

## Details

### LOT/PLAN NUMBER OR CROWN DESCRIPTION

Lot 3 149234

### ORIENTATION

North

### LOCAL GOVERNMENT (COUNCIL)

Launceston

### FRONTAGE

18.05m Approx

### LEGAL DESCRIPTION

149234/3

### ZONES

GENERAL RESIDENTIAL - General Residential

### COUNCIL PROPERTY NUMBER

Unavailable

### OVERLAYS

SAFEGUARDING OF AIRPORTS CODE - Safeguarding Of Airports Code  
NATURAL ASSETS CODE - Natural Assets Code

### LAND SIZE

599m<sup>2</sup> Approx

## PropTrack Property Data

### HOUSE

 4  2  2

## PropTrack Sale Events

### SALE HISTORY

\$360,000 13/02/2009

## State Electorates

### LEGISLATIVE COUNCIL

Launceston

### LEGISLATIVE ASSEMBLY

Bass

## Schools

### CLOSEST PRIVATE SCHOOLS

Oakwood School - Launceston Campus (3433 m)  
Scotch Oakburn College (3708 m)  
St Patrick's College (3133 m)

### CLOSEST PRIMARY SCHOOLS

Youngtown Primary School (88 m)

### CLOSEST SECONDARY SCHOOLS

Kings Meadows High School (948 m)

## Council Information - Launceston

### PHONE

03 6323 3000 (City of Launceston)

### EMAIL

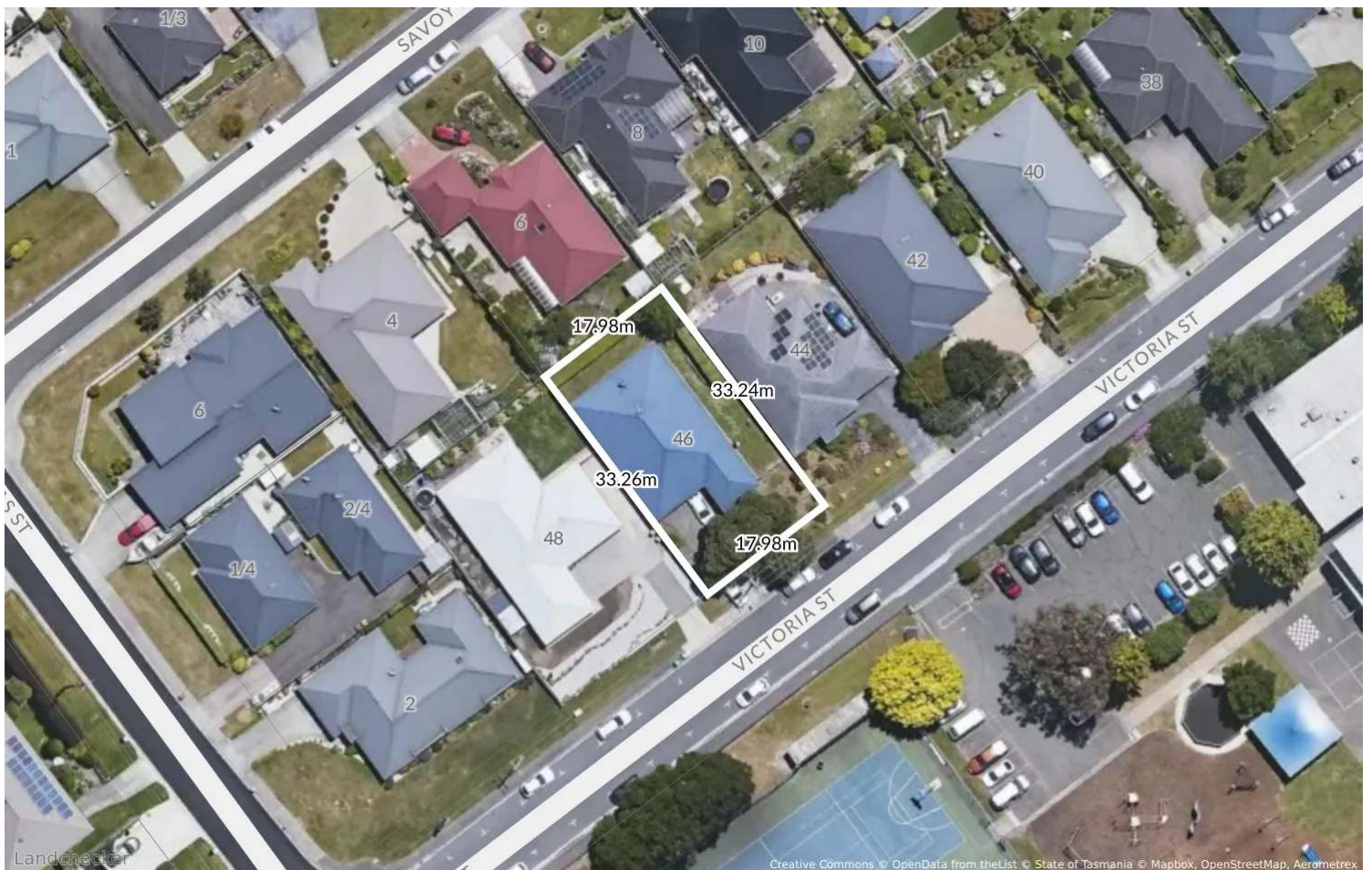
[council@launceston.tas.gov.au](mailto:council@launceston.tas.gov.au)

### WEBSITE

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

# SITE DIMENSIONS

46 Victoria Street, Youngtown Tas 7249



# RECENT PLANNING SCHEME AMENDMENTS (LAST 90 DAYS)

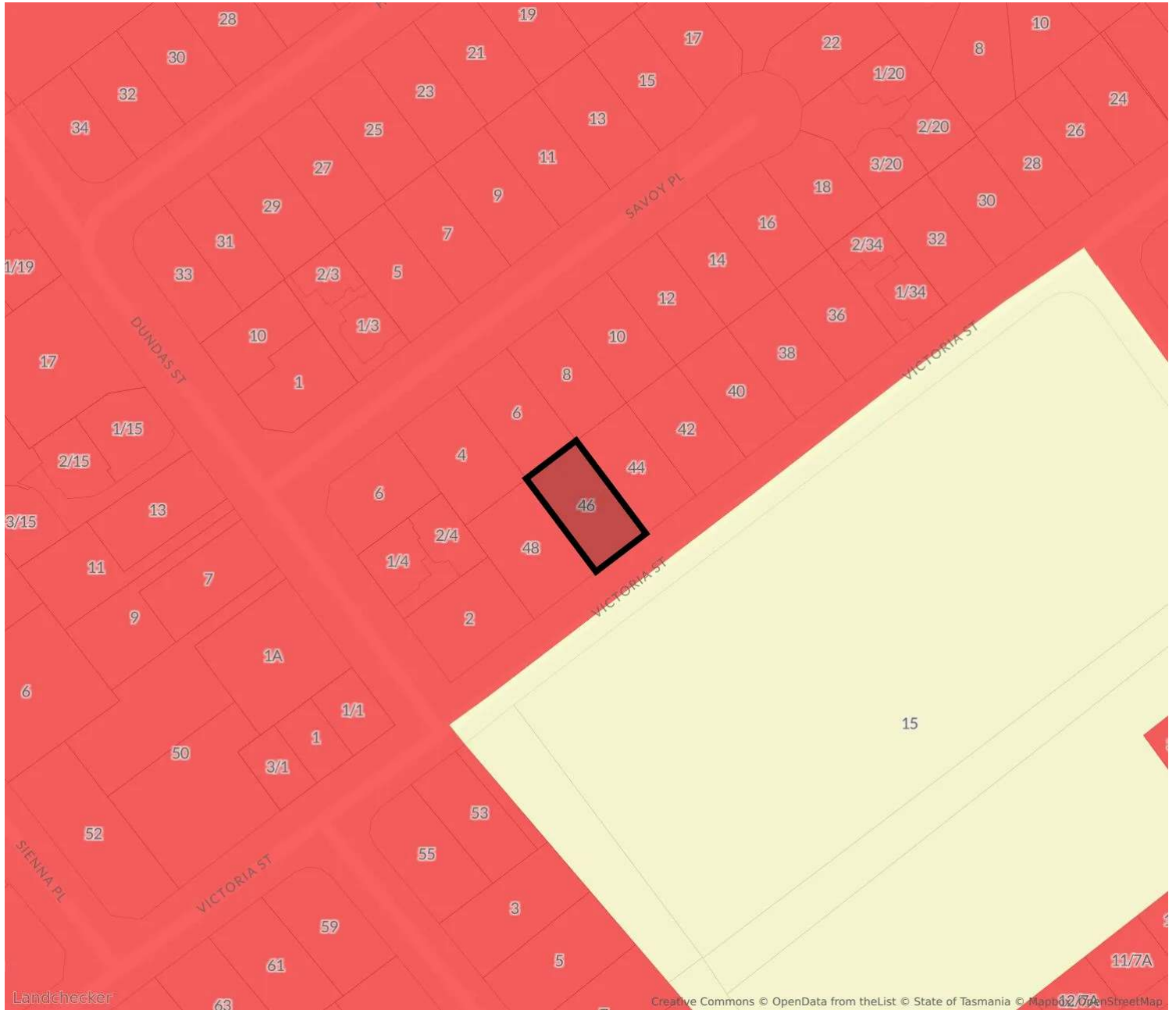
46 Victoria Street, Youngtown Tas 7249

Status	Code	Date	Description
OTHER	AM-LAU-PSA- LLPO014	16/12/2025	The draft amendment proposes to apply the Low Density Residential Zone to part of 30 Merino Street, Kings Meadows and apply the Natural Assets Code - priority vegetation overlay to part of the site.

# PROPOSED PLANNING SCHEME AMENDMENTS

46 Victoria Street, Youngtown Tas 7249

Status	Code	Date	Description
PROPOSED	AM-LAU-PSA-LLPO030	15/12/2025	The draft amendment proposes to apply the Rural Zone to 43 Los Angelos Road, Swan Bay (also known as 729-739 John Lees Drive, Dilston) folio of the register 165889/1.
PROPOSED	AP-LAU-PSA-LLPO011	12/12/2025	The draft amendment proposes to insert a new site specific qualification to allow the General Retail and Hire Use Class as Discretionary with the qualification 'a supermarket up to 1,000m <sup>2</sup> in size' in the Light Industrial Zone at 10 Dolerite Drive, Kings Meadows.The permit provides for a supermarket.
PROPOSED	AP-LAU-PSA-LLPO028	04/12/2025	The draft amendment proposes to insert a new site specific qualification to allow for Hospital Services as a discretionary use in the Commercial Zone at 217-229 Wellington Street, Launceston.The permit provides for a private hospital at 213-215 and 217-229 Wellington Street, Launceston.
PROPOSED	AP-LAU-PSA-LLPO021	03/12/2025	The draft amendment proposes to rezone 40768 Tasman Highway, Waverley and the adjoining casement title from Rural to Rural Living.The permit provides for a 23 lot subdivision and new road.



**8.0 - General Residential**

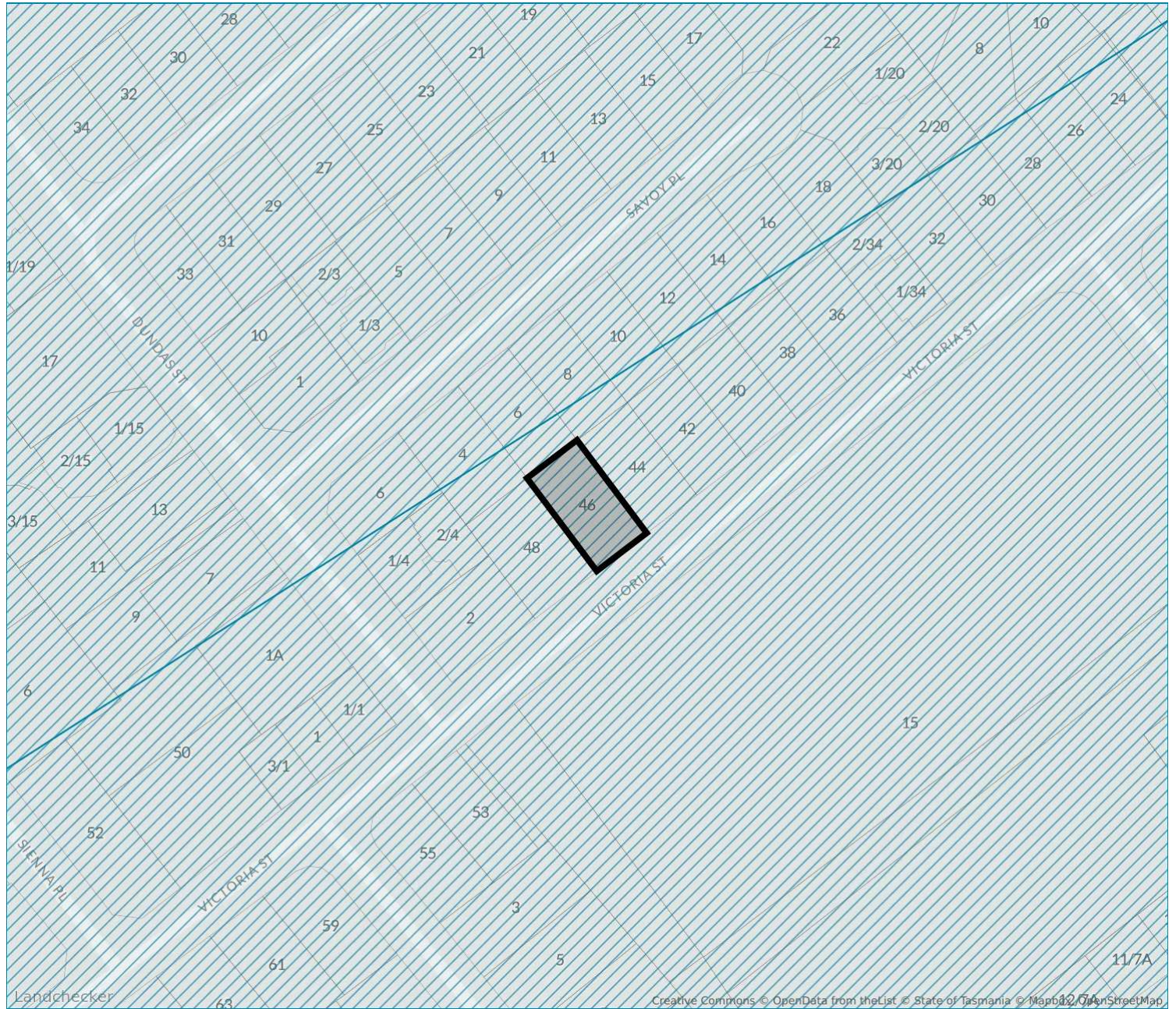
To provide for residential use or development that accommodates a range of dwelling types where full infrastructure services are available or can be provided. To provide for the efficient utilisation of available social, transport and other service infrastructure. To provide for non-residential use that: (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 LAUNCESTON council on 03 6323 3000.

**Other nearby planning zones**

**COMMUNITY PURPOSE**

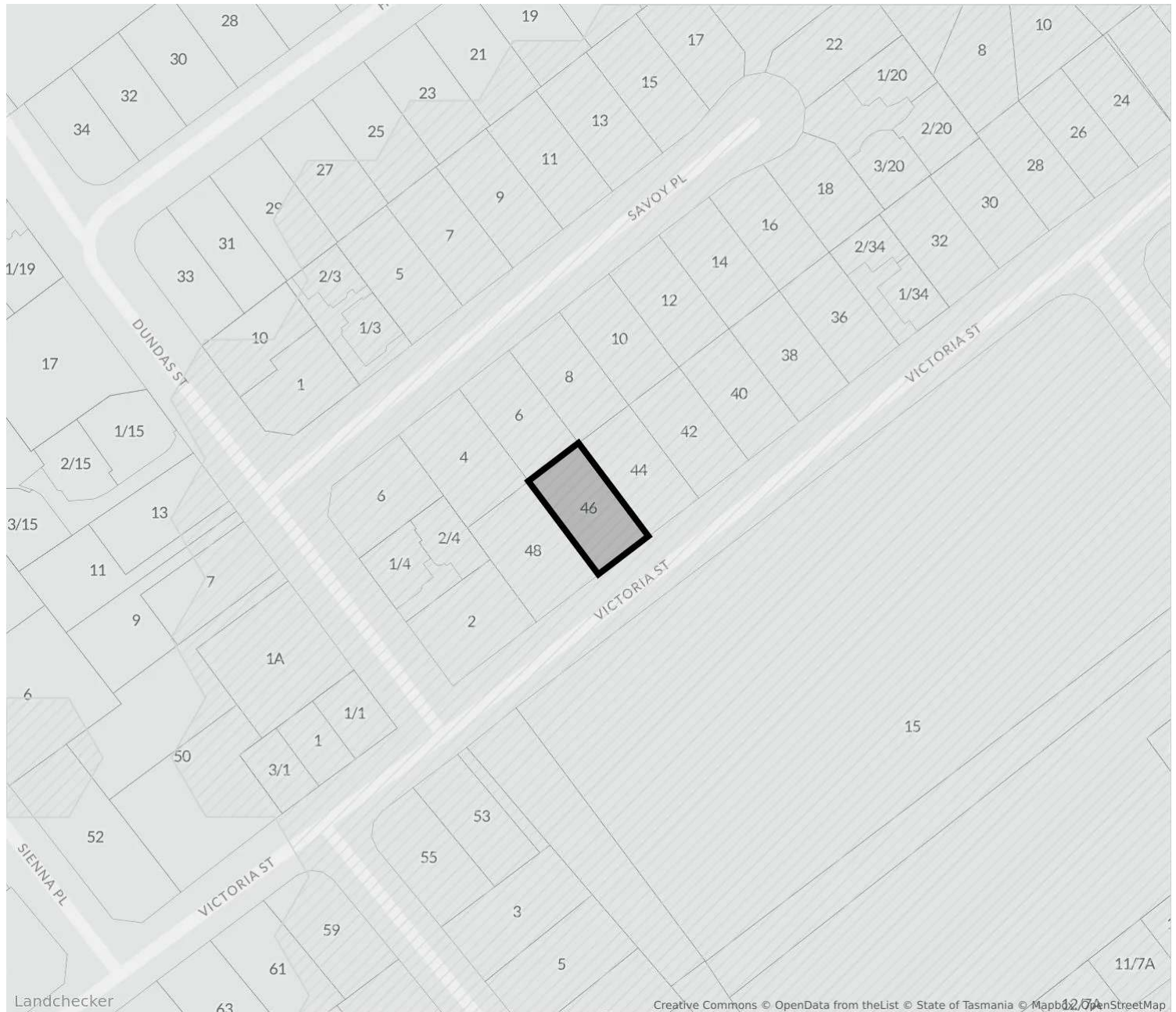


**C16.0 - Safeguarding Of Airports Code**

To safeguard the operation of airports from incompatible use or development.  
 To provide for use and development that is compatible with the operation of airports in accordance with the appropriate future airport noise exposure patterns and with safe air navigation for aircraft approaching and departing an airport.

TPS Safeguarding Of Airports Code

For confirmation and detailed advice about this planning overlay, please contact LAUNCESTON council on 03 6323 3000.



**C7.0 - Natural Assets Code**

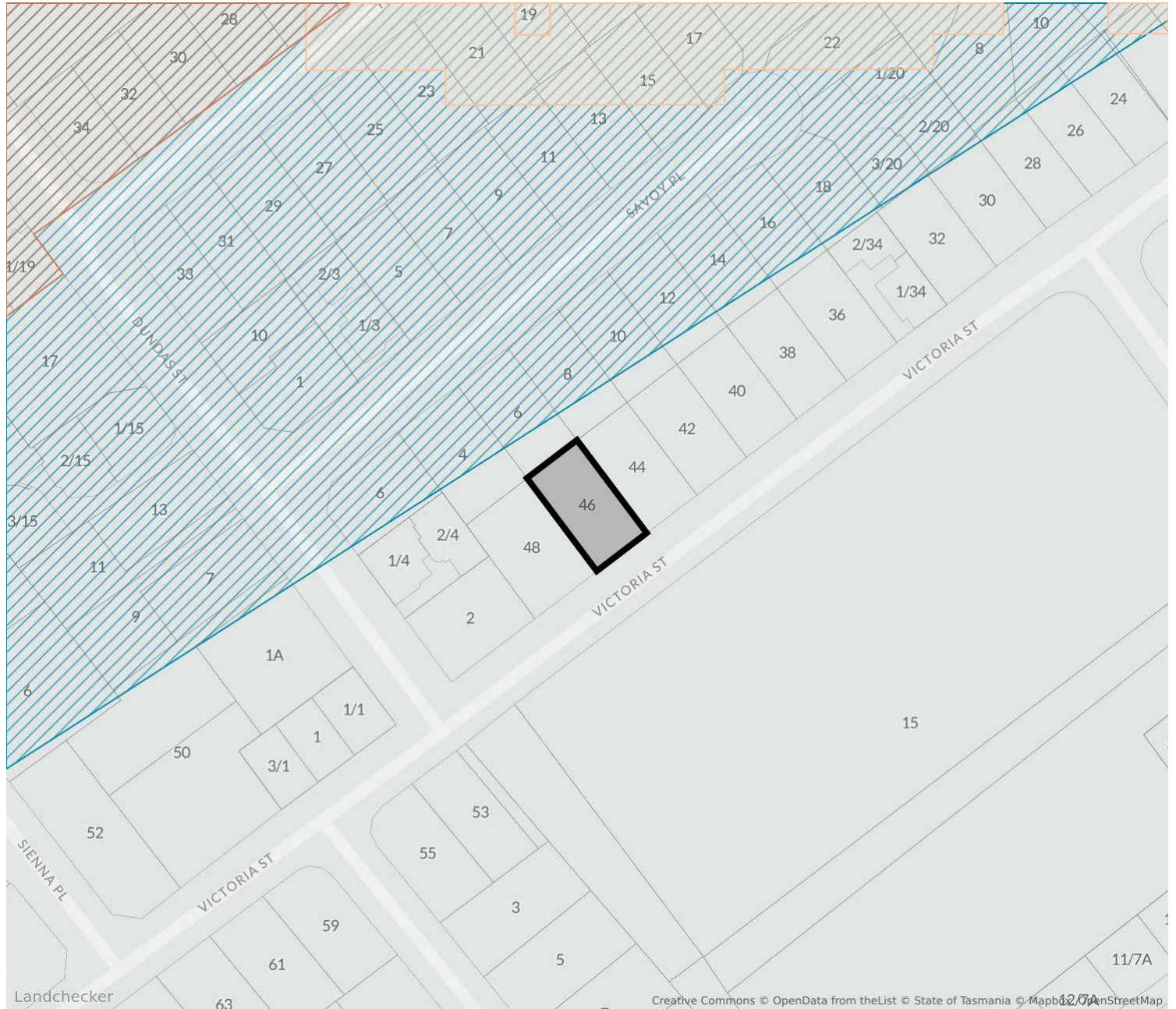
To minimise impacts on water quality, natural assets including native riparian vegetation, river condition and the natural ecological function of watercourses, wetlands and lakes. To minimise impacts on coastal and foreshore assets, native littoral vegetation, natural coastal processes and the natural 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 LAUNCESTON council on 03 6323 3000.

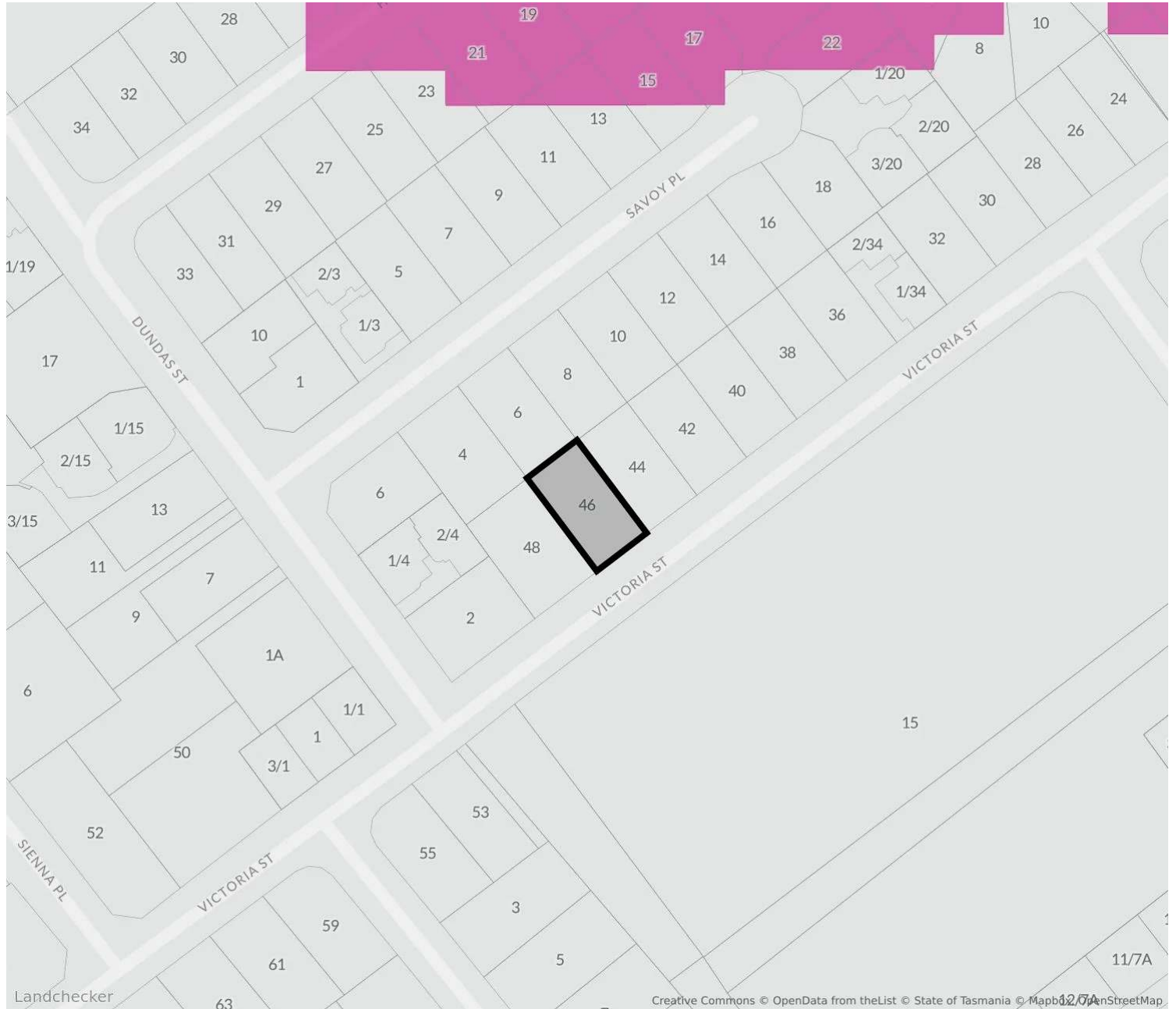
# NEARBY OVERLAYS

46 Victoria Street, Youngtown Tas 7249



-  BUSHFIRE-PRONE AREAS CODE
-  LANDSLIP HAZARD CODE
-  SAFEGUARDING OF AIRPORTS CODE

For confirmation and detailed advice about this planning overlay, please contact LAUNCESTON council on 03 6323 3000.

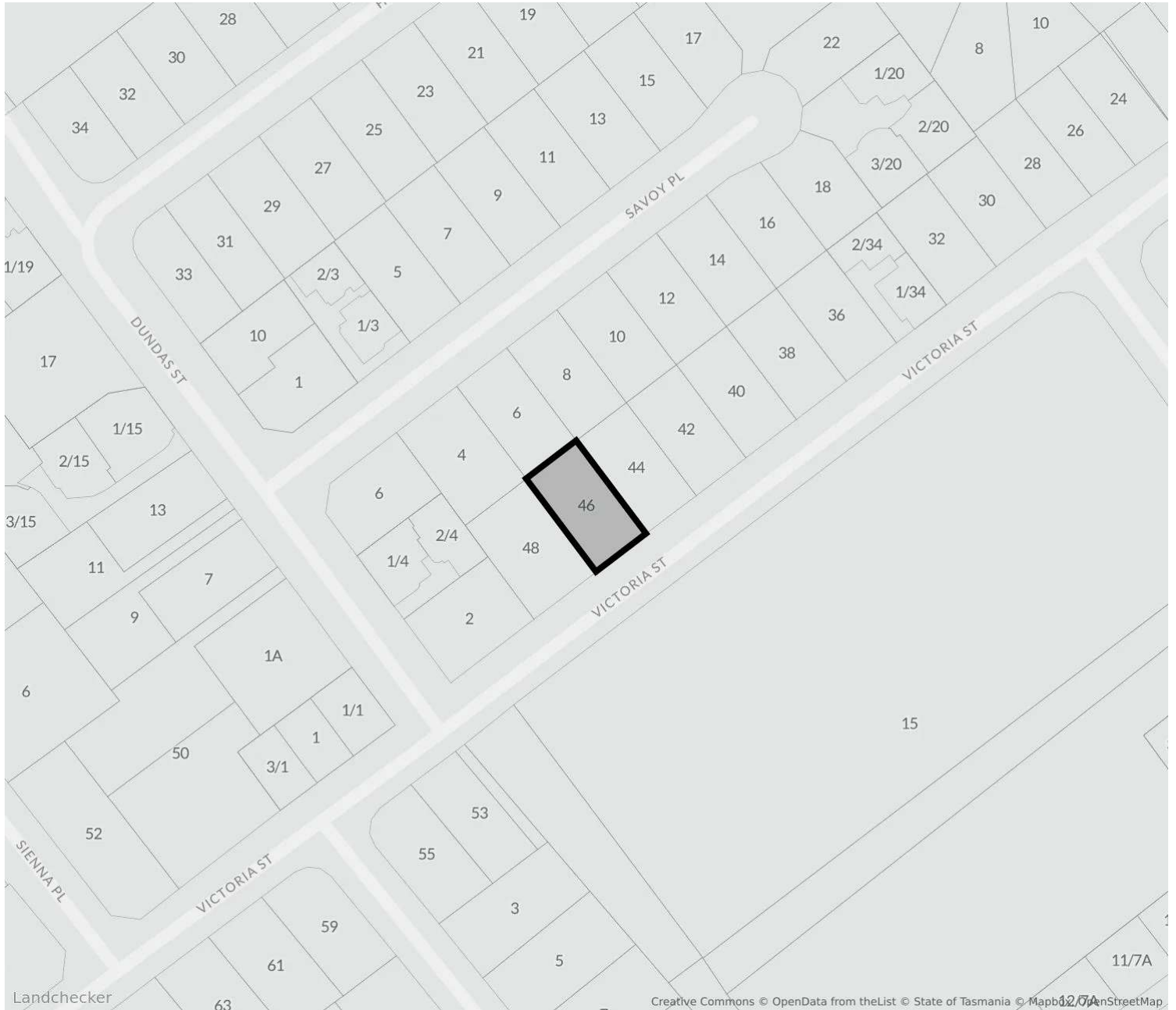


**Landslide Prone Area**

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 Acid Sulfate

This property has no coverage.

For confirmation and detailed advice about acid sulfate soil management requirements, please contact the relevant source authority.



## Not A Mine Subsidence Area

This property has no coverage.

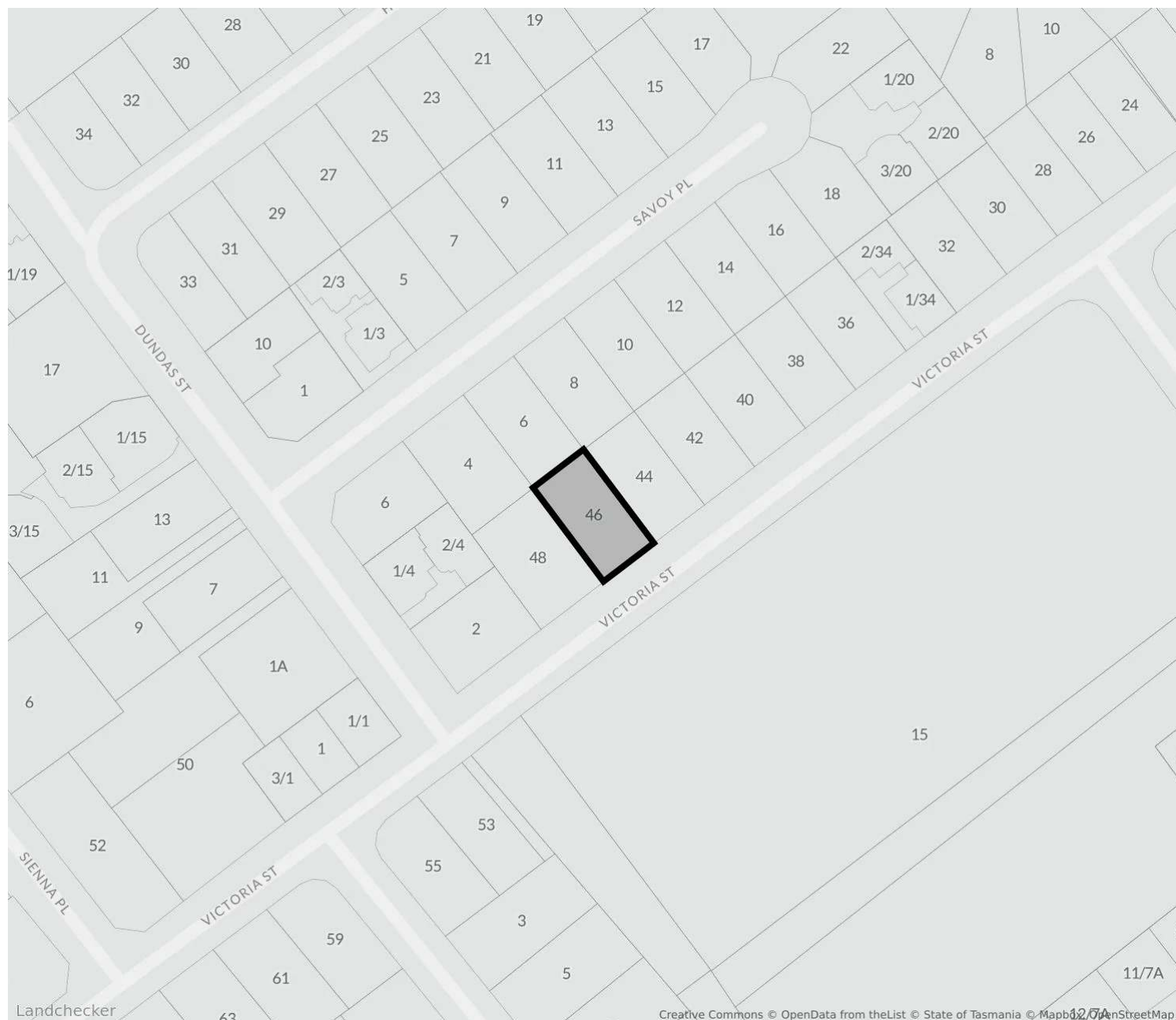
For confirmation and detailed advice about mine subsidence requirements, please contact the relevant source authority.



No planning permit data available for this property.

# NEARBY PLANNING PERMITS

46 Victoria Street, Youngtown Tas 7249



Status	Code	Date	Address	Description
OTHER	DA0523/2025	Received 24/11/2025	<u>17 Savoy Place, Youngtown</u>	Residential - construction of alterations and additions to a dwelling.
OTHER	DA0258/2025	Received 17/06/2025	<u>5 Dundas Street, Youngtown</u>	Residential - construction of twelve dwellings on future lots 39, 40, 41 and 42.
OTHER	DA0085/2025	Received 27/02/2025	<u>2/4 Dundas Street, Youngtown</u>	Visitor accommodation - change of use to short-term accommodation.

For confirmation and detailed advice about this planning permits, please contact LAUNCESTON council on 03 6323 3000.



# NEARBY EASEMENTS

46 Victoria Street, Youngtown Tas 7249



**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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