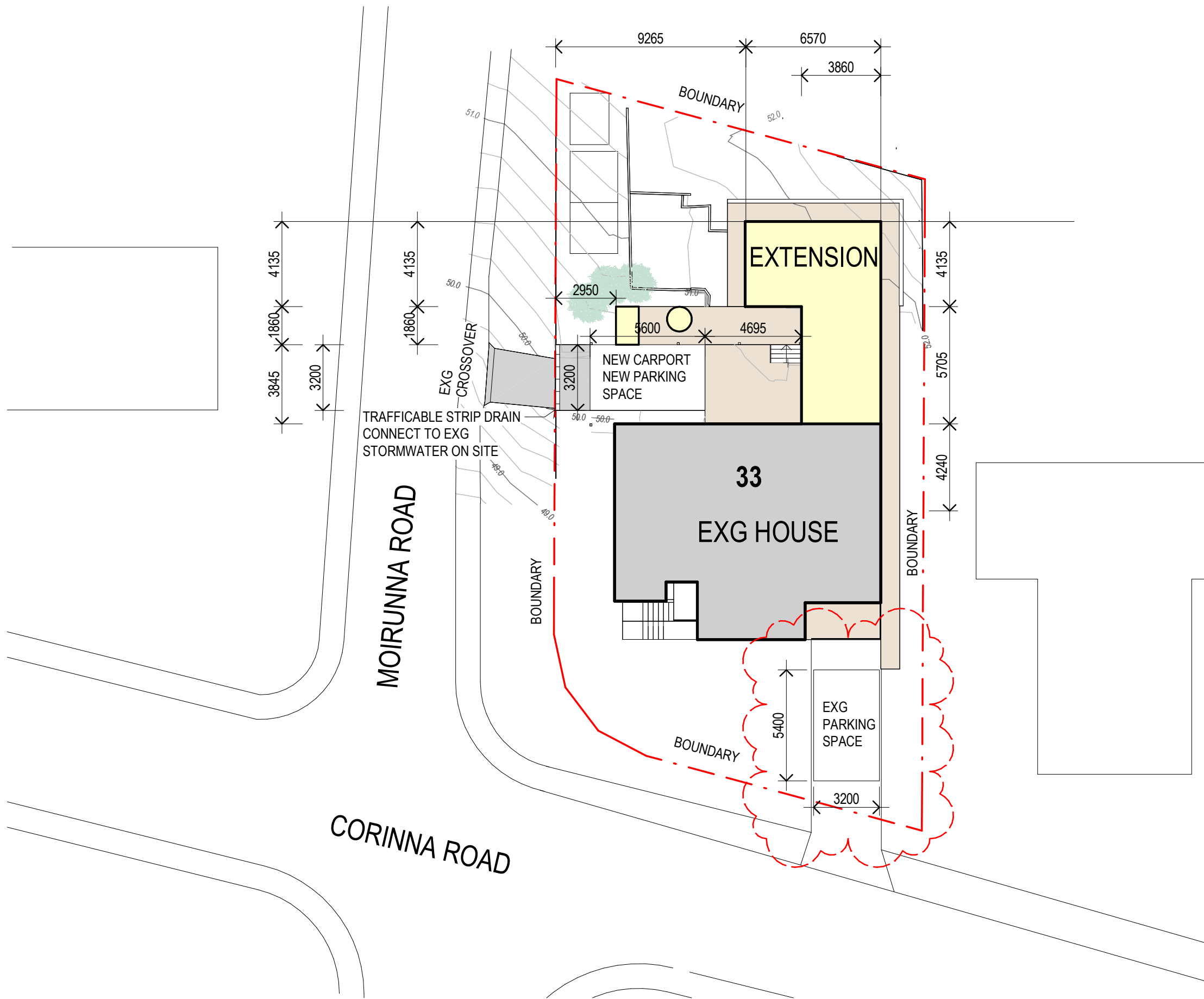
ALTERATIONS & ADDITIONS

CLIENT: **B READ & C RODGERS**
ADDRESS: **33 CORINNA ROAD LINDISFARNE TAS 7015**

Accredited Designers: Anthony Dalglish: 567913835
Peter Gaggin: CC997A
Thomas Floyd: 611728668

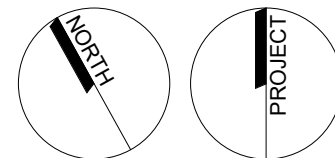


FLOOR PLAN - EXISTING		DRAWING No:	SK101
		PROJECT No:	001.26111
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		DATE: 22.06.26	



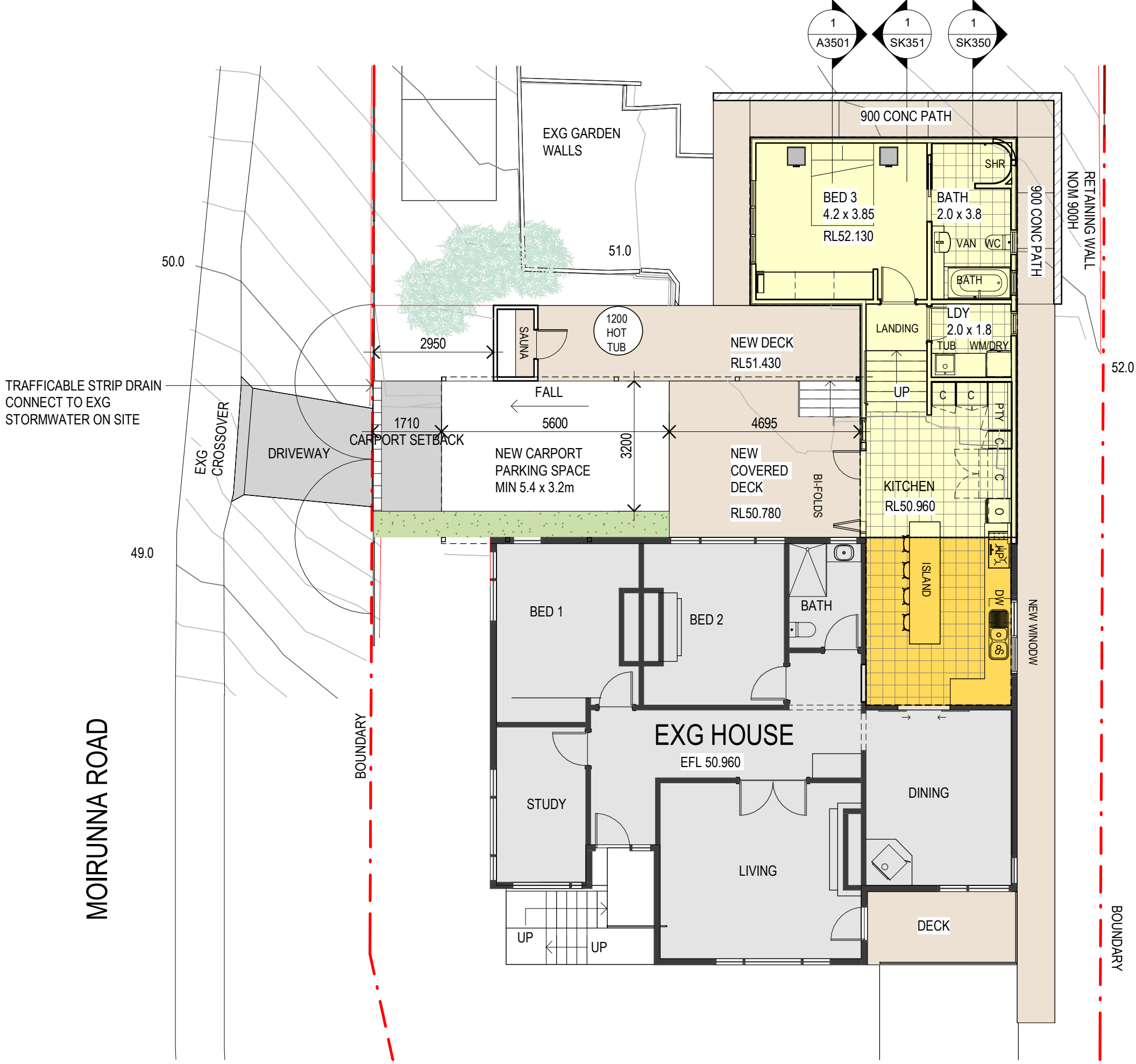
**PHILP
LIGHTON
ARCHITECTS**

ALTERATIONS & ADDITIONS
CLIENT: **B READ & C RODGERS**
ADDRESS: **33 CORINNA ROAD LINDISFARNE TAS 7015**
Accredited Designers: Anthony Dalglish: 567913835
Peter Gaggin: CC997A
Thomas Floyd: 611728668



SITE PLAN - PROPOSED		DRAWING No: SK200
		PROJECT No: 001.26111
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	DATE: 29.07.26	

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LEGEND

EXISTING

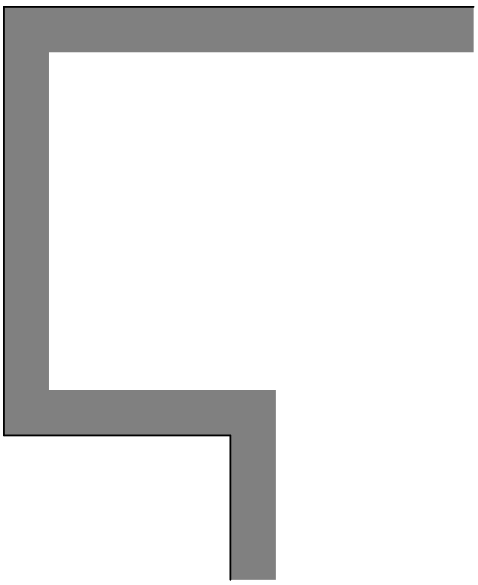
REFURBISHMENT

CONC-01

CONC-02

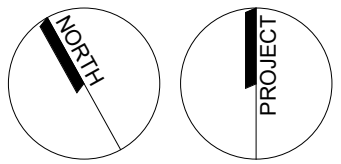
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TILES



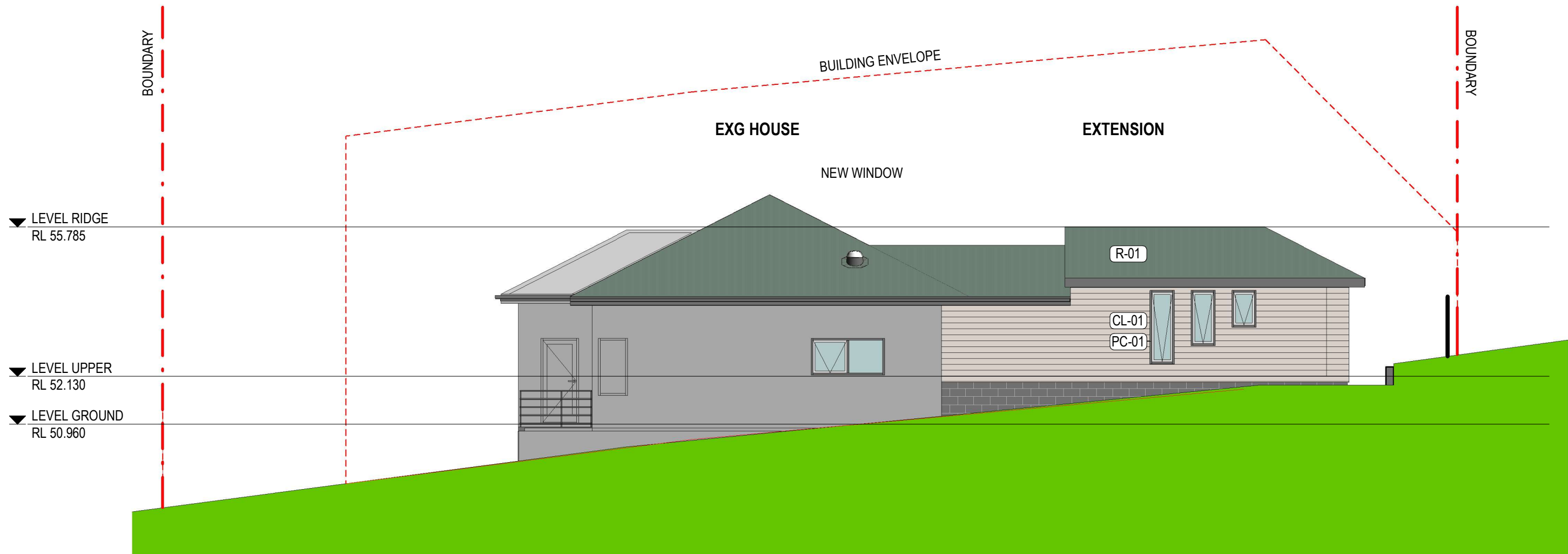
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ALTERATIONS & ADDITIONS
CLIENT: B READ & C RODGERS
ADDRESS: 33 CORINNA ROAD LINDISFARNE TAS 7015
Accredited Designers: Anthony Dalglish: 567913835
Peter Gaggin: CC997A
Thomas Floyd: 611728668



FLOOR PLAN - PROPOSED		DRAWING No:	SK201
		PROJECT No:	001.26111
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	DATE:	29.07.26	

LEGEND	
R-01	COLORBOND CORRUGATE
CL-01	PAINTED WEATHERBOARD
FB-01	FACE BRICK FOUNDATION WALL
PC-01	POWDERCOATED ALUMINIUM



1 EAST ELEVATION
1 : 100

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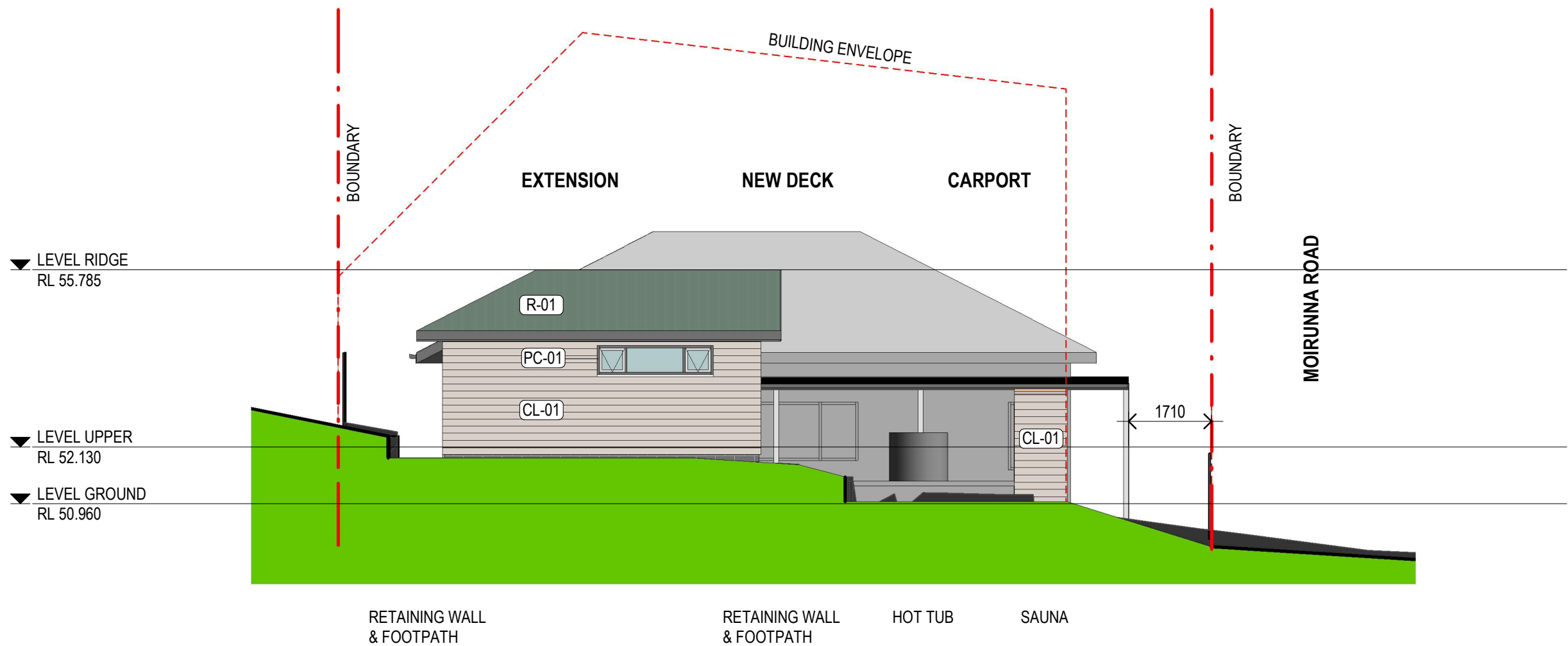
ALTERATIONS & ADDITIONS
CLIENT: B READ & C RODGERS
ADDRESS: 33 CORINNA ROAD LINDISFARNE TAS 7015
Accredited Designers: Anthony Dagleish: 567913835
Peter Gaggin: CC997A
Thomas Floyd: 611728668

EAST ELEVATION		DRAWING No:	SK300
		PROJECT No:	001.26111
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LEGEND

- R-01 COLORBOND CORRUGATE
- CL-01 PAINTED WEATHERBOARD
- FB-01 FACE BRICK FOUNDATION WALL
- PC-01 POWDERCOATED ALUMINIUM



1 NORTH ELEVATION
1 : 100

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ALTERATIONS & ADDITIONS

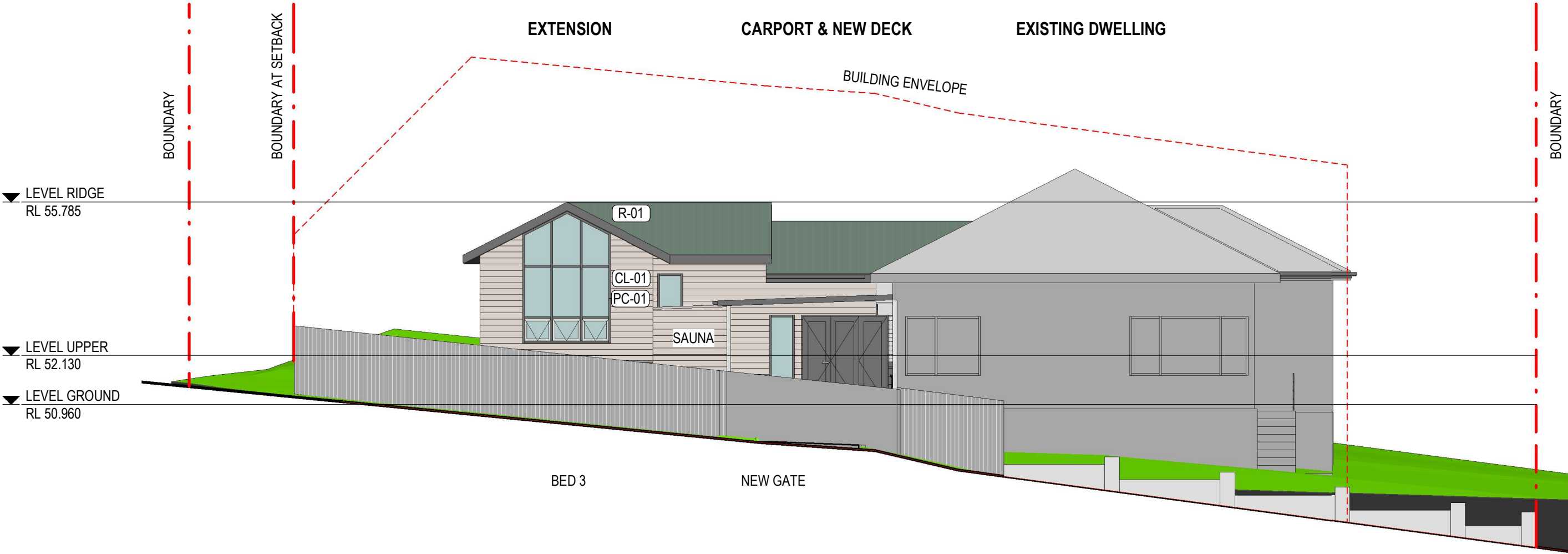
CLIENT: B READ & C RODGERS
ADDRESS: 33 CORINNA ROAD LINDISFARNE TAS 7015

Accredited Designers: Anthony Dalglish: 567913835
Peter Gaggin: CC997A
Thomas Floyd: 611728668

NORTH ELEVATION		DRAWING No: SK301	
		PROJECT No: 001.26111	
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	DATE:	29.07.26	

LEGEND

- R-01 COLORBOND CORRUGATE
- CL-01 PAINTED WEATHERBOARD
- FB-01 FACE BRICK FOUNDATION WALL
- PC-01 POWDERCOATED ALUMINIUM



1 WEST ELEVATION
1 : 100

PHILP
LIGHTON
ARCHITECTS

ALTERATIONS & ADDITIONS
CLIENT: B READ & C RODGERS
ADDRESS: 33 CORINNA ROAD LINDISFARNE TAS 7015
Accredited Designers: Anthony Dalglish: 567913835
Peter Gaggin: CC997A
Thomas Floyd: 611728668

WEST ELEVATION		DRAWING No:	SK302
		PROJECT No:	001.26111
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	DATE:	29.07.26	