

## Details

### LOT/PLAN NUMBER OR CROWN DESCRIPTION

Lot 33 165259

### LOCAL GOVERNMENT (COUNCIL)

West Tamar

### LEGAL DESCRIPTION

165259/33

### COUNCIL PROPERTY NUMBER

Unavailable

### LAND SIZE

948m<sup>2</sup> Approx

### ORIENTATION

Unavailable

### FRONTAGE

Unavailable

### ZONES

General Residential

### OVERLAYS

Natural Assets Code

## PropTrack Property Data

### HOUSE

 3  1  2

## State Electorates

### LEGISLATIVE COUNCIL

Rosevears

### LEGISLATIVE ASSEMBLY

Bass

## Schools

### CLOSEST PRIVATE SCHOOLS

St Anthony's Catholic School (1908 m)  
Launceston Christian School (2475 m)  
Launceston Church Grammar School (2837 m)

### CLOSEST PRIMARY SCHOOLS

Riverside Primary School (1109 m)

### CLOSEST SECONDARY SCHOOLS

Riverside High School (1523 m)

## Council Information - West Tamar

### PHONE

03 6383 6350 (West Tamar Council)

### EMAIL

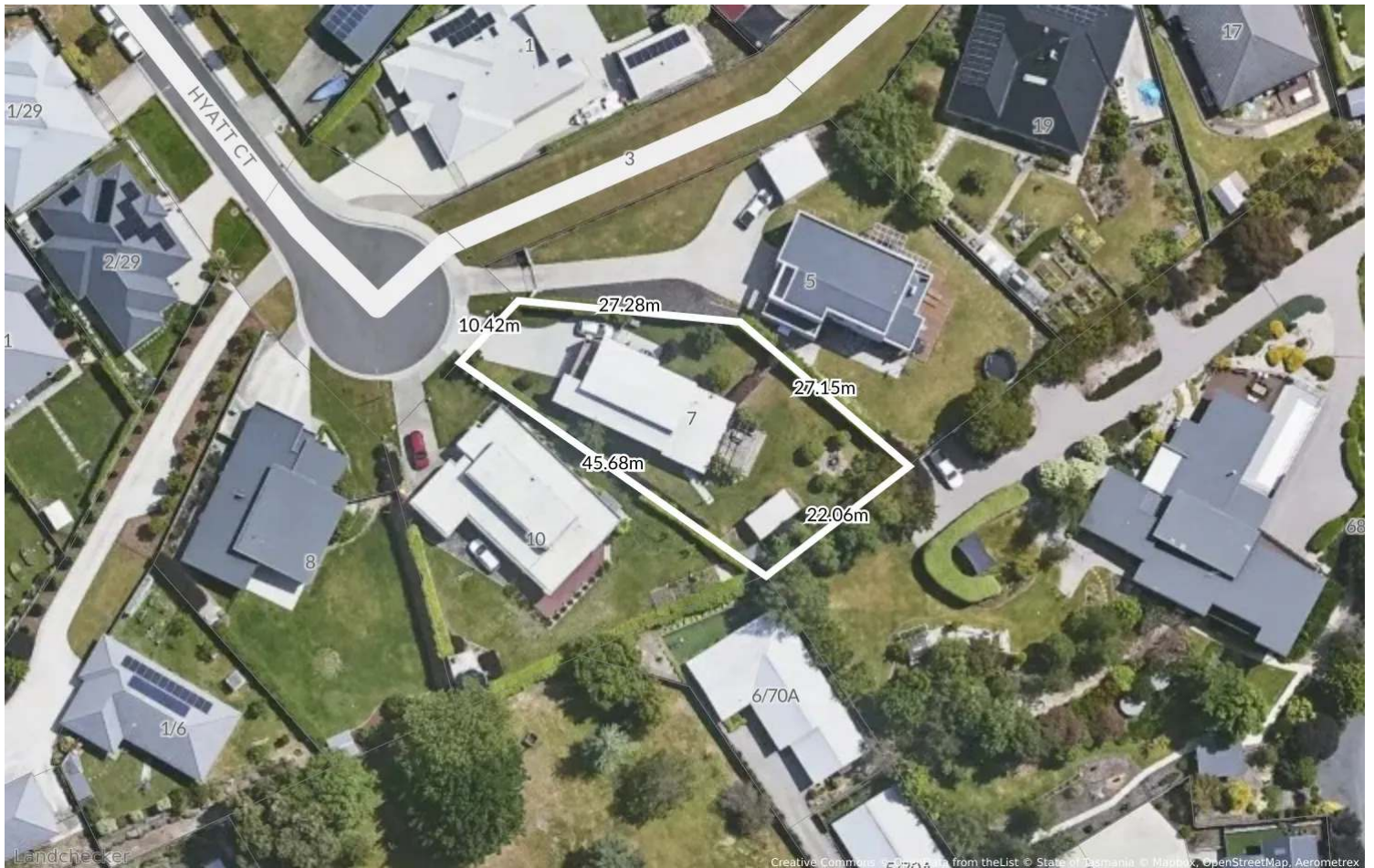
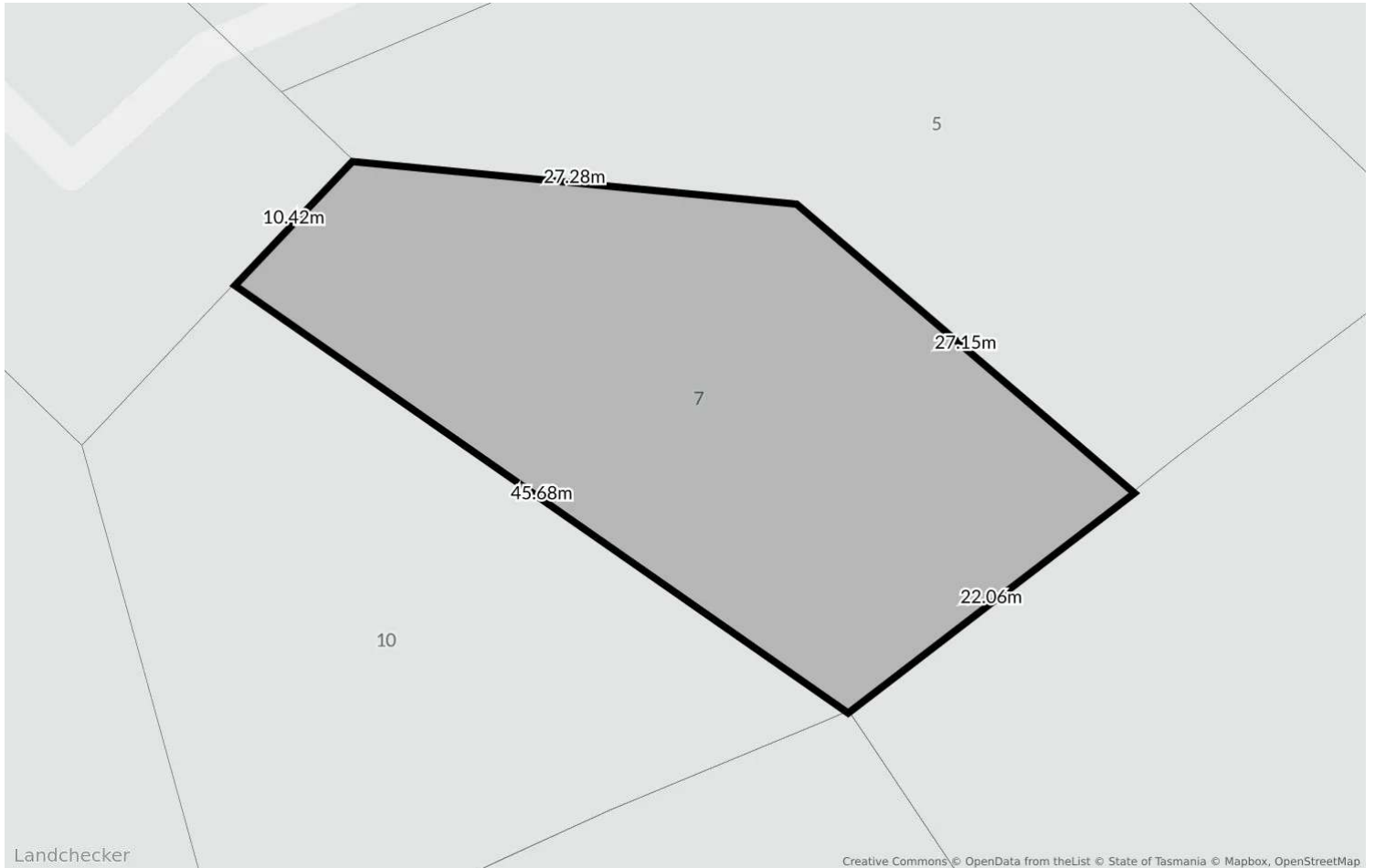
[wtc@wtc.tas.gov.au](mailto:wtc@wtc.tas.gov.au)

### WEBSITE

<http://www.wtc.tas.gov.au>

# SITE DIMENSIONS

7 Hyatt Court, Riverside Tas 7250



# RECENT PLANNING SCHEME AMENDMENTS (LAST 90 DAYS)

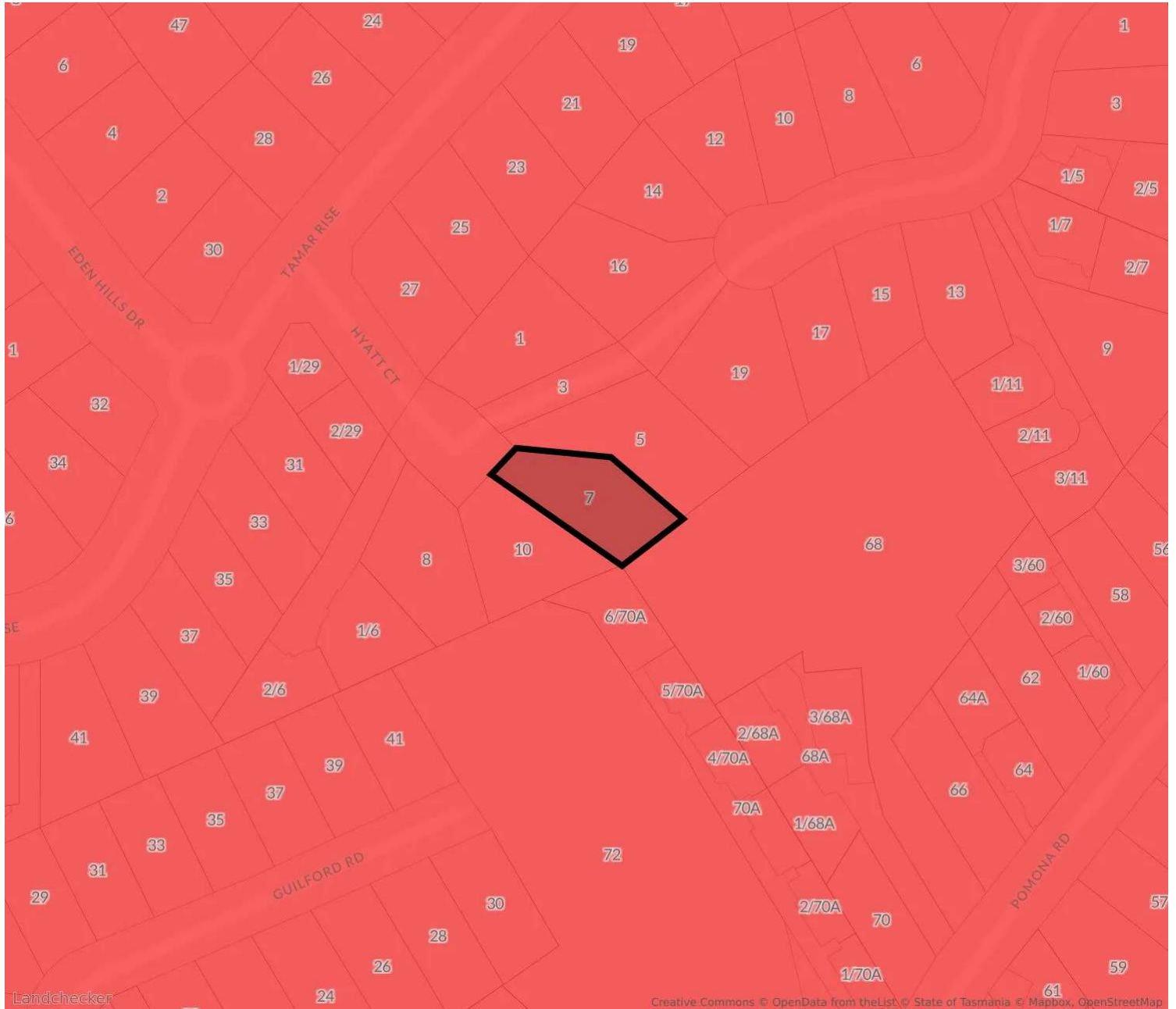
7 Hyatt Court, Riverside Tas 7250

Status	Code	Date	Description
OTHER	AP-WTA-AMD03-24	16/04/2026	The draft amendment proposes to apply the Low Density Residential Zone and Residential Supply and Density Specific Area Plan to land at 11 Upper McEwans Road, Legana. The permit provides for a 3 lot subdivision. Related assessment: AM-WTA-AMD03-24 (substitute amendment) relating to the assessment of the substitute amendment.
OTHER	AM-WTA-AMD03-24 (substitute amendment)	15/04/2026	The draft amendment proposes to apply the Rural Living Zone A to 11 Upper McEwans Road, Legana and remove the WTA-S3.0 Residential Supply and Density Specific Area Plan from part of the site and insert site-specific qualifications WTA-11.2, WTA 11.3 and WTA 11.4. Related assessment: AP-WTA-AMD03-24 relating to the initial assessment of the draft amendment.

# PROPOSED PLANNING SCHEME AMENDMENTS

7 Hyatt Court, Riverside Tas 7250

No proposed planning scheme amendments for this property

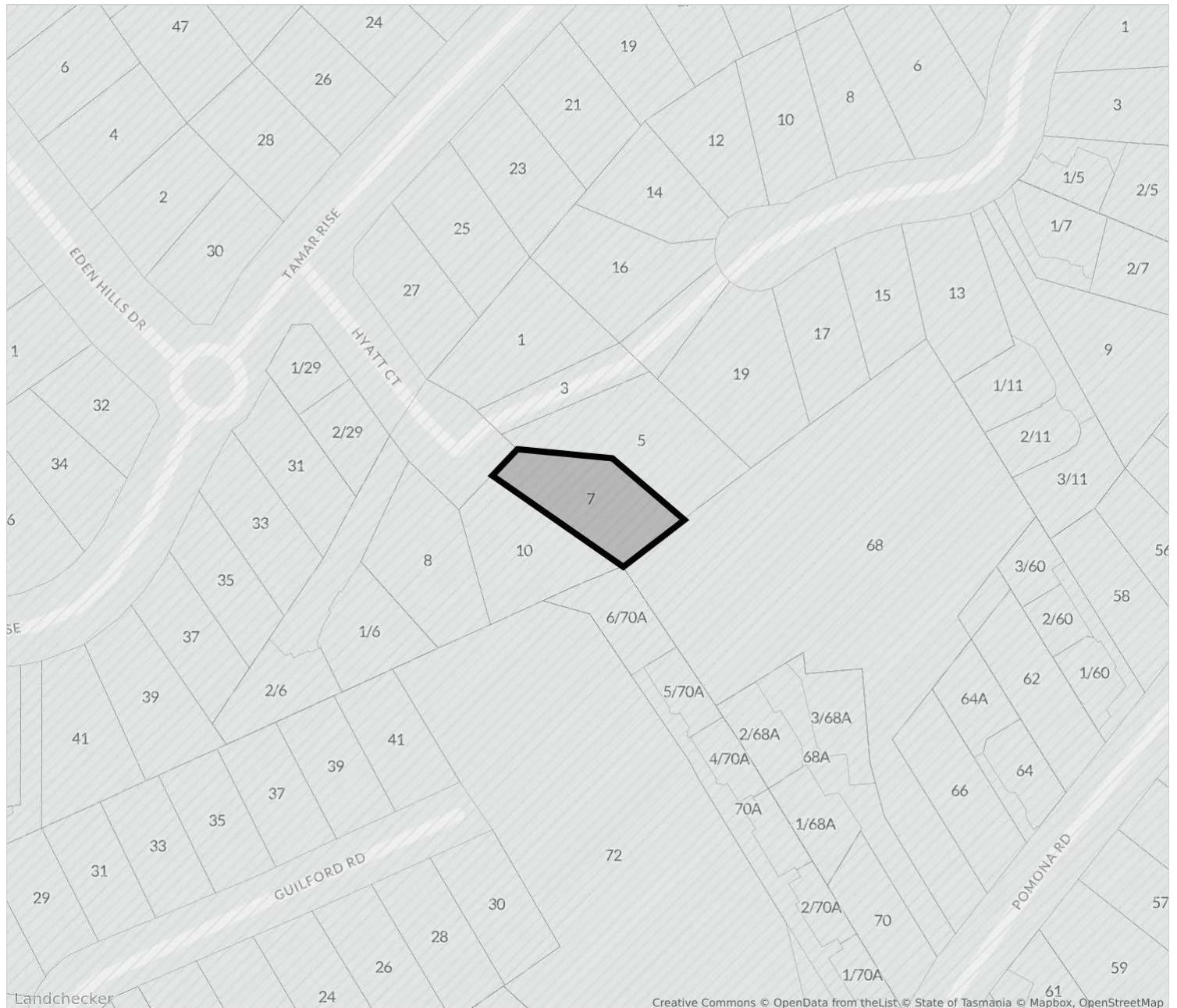


**8.0 - General Residential**

To provide for residential use or development that accommodates a range of dwelling types where full infrastructure services are available or can be provided. To provide for the efficient utilisation of available social, transport and other service infrastructure. To provide for non-residential use that: (a) primarily serves the local community; and (b) does not cause an unreasonable loss of amenity through scale, intensity, noise, activity outside of business hours, traffic generation and movement, or other off site impacts. To provide for Visitor Accommodation that is compatible with residential character.

TPS General Residential Zone

For confirmation and detailed advice about this planning zone, please contact WEST TAMAR council on 03 6383 6350.



**C7.0 - Natural Assets Code**

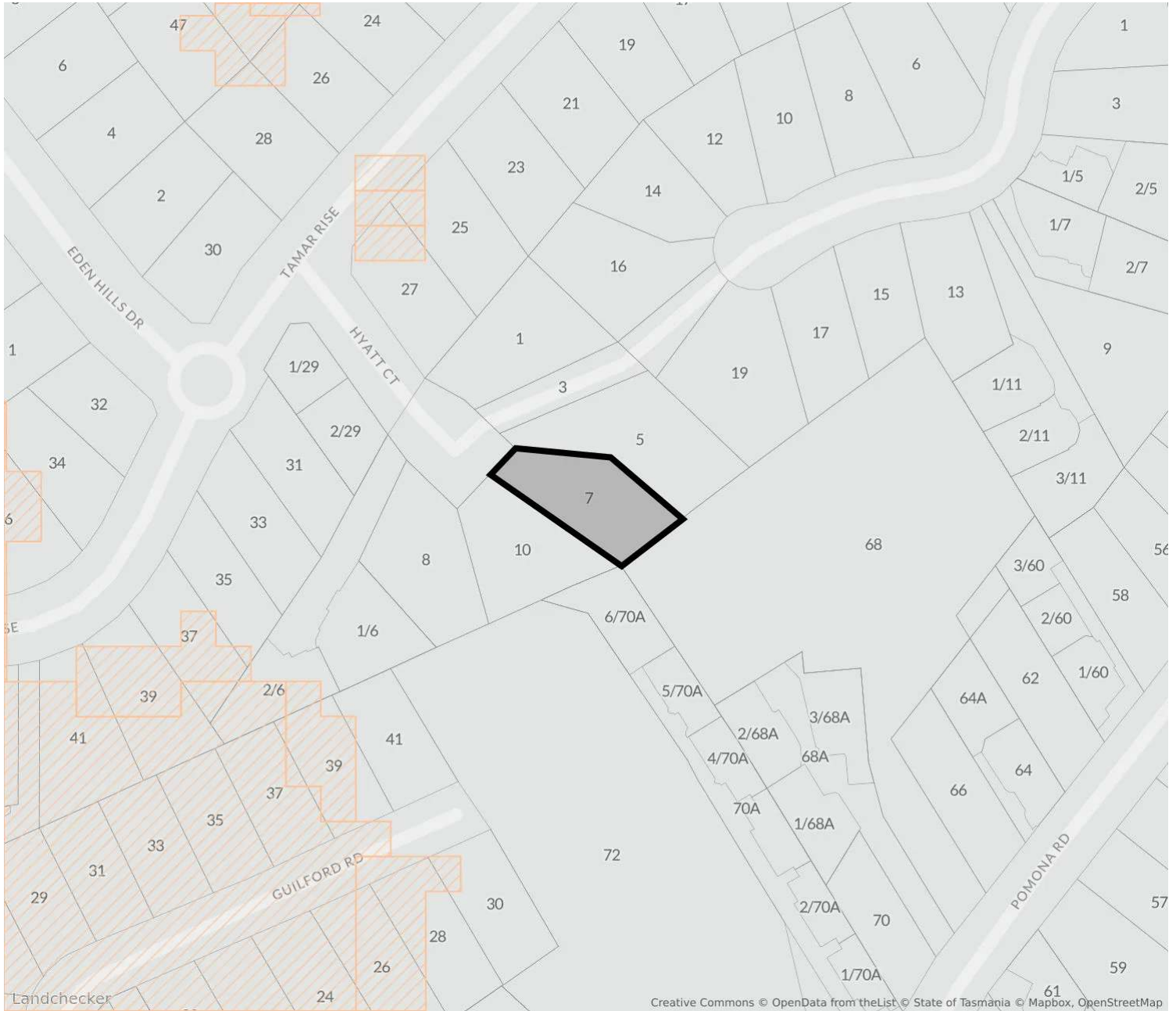
To minimise impacts on water quality, natural assets including native riparian vegetation, river condition and the natural ecological function of watercourses, wetlands and lakes. To minimise impacts on coastal and foreshore assets, native littoral vegetation, natural coastal processes and the natural ecological function of the coast. To protect vulnerable coastal areas to enable natural processes to continue to occur, including the landward transgression of sand dunes, wetlands, saltmarshes and other sensitive coastal habitats due to sea-level rise. To minimise impacts on identified priority vegetation. To manage impacts on threatened fauna species by minimising clearance of significant habitat.

TPS Natural Assets Code

For confirmation and detailed advice about this planning overlay, please contact WEST TAMAR council on 03 6383 6350.

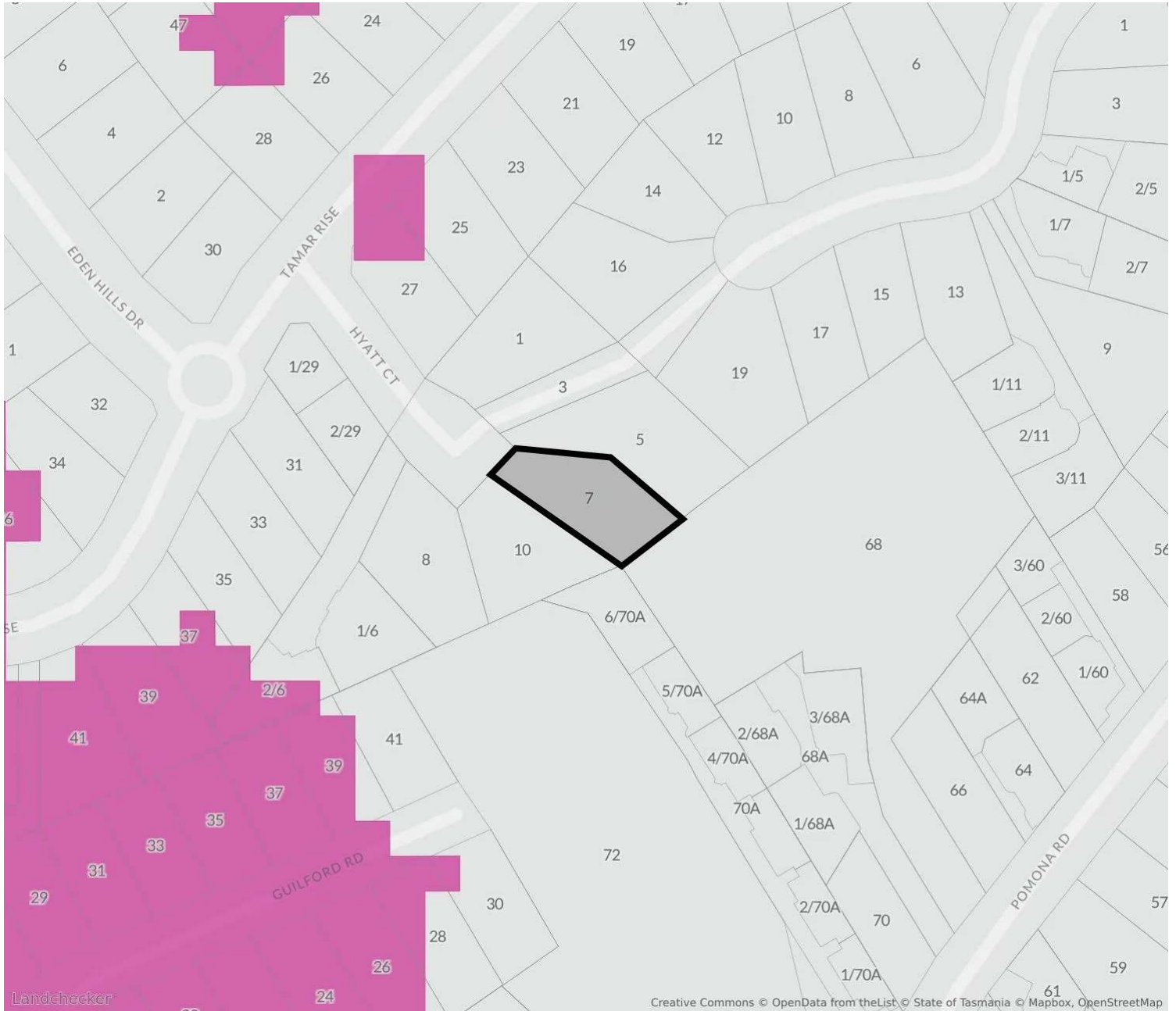
# NEARBY OVERLAYS

7 Hyatt Court, Riverside Tas 7250



## LANDSLIP HAZARD CODE

For confirmation and detailed advice about this planning overlay, please contact WEST TAMAR council on 03 6383 6350.



**Landslide Prone Area**

This property is not within a zone classified as a landslide prone area.

For confirmation and detailed advice about this landslide prone area, please contact the relevant source authority.

Source Authority	Status	Type	Last Updated
Land Information System Tasmania 120.LDS	Unaffected	State	29/12/2025
Land Information System Tasmania C15.0	Unaffected	State	29/12/2025



No planning permit data available for this property.

# NEARBY PLANNING PERMITS

7 Hyatt Court, Riverside Tas 7250



No planning permit data available for nearby properties.



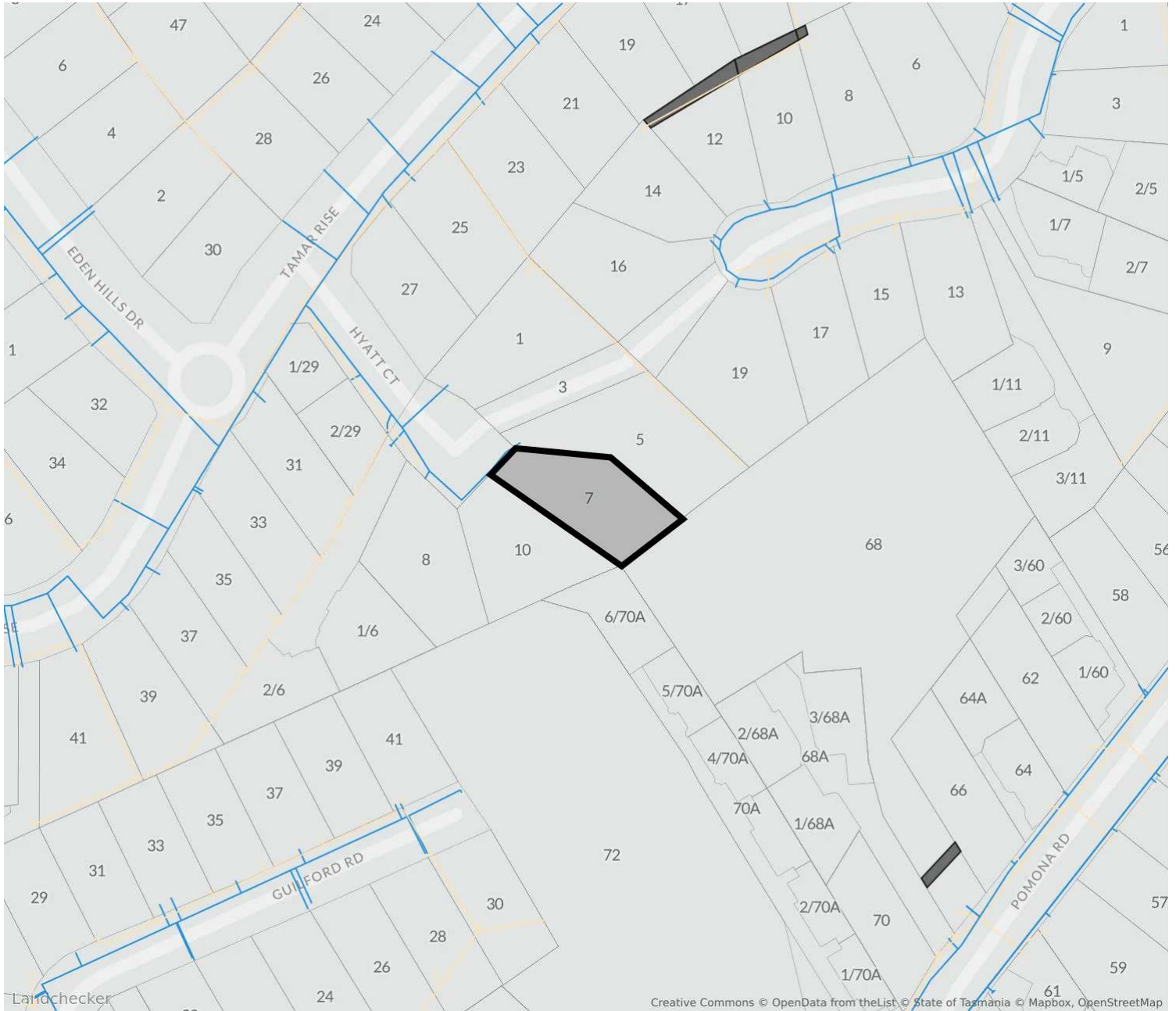
- Water**  
Tas Water
- Sewer**  
Tas Water

The easement(s) displayed is indicative only and may represent a subset of the total easements.

For confirmation and detailed advice about the easement(s) on this property, please contact the relevant source authority.

# NEARBY EASEMENTS

7 Hyatt Court, Riverside Tas 7250



- **Water**  
Tas Water
- **Sewer**  
Tas Water
- **Others**  
Department of Natural Resources and Environment Tasmania

The easement(s) displayed is indicative only and may represent a subset of the total easements.

For confirmation and detailed advice about the easement(s) nearby this property, please contact the relevant source authority.

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