

## Details

### LOT/PLAN NUMBER OR CROWN DESCRIPTION

Lot 1 219437

### ORIENTATION

South

### LOCAL GOVERNMENT (COUNCIL)

Launceston

### FRONTAGE

15.28m Approx

### LEGAL DESCRIPTION

219437/1

### ZONES

GENERAL RESIDENTIAL - General Residential

### COUNCIL PROPERTY NUMBER

Unavailable

### OVERLAYS

BUSHFIRE-PRONE AREAS CODE - Bushfire-Prone Areas Code

LANDSLIP HAZARD CODE - Landslip Hazard Code

SAFEGUARDING OF AIRPORTS CODE - Safeguarding Of Airports Code

NATURAL ASSETS CODE - Natural Assets Code

### LAND SIZE

556m<sup>2</sup> Approx

## PropTrack Property Data

### HOUSE

 3  1  -

## PropTrack Sale Events

### SALE HISTORY

\$260,000

23/11/2017

\$85,000

26/05/2003

## State Electorates

### LEGISLATIVE COUNCIL

Launceston

### LEGISLATIVE ASSEMBLY

Bass

## Schools

### CLOSEST PRIVATE SCHOOLS

John Calvin School (1385 m)

Tamar Valley Steiner School (1619 m)

Oakwood School - Launceston Campus (1603 m)

### CLOSEST PRIMARY SCHOOLS

Glen Dhu Primary School (501 m)

### CLOSEST SECONDARY SCHOOLS

Kings Meadows High School (1930 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>

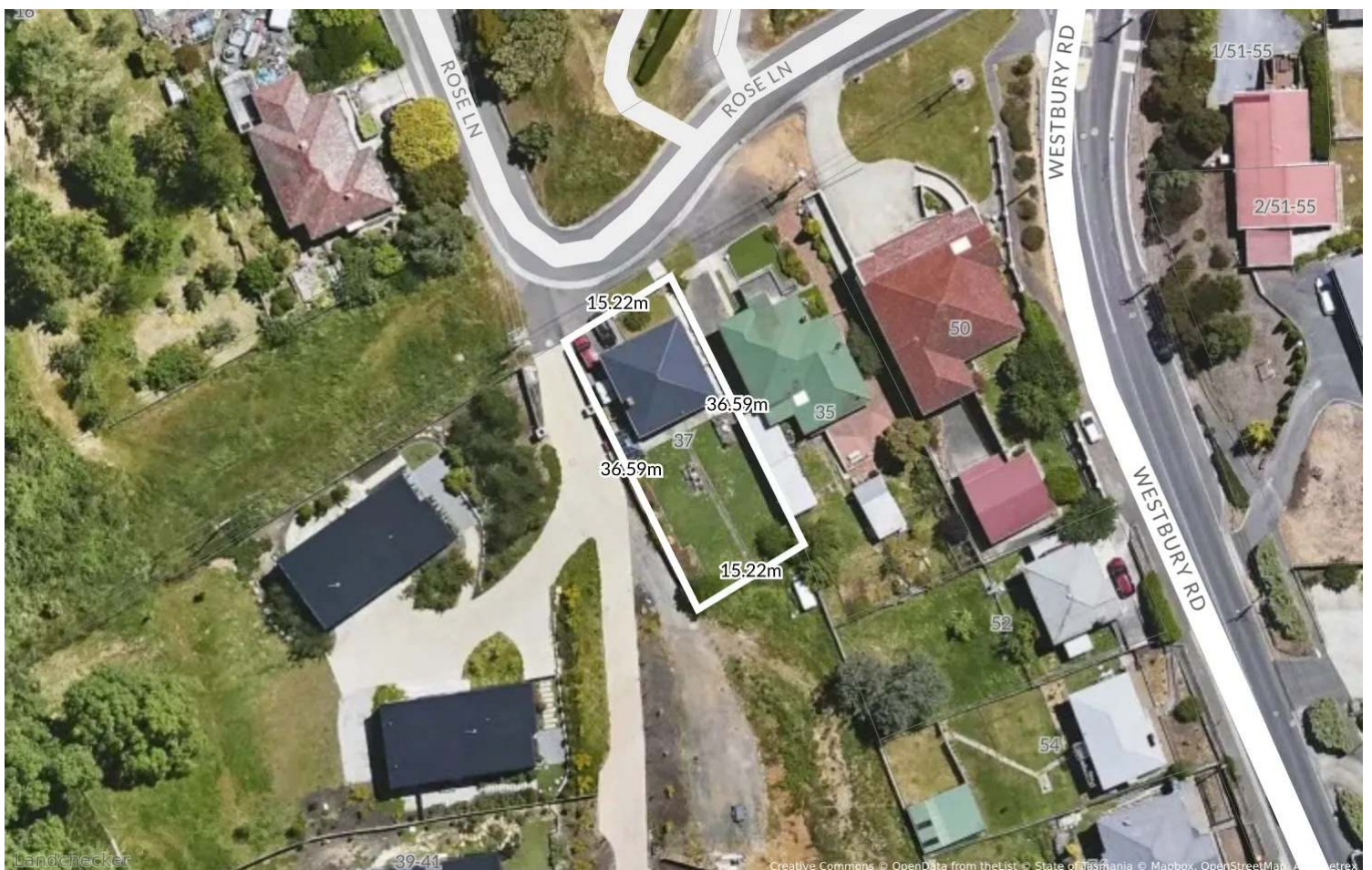
# SITE DIMENSIONS

37 Peel Street, South Launceston Tas 7249



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# RECENT PLANNING SCHEME AMENDMENTS (LAST 90 DAYS)

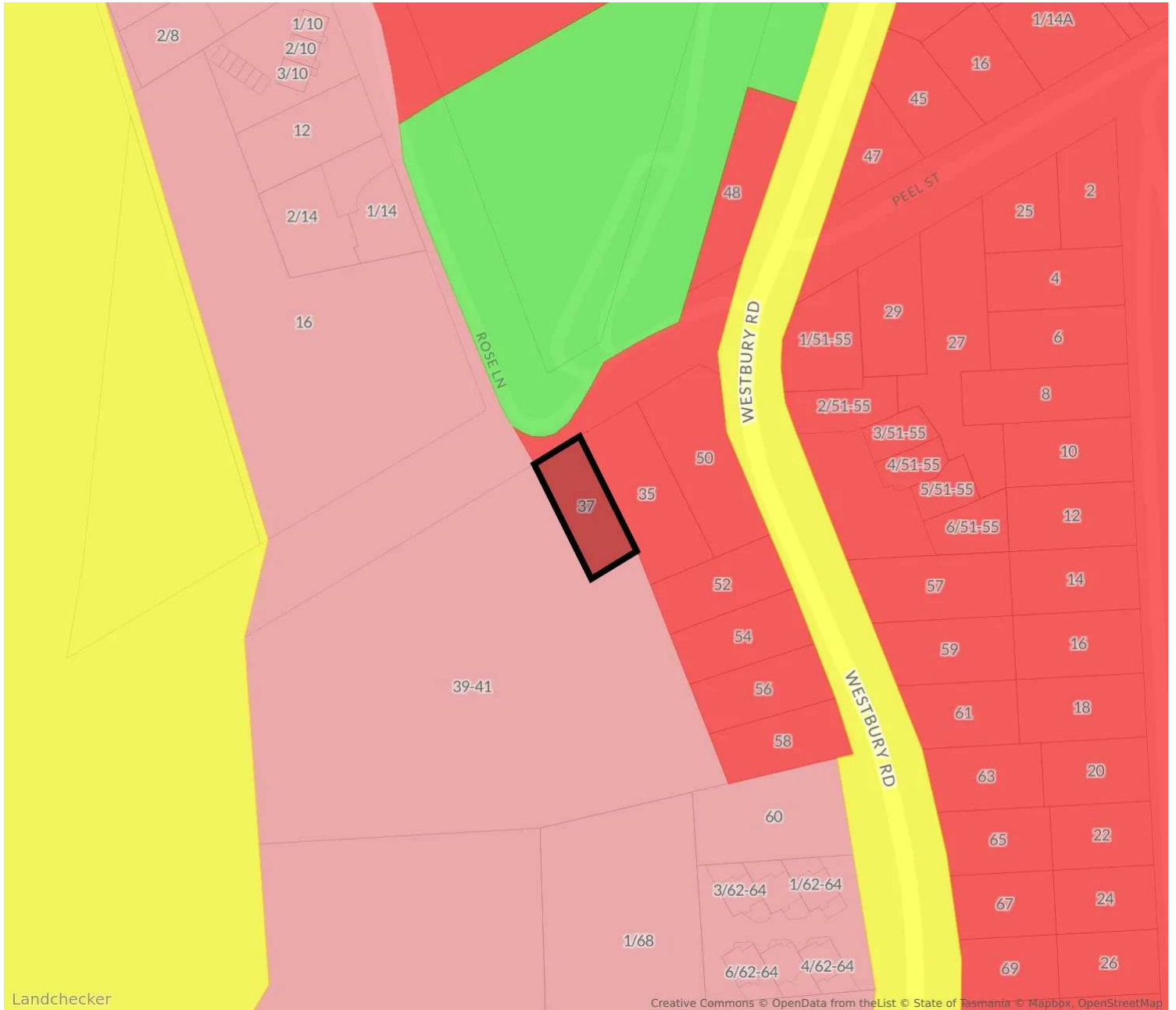
37 Peel Street, South Launceston Tas 7249

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

37 Peel Street, South Launceston 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**

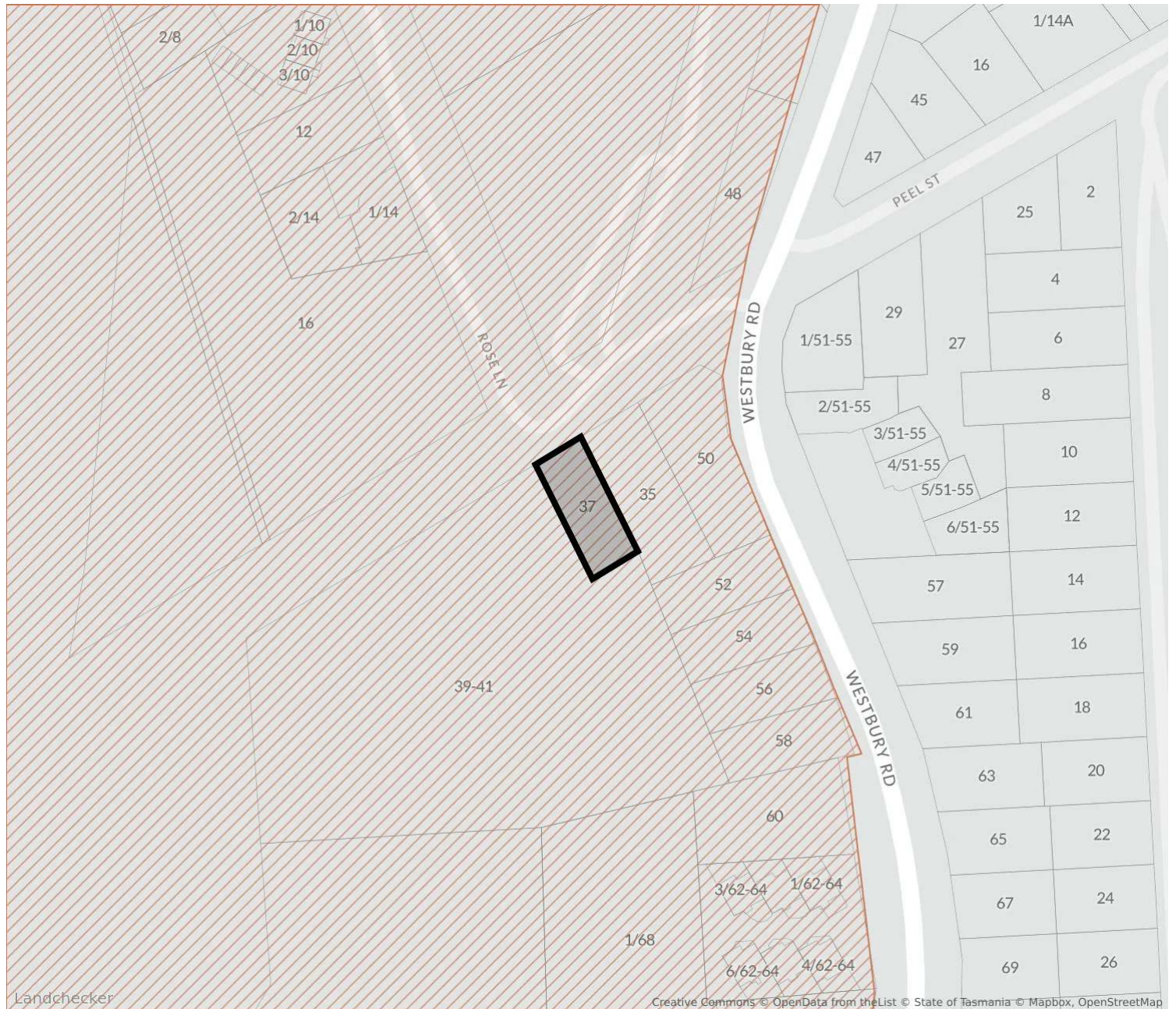
To provide for residential use or development that accommodates a range of dwelling types where full infrastructure services are available or can be provided. To provide for the efficient utilisation of available social, transport and other service infrastructure. To provide for non-residential use that: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

- GENERAL RESIDENTIAL
- LOW DENSITY RESIDENTIAL
- RECREATION
- UTILITIES

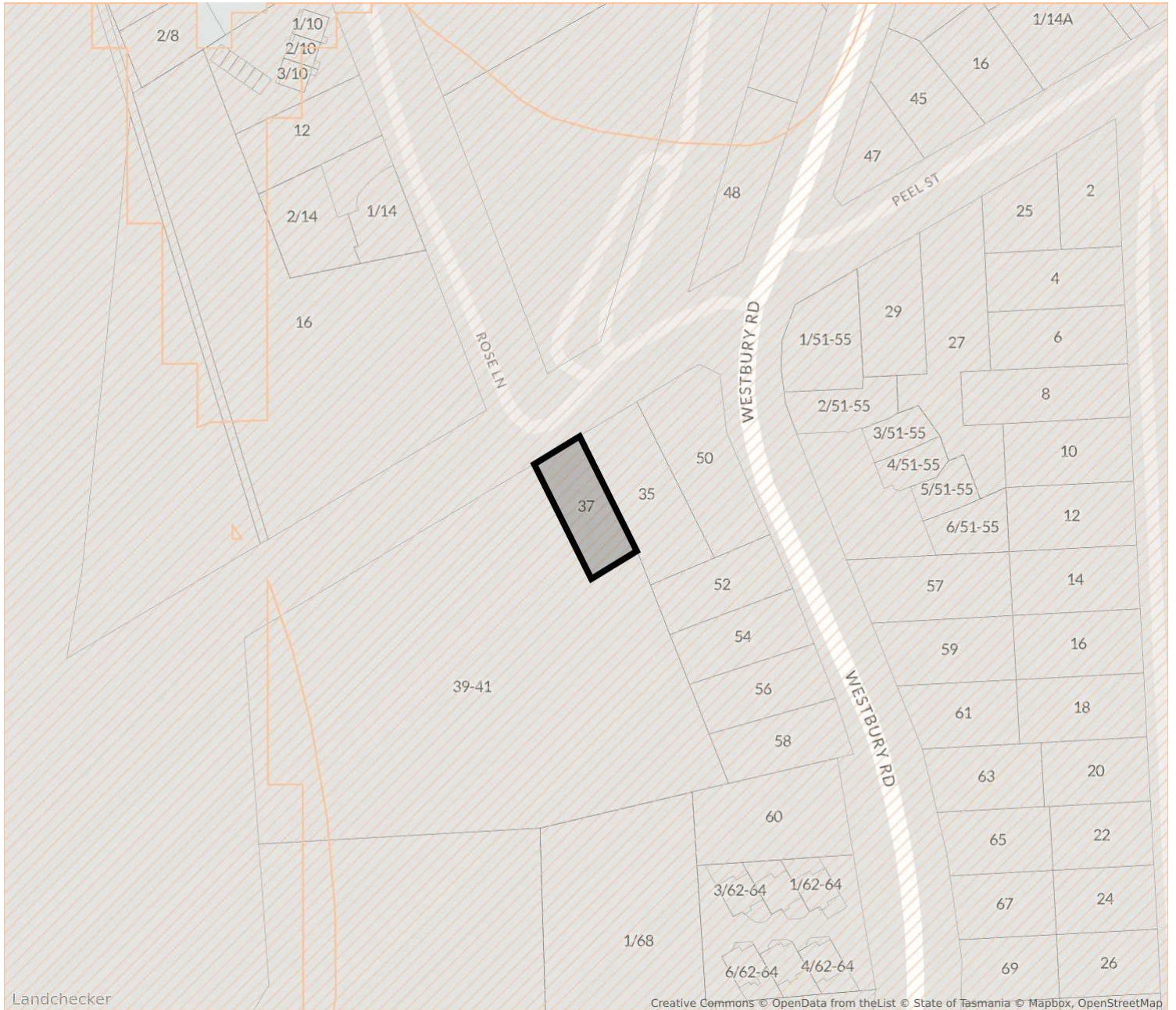


**C13.0 - Bushfire-Prone Areas Code**

To ensure that use and development is appropriately designed, located, serviced, and constructed, to reduce the risk to human life and property, and the cost to the community, caused by bushfires.

TPS Bushfire-Prone Areas Code

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

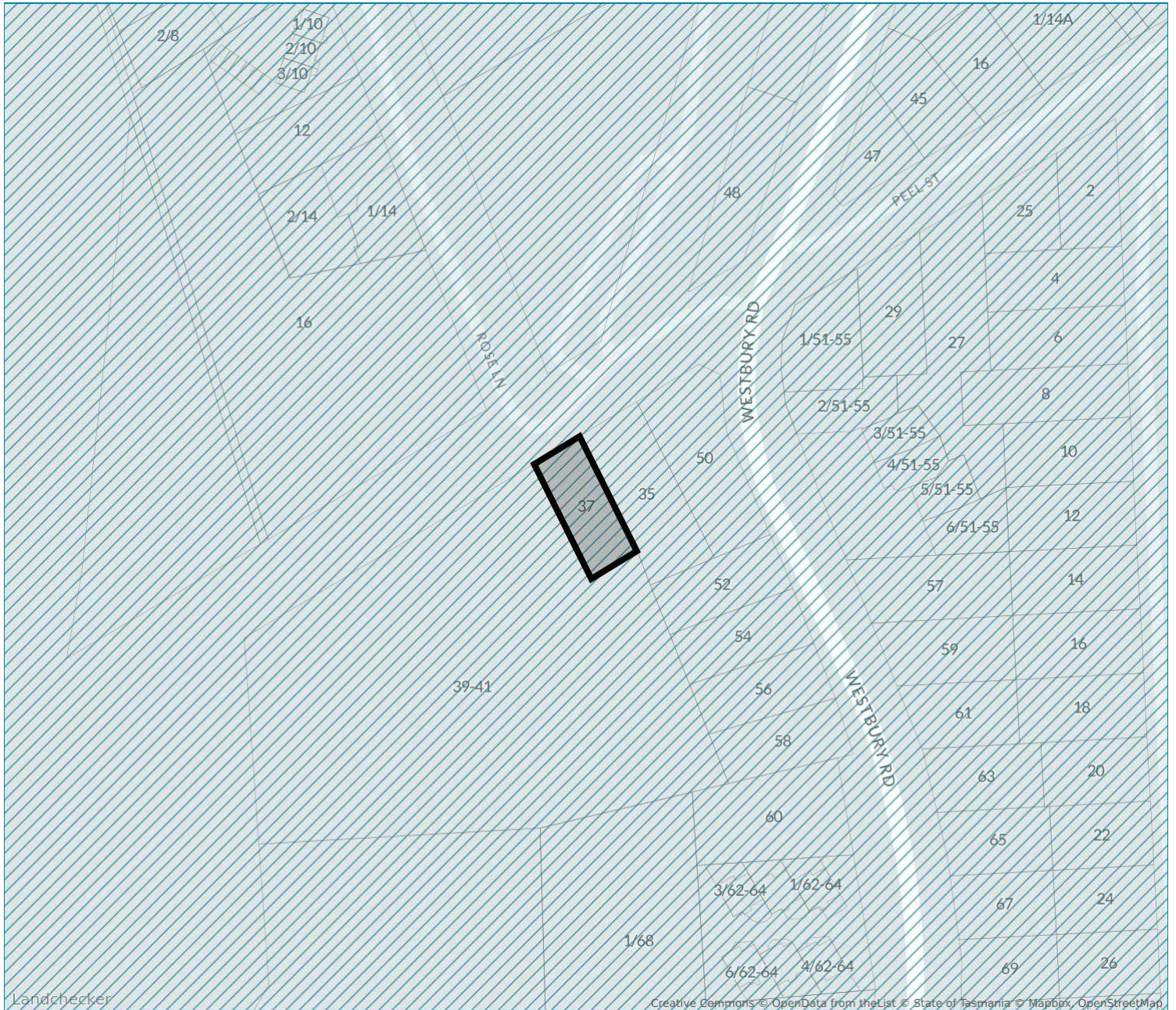


**C15.0 - Landslip Hazard Code**

To ensure that a tolerable risk can be achieved and maintained for the type, scale and intensity and intended life of use or development on land within a landslip hazard area.

TPS Landslip Hazard Code

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

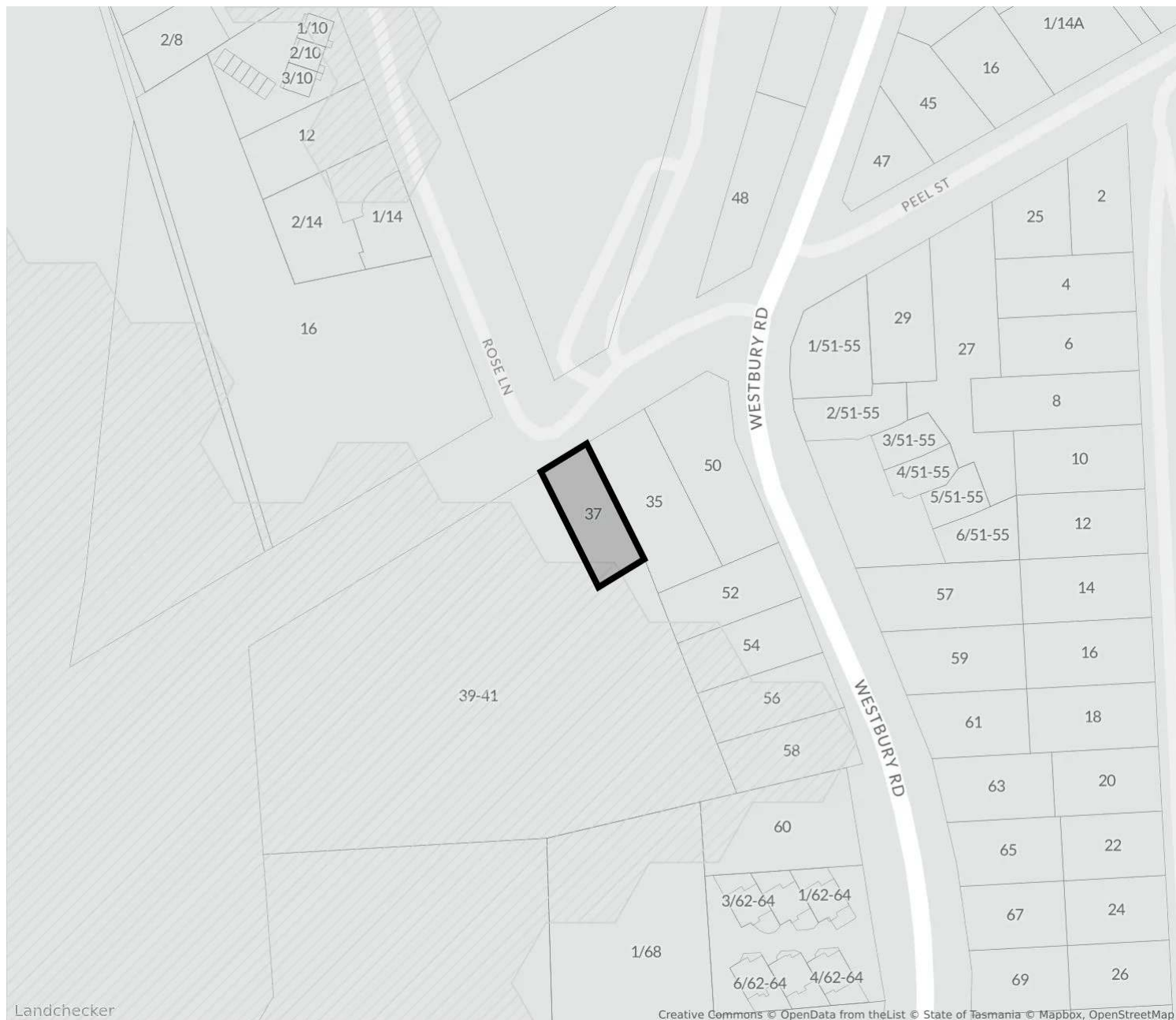


**C16.0 - Safeguarding Of Airports Code**

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**

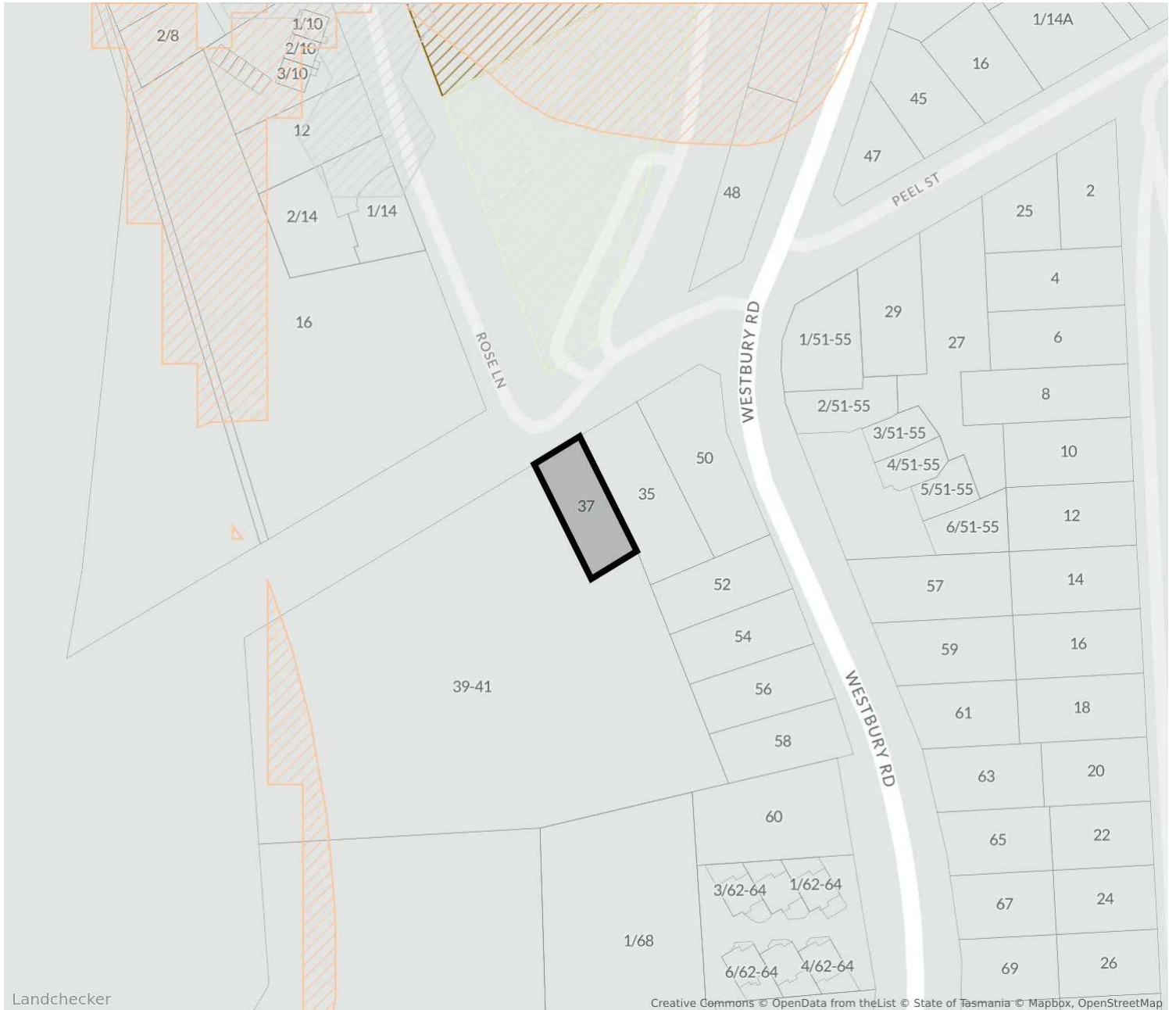
To minimise impacts on water quality, natural assets including native riparian vegetation, river condition and the natural ecological function of watercourses, wetlands and lakes. To minimise impacts on coastal and foreshore assets, native littoral vegetation, natural coastal processes and the natural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

37 Peel Street, South Launceston Tas 7249

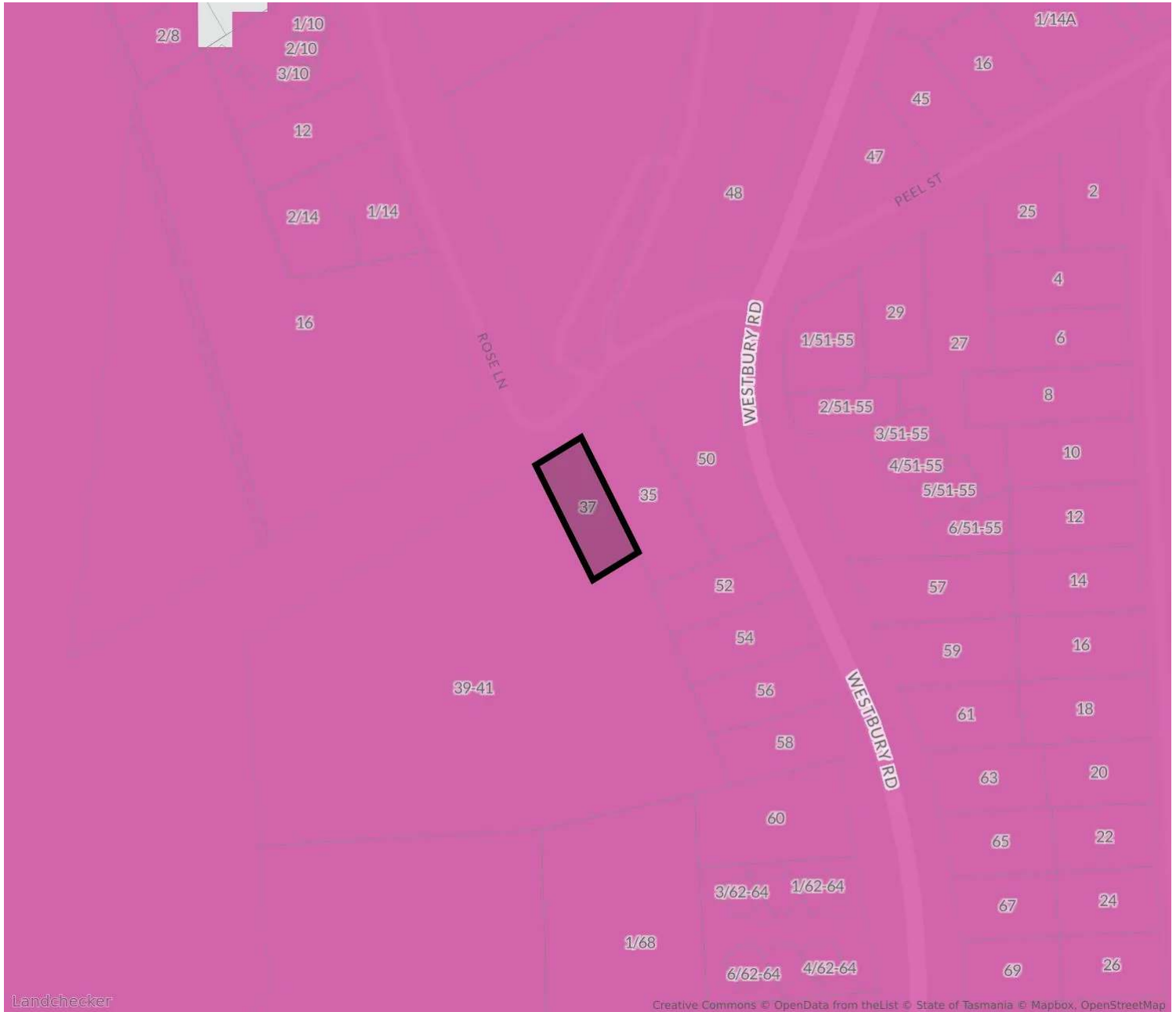


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-  **LANDSLIP HAZARD CODE**
-  **LOCAL HISTORICAL HERITAGE CODE**
-  **NATURAL ASSETS CODE**
-  **POTENTIALLY CONTAMINATED LAND CODE**

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

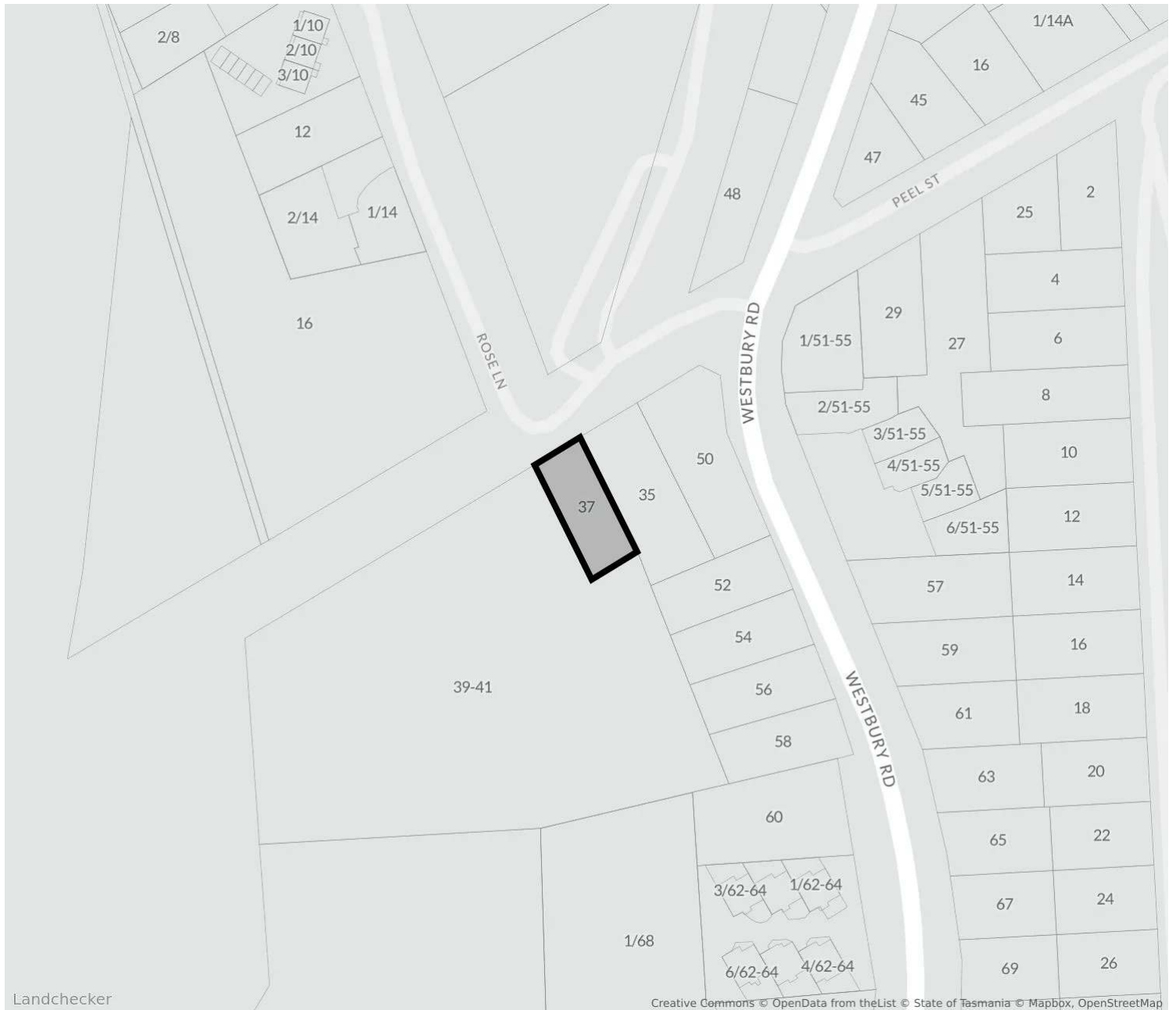


**Landslide Prone Area**

This property is 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.

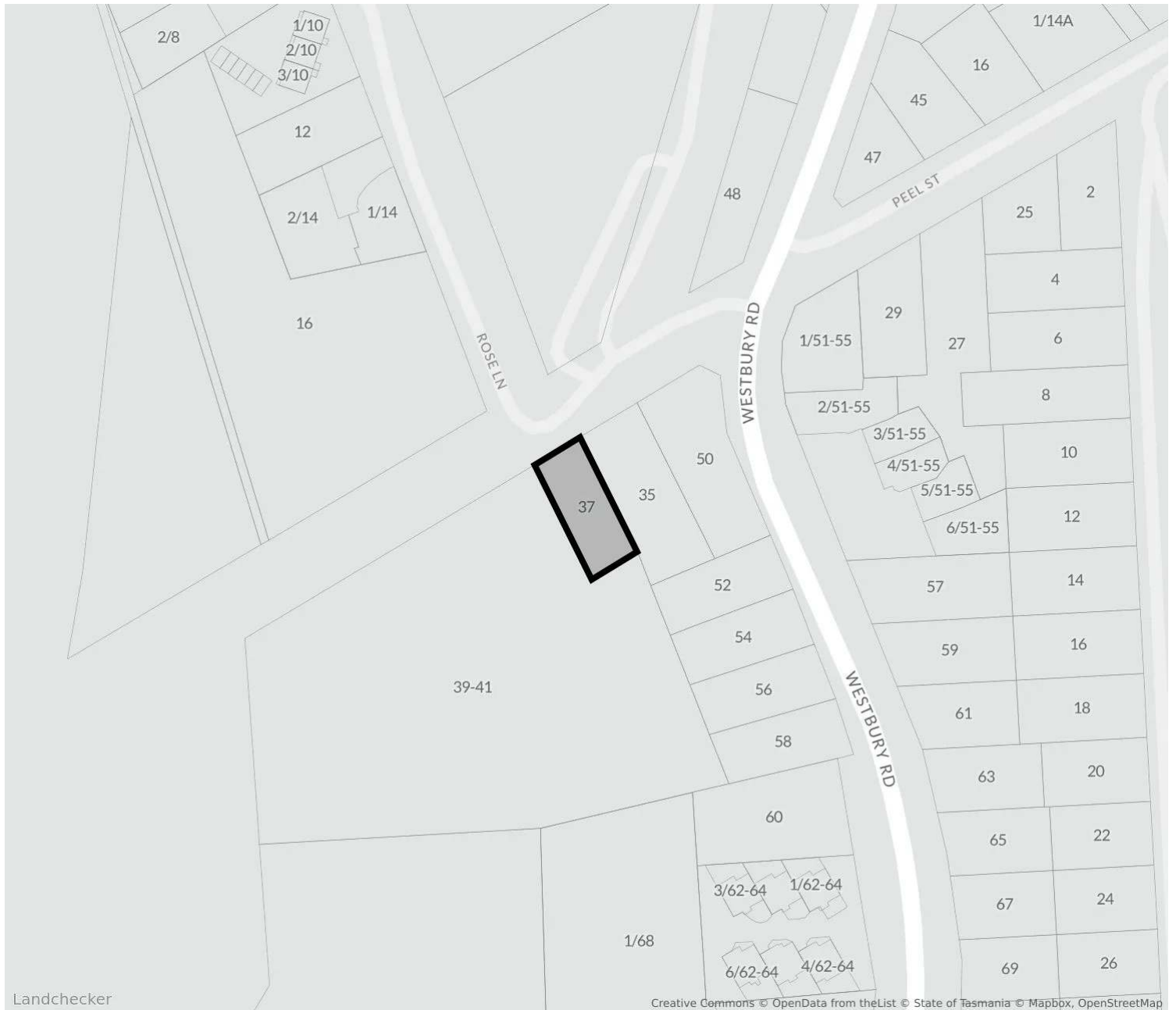
Source Authority	Status	Type	Last Updated
Land Information System Tasmania C15.0	Affected	State	29/12/2025
Land Information System Tasmania 120.LDS	Unaffected	State	29/12/2025



## No Acid Sulfate

This property has no coverage.

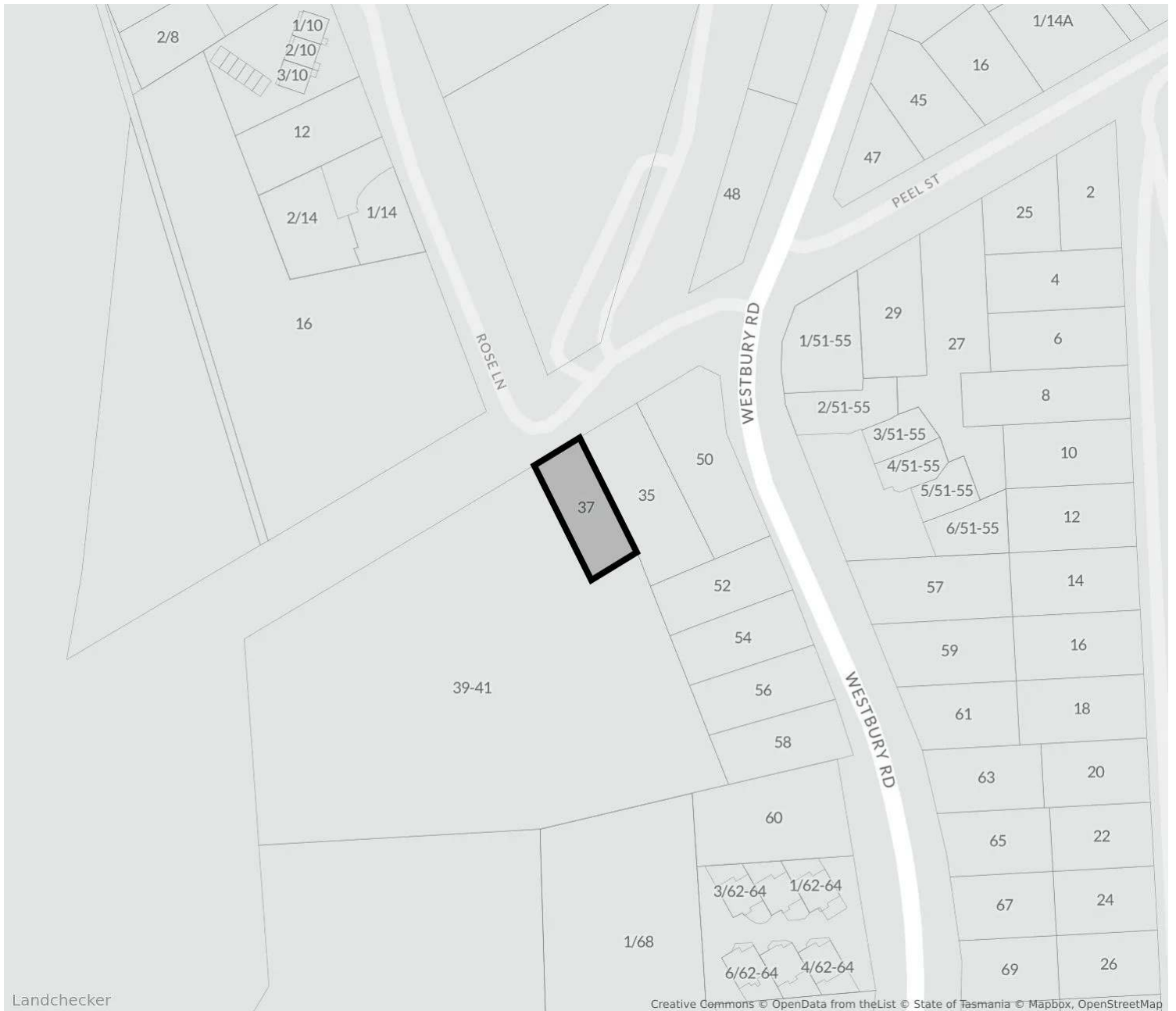
For confirmation and detailed advice about acid sulfate soil management requirements, please contact the relevant source authority.



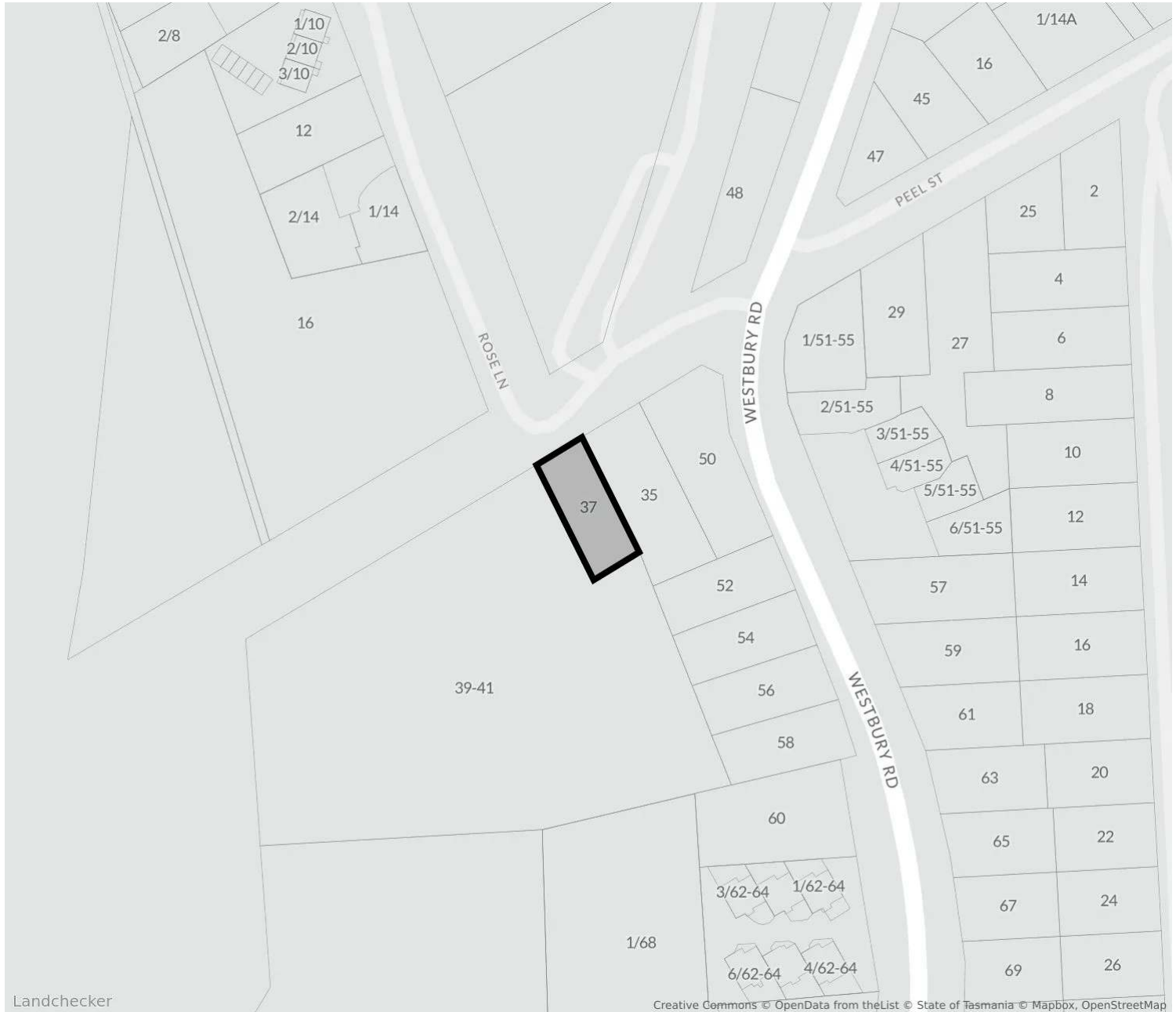
## Not A Mine Subsidence Area

This property has no coverage.

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

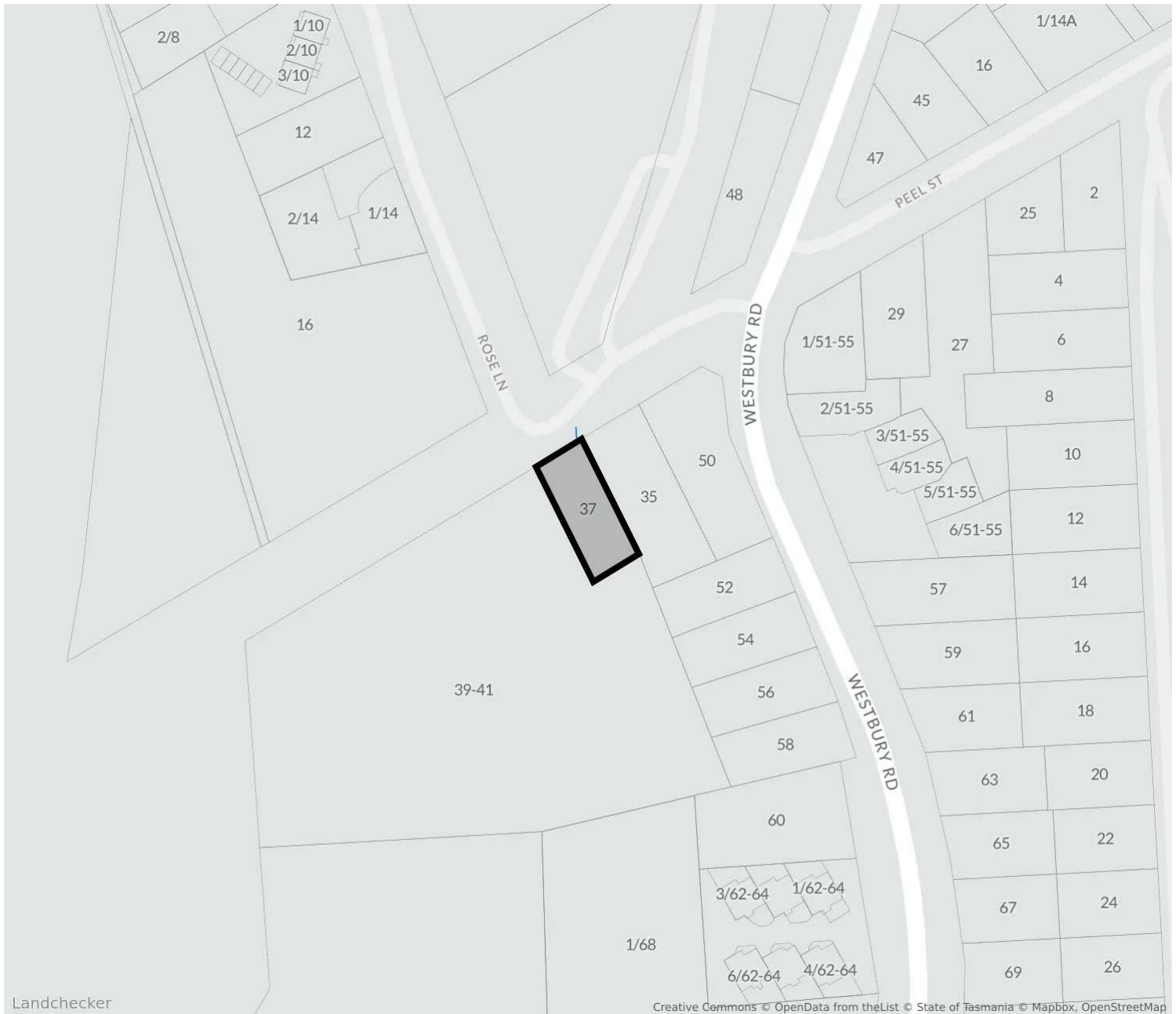


No planning permit data available for this property.



Status	Code	Date	Address	Description
OTHER	DA0394/2025	Received 09/09/2025	<u>9 Rose Lane, South Launceston</u>	Residential - construction of 23 dwellings, associated parking, landscaping, and infrastructure which includes widening of a road, and new pedestrian footpaths on rose lane and westbury road. Subdivision - consolidation of lots.
OTHER	DA0122/2024	Received 18/03/2024	<u>9 Rose Lane, South Launceston</u>	Residential - construction of 56 dwellings over two three-storey buildings, associated parking, landscaping, and infrastructure which includes widening of a road, new pedestrian footpaths, and road safety works at the junction of rose lane and westbury road. Subdivision - consolidation of lots.

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



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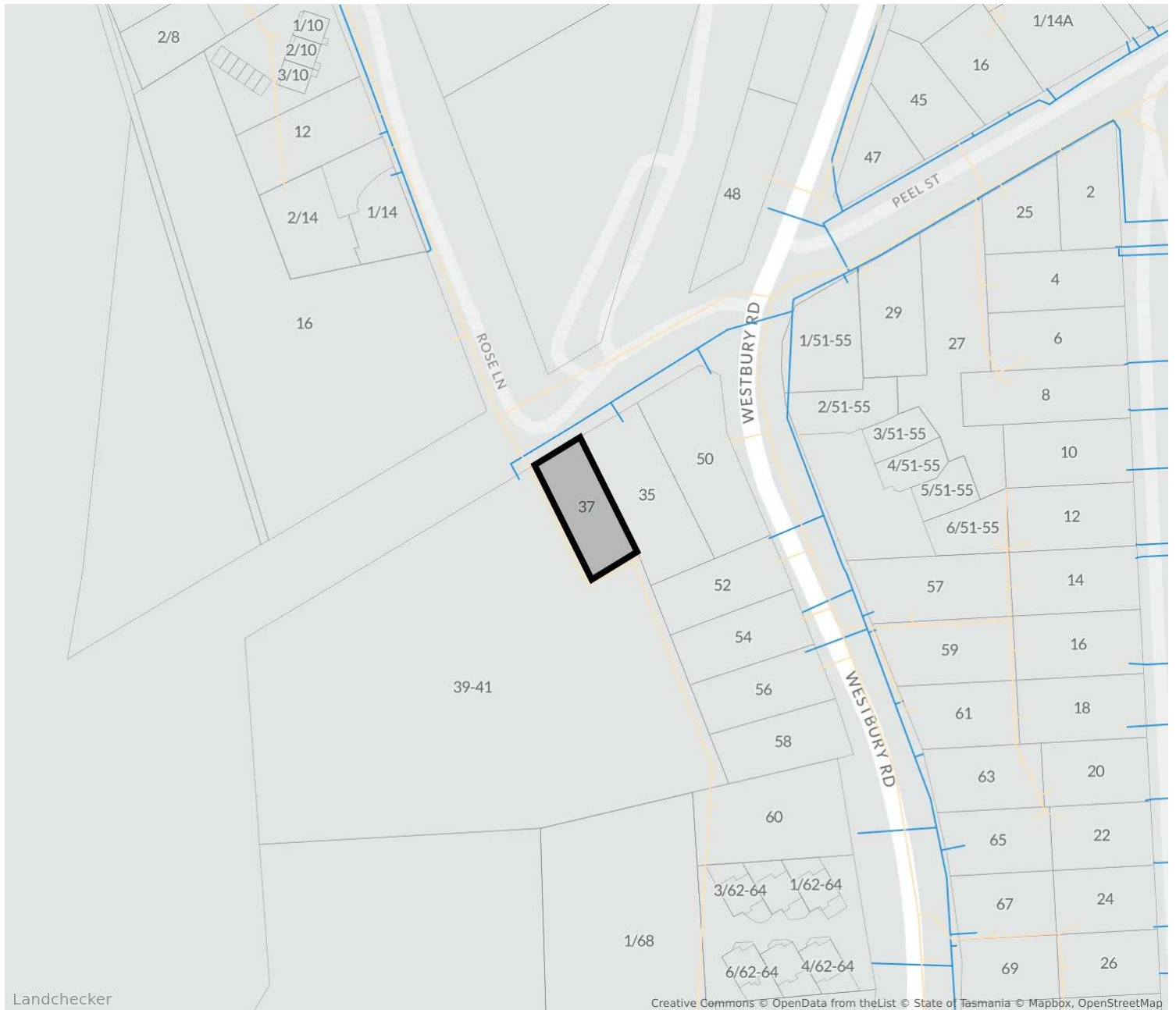
- **Water**  
Tas Water
- **Sewer**  
Tas Water

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

37 Peel Street, South Launceston Tas 7249



- 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) nearby this property, please contact the relevant source authority.

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