



dorset

3 Ellenor Street SCOTTSDALE TAS 7260 P 03 6352 6500

E dorset@dorset.tas.gov.au W www.dorset.tas.gov.au

NOTICE OF PLANNING APPLICATION

LAND USE PLANNING & APPROVALS ACT 1993

In accordance with *Section 57 (3)* of the *Land Use Planning & Approvals Act 1993* notice is hereby given that the following application has been received:

PLA No: 2026/37
PROPOSAL: RESIDENTIAL - OUTBUILDING (SHED) + DEMOLITION
APPLICANT: MR D WARREN
LOCATION: 57 MAIN ROAD PIONEER

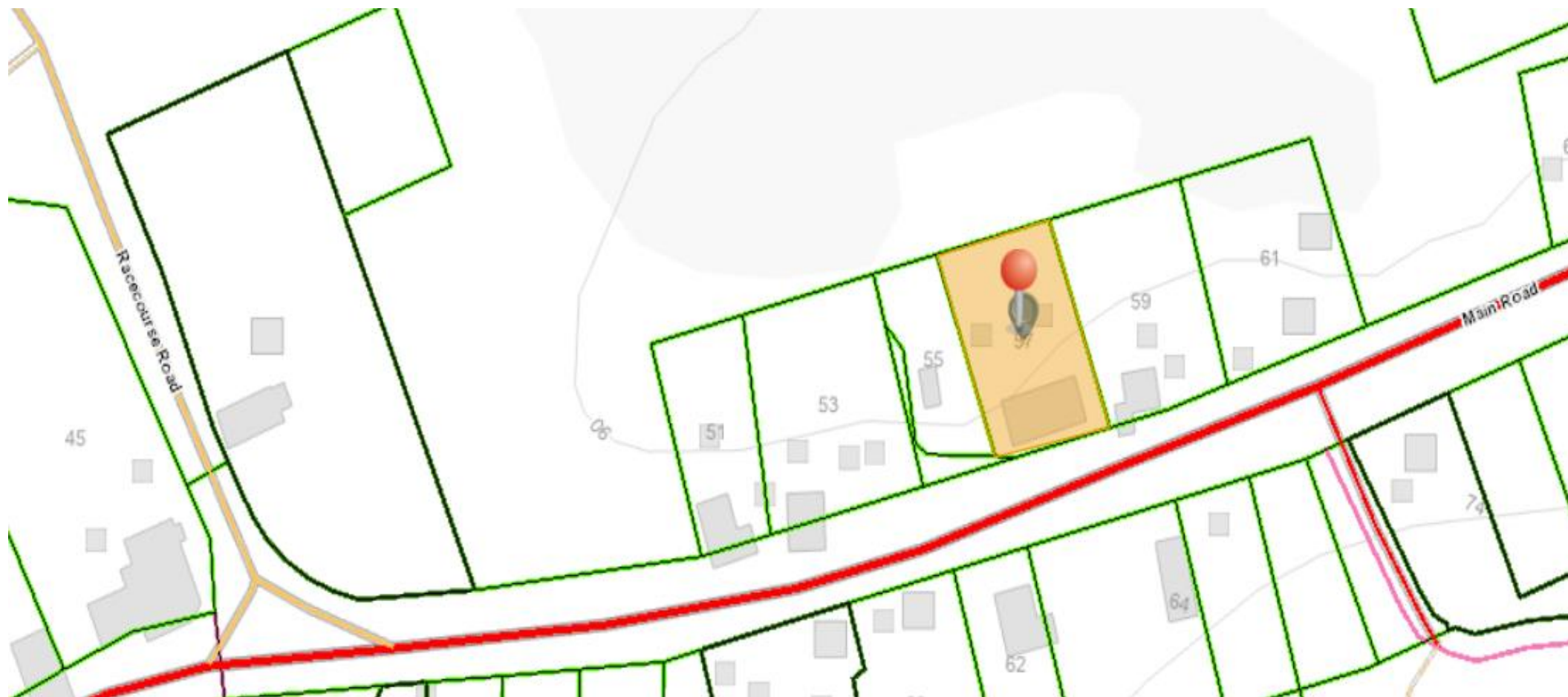
The application and associated plans and documents will be available for inspection at the Council Offices, 3 Ellenor Street, Scottsdale during normal office hours ending on 28/10/2026.

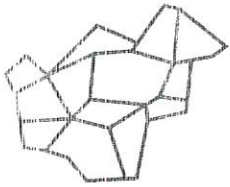
Further, in accordance with *Section 57 (5)* of the *Land Use Planning & Approvals Act 1993* any persons may make representations relating to the application which was advertised in The Examiner newspaper (Local Government Notices) on 14/10/2026. Representations must be made in writing and addressed to the Acting General Manager, Dorset Council, PO Box 21, Scottsdale 7260, or by emailing dorset@dorset.tas.gov.au.

If you have any queries, please contact the Dorset Council on **03 6352 6500** during normal office hours.

Jayne Miller
ACTING GENERAL MANAGER

57 Main Road PIONEER (2026/37)





dorset
COUNCIL

RECEIVED

31 MAR 2026

Planning Permit Application

Please print all applicable details clearly

THE PROPOSAL

Describe in full the way it is proposed to use and/or develop the land:

Build 11 x 10 3 bay
roller door shed

⇒ Provide a full description of the proposed use or development, including:

- Building work
- Change of use
- Subdivision
- Forestry
- Demolition
- Staging (if development is proposed to be carried out in stages, indicate this on the plans and describe in written material)
- Signage
- Other

THE LAND

Address

57 Main Rd pioneers

Certificate of Title (include all applicable title references)

Volume: _____ Folio: _____

Land Area (m² or hectares):

Present use of land:

Residential

⇒ Provide a description of the existing use of the land, for example vacant, residential, agriculture, industrial, commercial

Present use of existing building(s):

Residential house

⇒ Provide a description of the use of the existing buildings on the land, for example dwelling, workshop, farm building, office, shop

THE APPLICANT (Note: the person to be nominated as the Applicant is the one whose name will appear for public notification purposes and permit issue)

Applicant's Name:

Danny warren

Address:

22 Raffles Rd
Palmerston Darwin

Phone:

Fax:

Mobile:

0488 655 206

Email:

THE OWNER

Owner's Name(s): Danny Warren	
Address: 32 Raffles Rd Palmerston Darwin	Phone: Fax: Mobile: 0488655226
Email: pd4877@yahoo.com	

CROWN AND/OR COUNCIL CONSENT [to be completed where land in respect of the Application is (i) Crown land (within the meaning of the *Crown Lands Act 1976*) or (ii) owned or administered by the Crown or a Council]

Owner / Administrator's Name(s): 	
Person signing the Application: 	⇒ to be completed by a person conferred the authority to ensure compliance with Section 52(1B)(a) of the Land Use Planning and Approvals Act 1993.
Signature: 	Date:

DETAILS OF BUILDING WORK (to be completed if Application requires building work)

Value of building work: \$ _____	⇒ Please tick applicable box: ☐ Estimate ☐ Contract Price	
Type of work: _____ _____	⇒ For example, new building, alteration, addition, removal, repairs, demolition, re-erection, change of use	
Proposed use of building: _____ _____	⇒ Describe the main use of the proposed building, for example, dwelling, workshop, farm building, office, shop	
Existing floor area: _____ m ²	New / additional floor area: _____ m ²	Proposed maximum building height above natural ground level: _____ m
Materials: structural floor: _____ external walls: _____ colour: _____ roof cladding: _____ colour: _____ structural frame: _____		

DETAILS OF OTHER WORKS

Vehicle Access:

Is a new vehicle access or crossover required? (if so, ensure this is indicated on the plans) _____

What would be the surfacing of the vehicle access? _____

Car Parking:

How many car parking spaces are currently provided? _____

How many additional car parking spaces would be provided? _____

What would be the surfacing of the car parking spaces? _____

Is provision made for loading and unloading of vehicles? (to be completed for retail, commercial, industrial, service industry or storage uses)

Describe any proposed earthworks, vegetation removal or other works required as part of the use and/or development:

DETAILS OF OTHER MATTERS

Proposed hours of operation:

Monday to Friday: _____ am to _____ pm

Saturday: _____ am to _____ pm

Sunday: _____ am to _____ pm

Provide details of any goods that would be stored outside:

Privacy Statement

The Dorset Council is committed to upholding the right to privacy of all individuals who have dealings with the Council. Unless required by law or by a Court or tribunal, the Council will take the necessary steps to ensure that the personal information that members of the public share with the Council remains confidential. How we use this information is explained in our Personal Information Protection Policy which is available at www.dorset.tas.gov.au or at the Council office.

Appointment Details

To ensure Council's officers are available to assist you with the submission of your Application, it is advisable to make an appointment by contacting Regulatory Services on 6352 6500.

Date: _____ Time: _____ Council Officer: _____

Copyright Authority

I authorise the Council and the Crown in right of the state of Tasmania to provide to any person, for the purposes of assessment or public consultation, a partial or complete copy of documents relating to this application.

I understand that the information and materials provided with this Application may be made available to the public in electronic form on the Council's website. I understand that the Council may make such copies of the information and materials as, in its opinion, are necessary to facilitate a thorough consideration of the Application.

I declare that the information given is a true and accurate representation of the proposed use and/or development, and I am liable for the payment of Council application processing fees even in the event of the use and/or development proposed by this Application not proceeding.

I confirm I am the copyright owner or have the authority to sign on behalf of any other person with copyright for documents relating to this Application.

I indemnify the Dorset Council for any claim or action taken against it in respect of breach of copyright in respect of any of the information or material provided.

Note: This authority is intended to cover copies made by the Crown or Council under Sections 40, 43, 49 or 183 of the *Copyright Act 1968*.

Where the applicant is NOT the owner, I hereby declare that the owner of the land to which this application relates has been notified of this application being made and the information and details supplied by me in this application are a true and accurate description of the proposal.

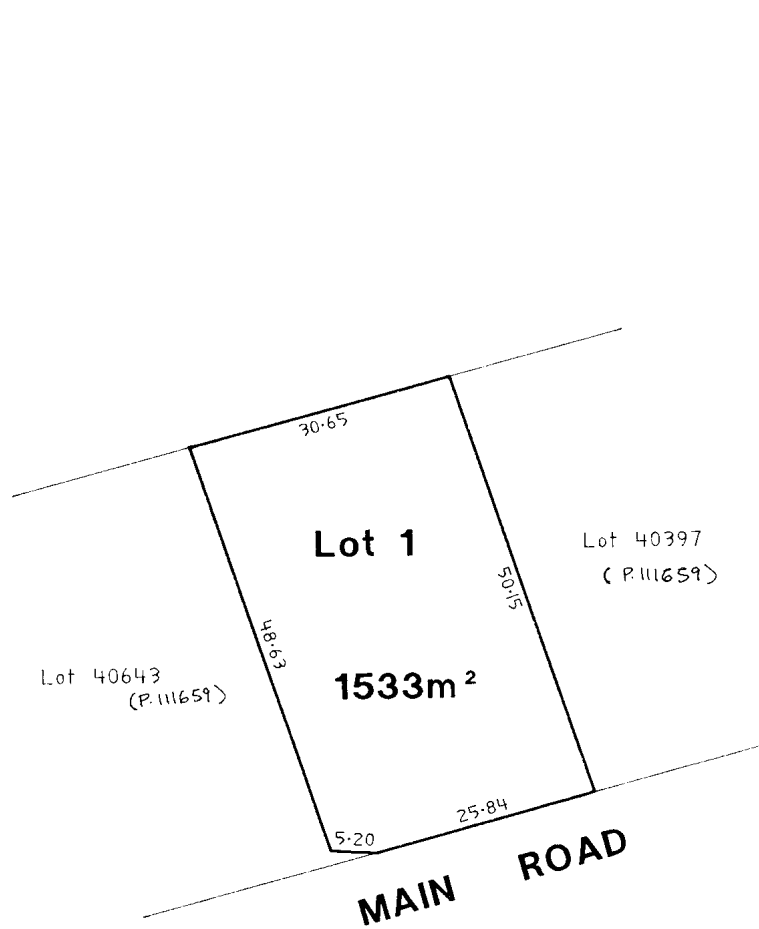
Applicant's Signature:



Date:



Owner:	PLAN OF TITLE of land situated in the TOWN OF PIONEER COMPILED FROM P. 6661 L.O. SCALE 1: 600 MEASUREMENTS IN METRES	Registered Number: D.48130
Title Reference:		Approved.....
Grantee: Whole of Lot 41033 Gtd. to Kenneth Arthur WAGG		Recorder of Titles



97792

4/7

SEARCH OF TORRENS TITLE

VOLUME 48130	FOLIO 1
EDITION 1	DATE OF ISSUE 04-Aug-1993

SEARCH DATE : 01-Apr-2026

SEARCH TIME : 11.34 am

DESCRIPTION OF LAND

Town of PIONEER

Lot 1 on Diagram [48130](#)

Derivation : Whole of Lot 41033 - Gtd. to K.A. Wagg.

Prior CT [4774/75](#)SCHEDULE 1[B134164](#) TRANSFER to SALLY MAREE WARRENSCHEDULE 2

348/37 CROWN GRANT: Land is limited in depth to 15 metres,
excludes minerals and is subject to reservations
relating to drains sewers and waterways in favour of
the Crown

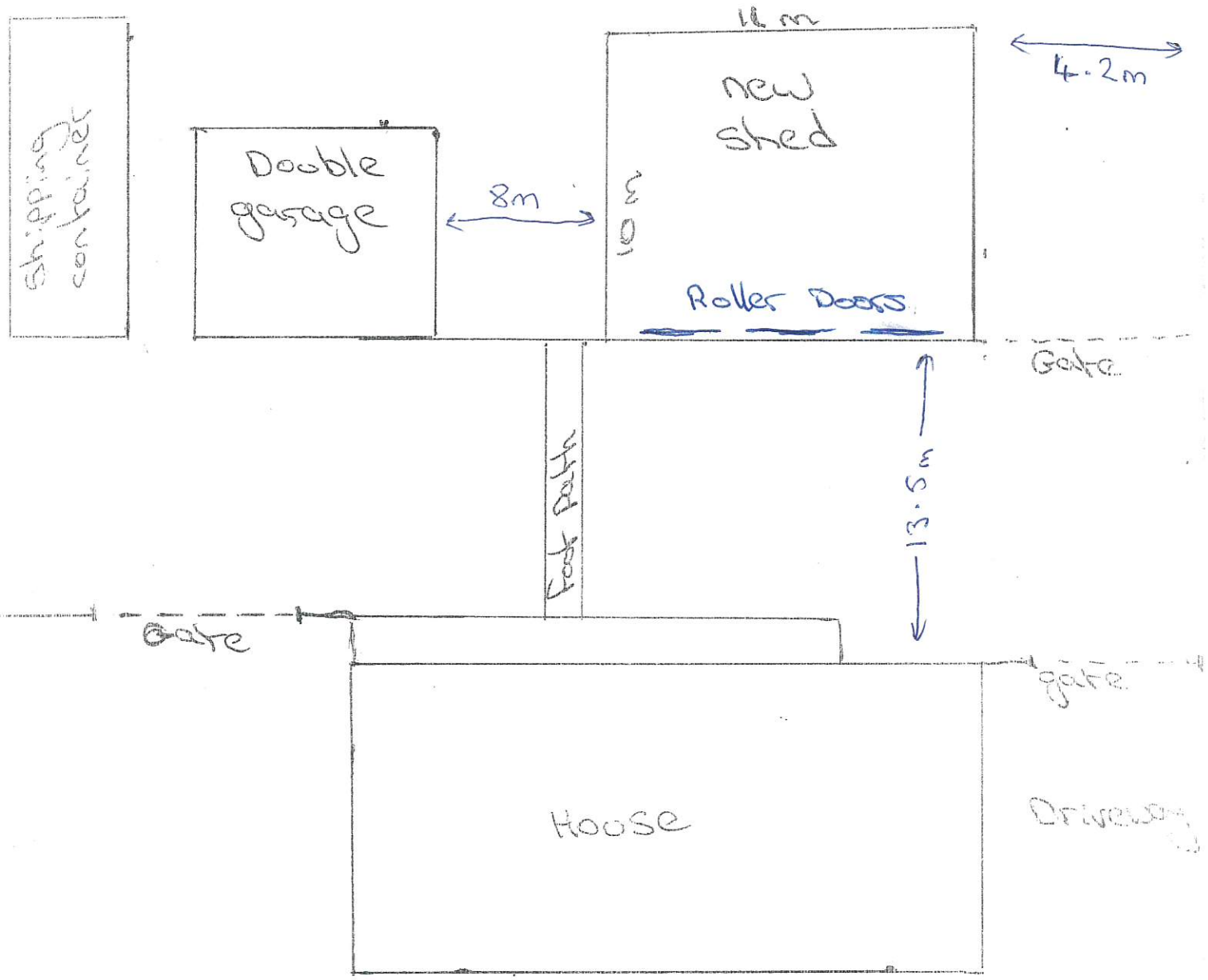
UNREGISTERED DEALINGS AND NOTATIONS

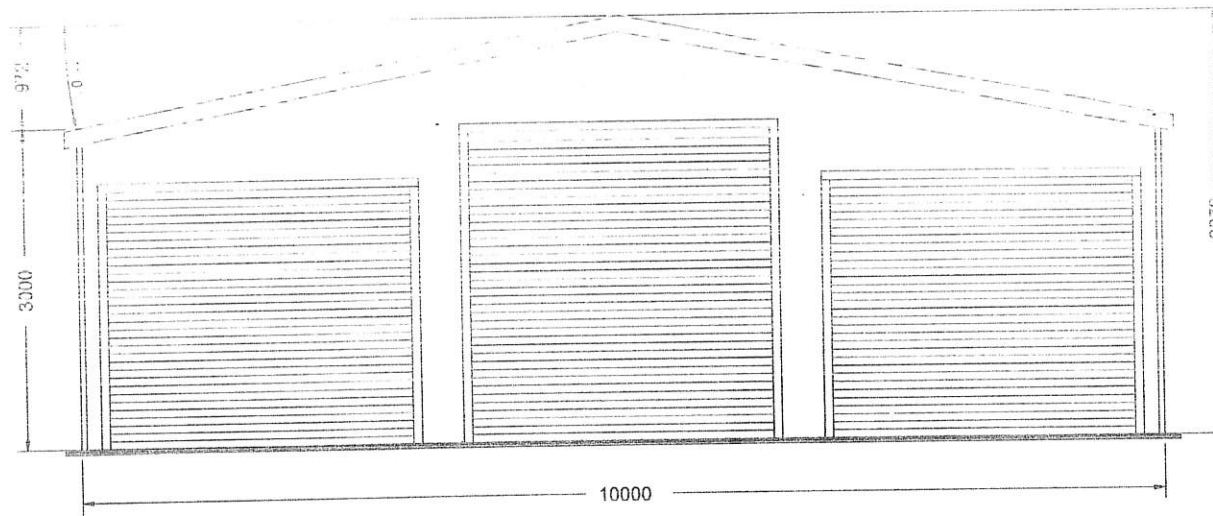
No unregistered dealings or other notations

Bradshaws creek:

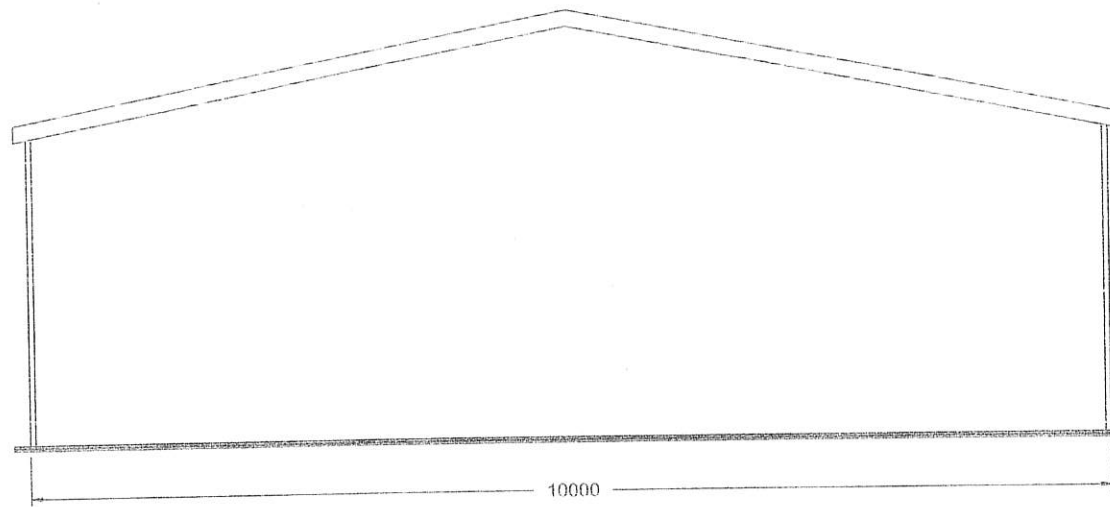
57 Main Rd
Pioneer

Back
Paddock





FRONT ELEVATION

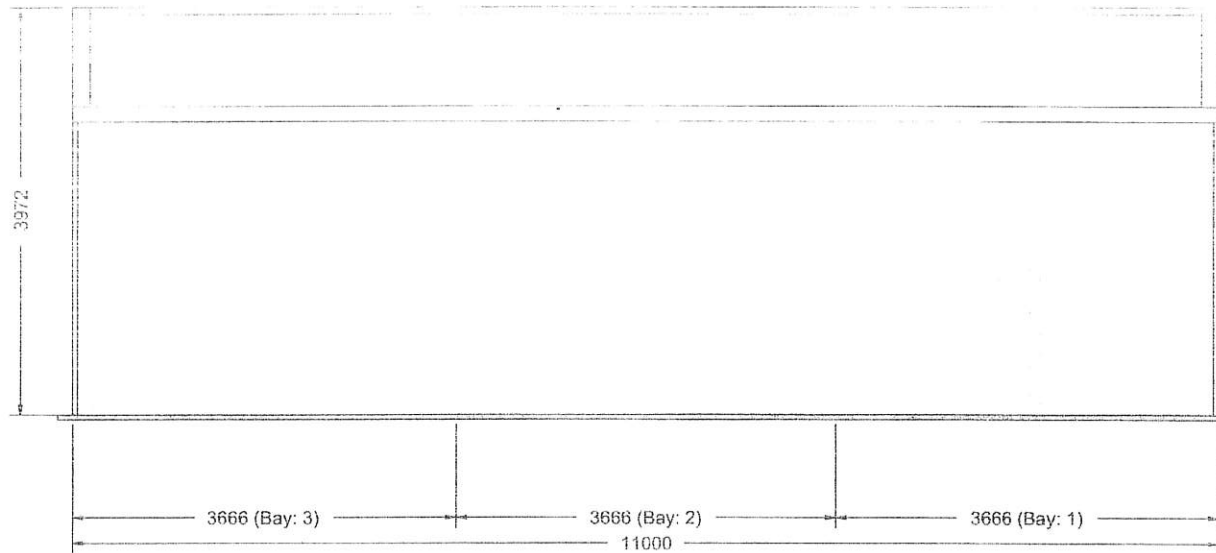


REAR ELEVATION

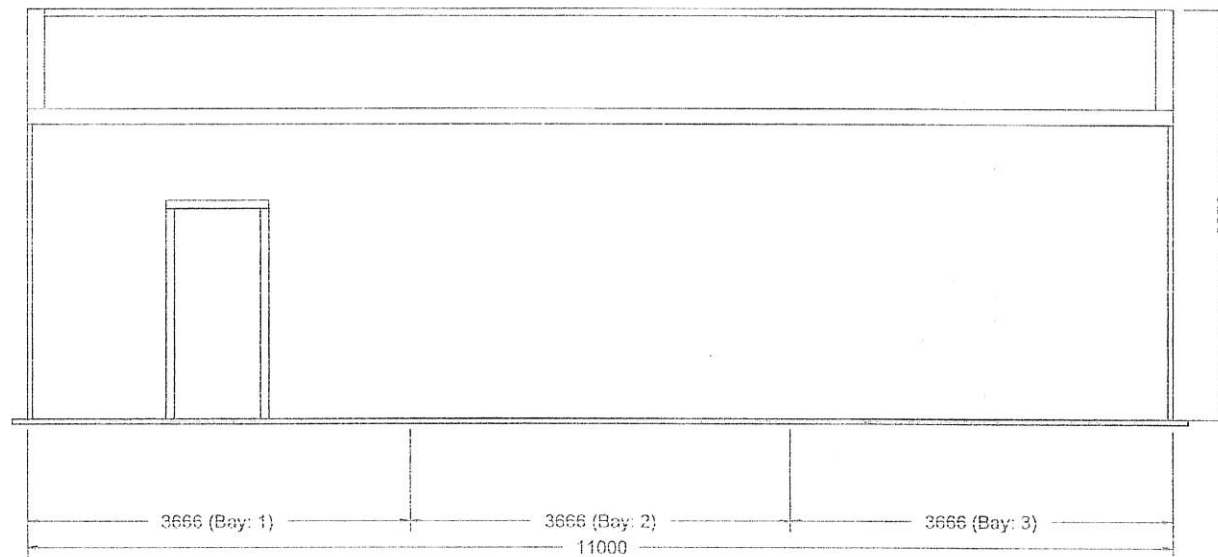
139 Main Road,
Sorell TAS 7172
Phone: 1300 737 910
Email: sales@rainbowbuilding.com.au

CLIENT: Danny Warren
SITE ADDRESS: 57 Main Road, Pioneer, TAS, 7264
PHONE: 0466555226
EMAIL: danny@rainbowbuilding.com

DRAWING TITLE: End Elevations
SCALE: 1:68.112
DATE: 21-08-2025
JOB NUMBER: SOR02 0001
Drawing Number: EE



LEFT ELEVATION

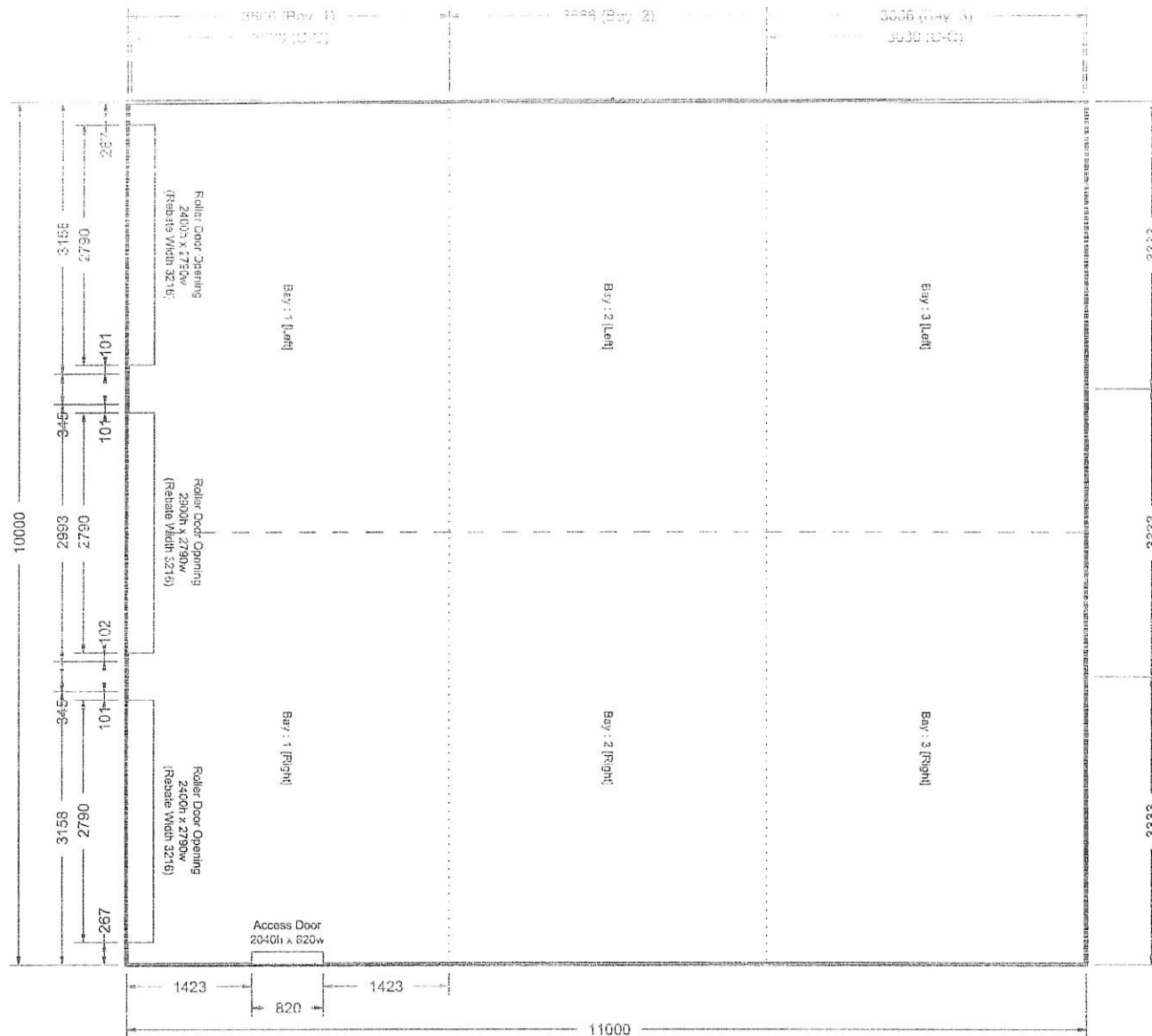


RIGHT ELEVATION

120 Main Road,
 Sorrell TAS 7172
 Phone: 1300 737 910
 Email: sales@rainbowbuilding.com.au

CLIENT: Dunny Warren
 SITE ADDRESS: 57 Main Road, Pioneer, TAS, 7264
 PHONE: 0488655226
 EMAIL: pd4077@yahoo.com

DRAWING TITLE: Side Elevations
 SCALE: 1:70.904
 DATE: 21-03-2025
 DRAWN BY: J. J. J. J. J.
 CHECKED BY: J. J. J. J. J.



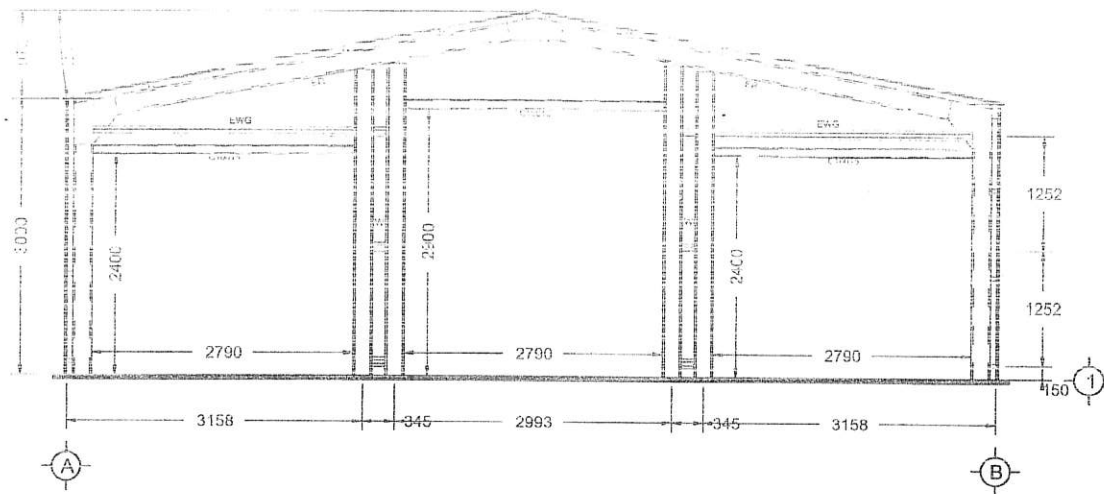
PLAN ELEVATION

139 Main Road,
Sorell TAS 7172
Phone: 1300 737 910
Email: sales@rainbowbuilding.com.au

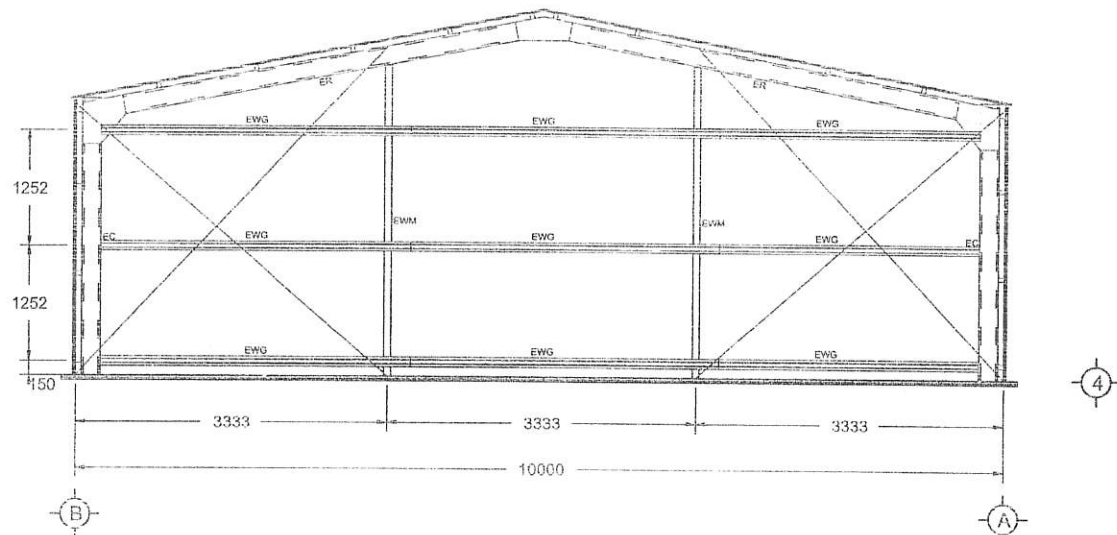
CLIENT: Danny Warren
SITE ADDRESS: 57 Main Road, Pioneer, TAS, 7264
PHONE: 0488655226

LEARN MORE: 0488655226

DRAWING TITLE: Plan Elevation
SCALE: 1:75.265
DATE: 21-06-2025
DRAWN BY: GOR02_3051
PROJECT: EPE



FRONT ELEVATION

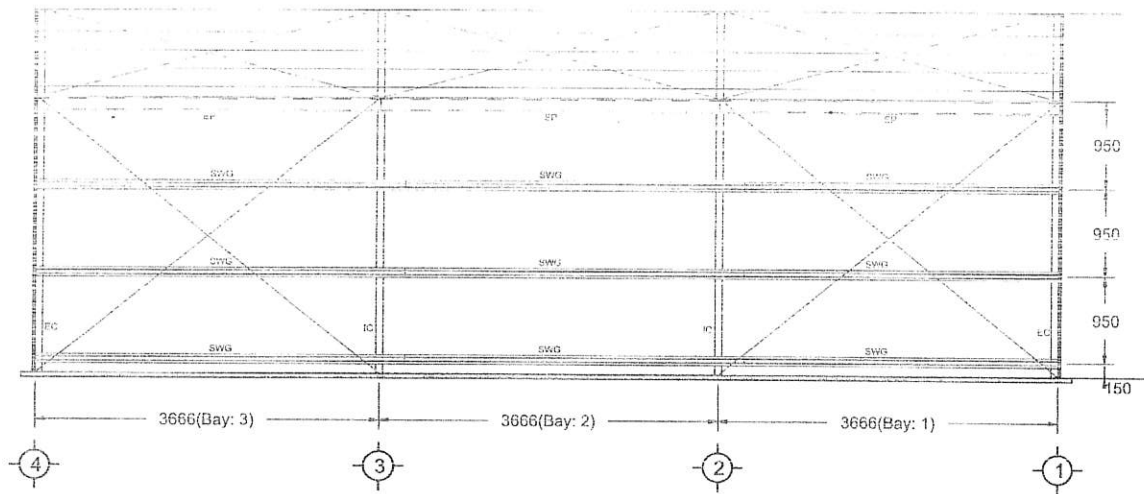


REAR ELEVATION

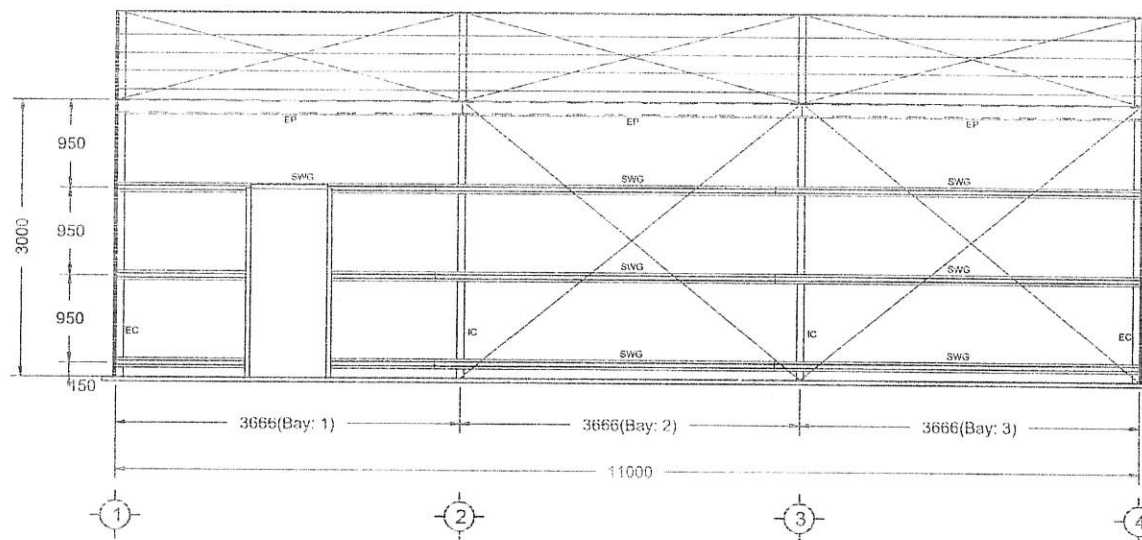
139 Main Road,
 Smith TAS 7172
 Phone: 1300 737 910
 Email: sales@rainbowbuilding.com.au

CLIENT: Danny Warren
 SITE ADDRESS: 57 Main Road, Pioneer, TAS, 7264
 PHONE: 0488655226
 Email: paul@pioneer.com

DRAWING TITLE: End Frame Elevations
 SCALE: 1:79.367
 DATE: 21-09-2025
 JOB NUMBER: 0000000004
 Drawing Number: 000



LEFT ELEVATION

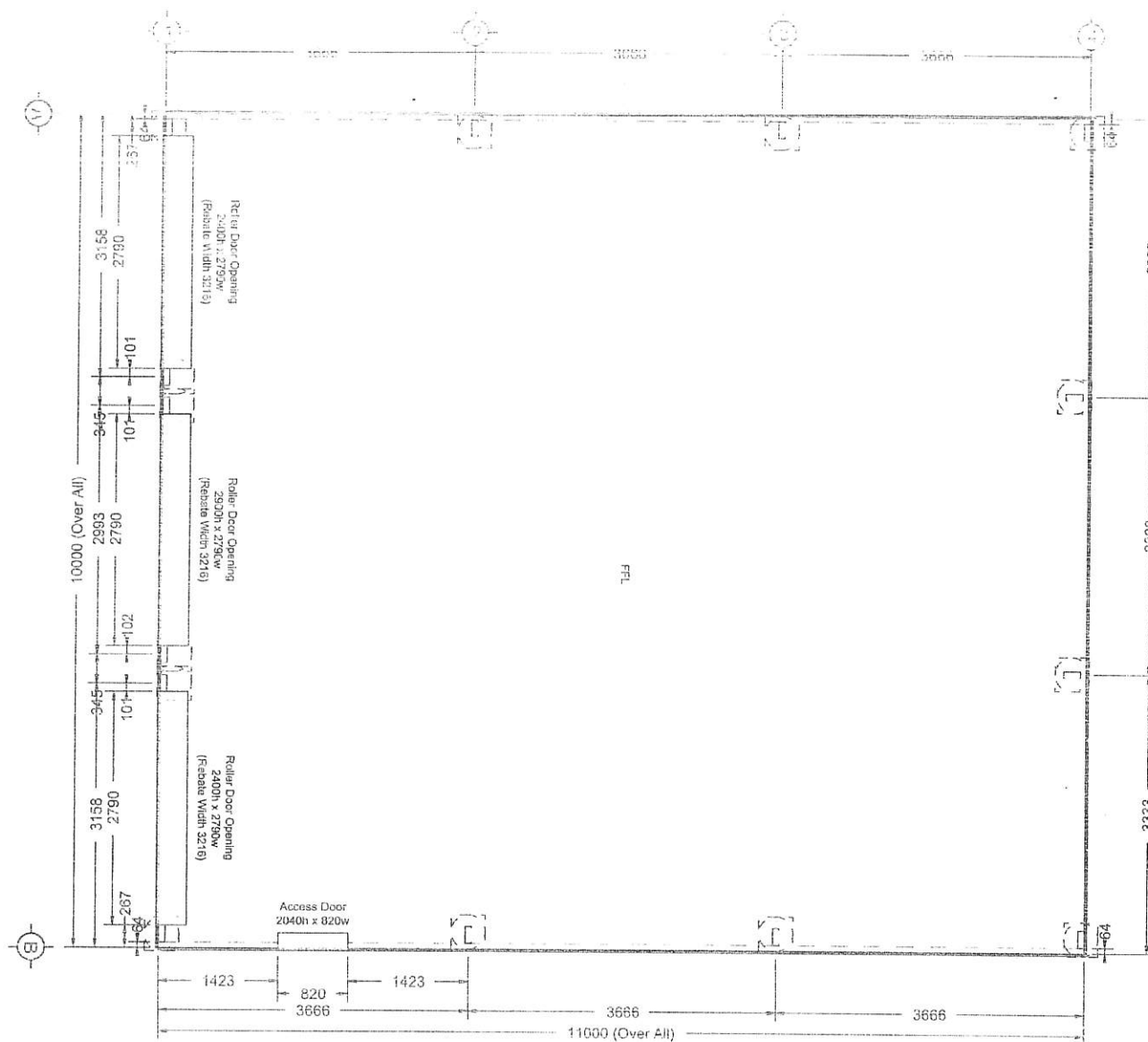


RIGHT ELEVATION

120 Main Road,
 Sorrell TAS 7172
 Phone: 1300 737 910
 Email: sales@tradingwaybuilding.com.au

CLIENT: Donny Werron
 SITE ADDRESS: 57 Main Road, Pioneer, TAS, 7264
 PHONE: 0488655226
 Email: p4407@p4407.com.au

DRAWING TITLE: Side Frame Elevations
 SCALE: 1:79.279
 DATE: 21-06-2023
 DRAWN BY: GCH/02_08/23
 CHECKED BY: SPS



FLOOR PLAN

139 Main Road,
 Sorrell TAS 7172
 Phone: 1300 737 910
 Email: sales@rainbowbuilding.com.au

CLIENT: Denny Warren
 SITE ADDRESS: 57 Main Road, Pioneer, TAS, 7264
 PHONE: 0499055220
 EMAIL: paulw@pioneer.com

DRAWING TITLE: Floor Plan
 SCALE: 1:78.311
 DATE: 21-08-2025
 JOB NO.: 00002_0001
 DESIGNED BY: [Signature]