

LAU-Local Provisions Schedule

LAU-Local Provisions Schedule Title

LAU-1.1 This Local Provisions Schedule is called the Launceston Local Provisions Schedule and comprises all the land within the municipal area.

LAU-Effective Date

LAU-1.2 The effective date for this Local Provisions Schedule is <insert date>.

LAU-Local Area Objectives

This table is not used in this Local Provisions Schedule.

LAU-P1.0 Particular Purpose Zone – Techno Park

LAU-P1.1 Zone Purpose

The purpose of the Particular Purpose Zone – Techno Park is:

LAU-P1.1.1 To provide for a range of uses and developments for research, development and assembly of high technology goods, information technology and communication services.

LAU-P1.1.2 To provide for complementary uses and developments that support the above purpose.

LAU-P1.2 Local Area Objectives

This sub-clause is not used in this particular purpose zone.

LAU-P1.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P1.4 Use Table

Use Class	Qualification
No Permit Required	
Natural and Cultural Values Management	
Passive Recreation	
Permitted	
Business and Professional Services	If for a call centre
Research and Development	
Utilities	If for minor utilities
Discretionary	
Business and Professional Services	If not listed as Permitted.
Educational and Occasional Care	
Food Services	If not for a restaurant

Manufacturing and Processing	If for electronic technology, information technology or biotechnology
Service Industry	If for electronic technology, information technology or biotechnology
Utilities	If not listed as Permitted.
Prohibited	
All other uses	

LAU-P1.5 Use Standards

LAU-P1.5.2 Emissions impacting residential zones

Objective:	That emissions to air, land and water are not detrimental to the amenity of sensitive uses.	
Acceptable Solutions	Performance Criteria	
A1 The use must be separated from the boundary of a General Residential Zone or Low Density Residential Zones a distance of not less than 100m.	P1 The use must not adversely impact on the amenity of nearby sensitive uses, having regard to: (a) the nature of the proposed use; (b) the characteristics of the emissions; (c) the proximity and number of sensitive uses in the area; (d) the topography of the site; (e) background emission levels; (f) any mitigation measures proposed; and (g) the character of the surrounding area.	

LAU-P1.6 Development Standards for Buildings and Works

LAU-P1.6.1 Outdoor storage areas

Objective:	That outdoor storage areas do not detract from the amenity of the area.	
Acceptable Solutions	Performance Criteria	
A1 Outdoor storage areas, excluding for the display of goods for sale, must not be visible	P1 Outdoor storage areas, excluding for the display of goods for sale, must be located or screened to minimise its impact on views into the site from	

<p>from any road or public open space adjoining the site.</p>	<p>any roads or public open space adjoining the site, having regard to:</p> <ul style="list-style-type: none"> (a) the nature of the use; (b) type of goods, materials or waste proposed to be stored; (c) the topography of the site; (d) the landscaping of the site; and (e) any screening proposed.
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LAU-P1.6.2 Building height and setback

Objective:	That building height and setback is compatible with the character of the zone.	
Acceptable Solutions		Performance Criteria
<p>A1</p> <p>Building height must be not more than:</p> <ul style="list-style-type: none"> (a) 10m; or (b) the average of the building heights on the site or adjoining lots, <p>whichever is greater.</p>	<p>P1</p> <p>Building height must be compatible with the streetscape and character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the height of buildings on the site, adjoining lots and adjacent lots; (c) the bulk and form of existing and proposed buildings; (d) the allowable building heights; (e) the apparent height when viewed from roads and public places; and (f) any overshadowing of adjoining lots or public places. 	
<p>A2</p> <p>Buildings must have a setback from a frontage of not less than 15m.</p>	<p>P2</p> <p>Buildings must be sited to be compatible with the streetscape and character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the setbacks of surrounding buildings; (c) the height, bulk and form of existing and proposed buildings; 	

	<ul style="list-style-type: none"> (d) the appearance when viewed from roads and public places; (e) the existing or proposed landscaping; (f) the safety of road users; (g) the access to the site for deliveries and service vehicles; and (h) the provision for car parking.
<p>A3</p> <p>Buildings must have a setback from side and rear boundaries of not less than 15m.</p>	<p>P3</p> <p>Buildings must be sited to be compatible with the character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the size, shape, and orientation of the site; (c) the setbacks of surrounding buildings; (d) the height, bulk and form of existing and proposed buildings; (e) the existing buildings on the site; (f) the character of the surrounding area; (g) the access to the site for deliveries and service vehicles; (h) provision for car parking; and (i) any overshadowing of adjoining lots or public places.

LAU-P1.6.3 Streetscape

Objective:	That development has an acceptable impact on the streetscape.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>New buildings or extensions to existing buildings, excluding walls built to the lot boundary, must:</p> <ul style="list-style-type: none"> (a) have external walls constructed with not less than 50% brick, concrete, masonry or glass; (b) have external walls, unless brick or glass, painted or finished with a texture coat; 	<p>P1</p> <p>New buildings or extensions to existing buildings, excluding walls built to the lot boundary, must be compatible with the streetscape, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the nature of the use; (c) the visibility of the building from the road; (d) the external treatment and finish of buildings; 	

<p>(c) have not less than 50% glazing to the external walls of the office components of the buildings;</p> <p>(d) be designed and orientated so that the main pedestrian entrance into the primary building is visible from the road; and</p> <p>(e) incorporate a protected (by kerb, landscaping, bollards or similar device) pedestrian pathway from the road to the main entrance to the building.</p>	<p>(e) the building materials used in the surrounding area;</p> <p>(f) the visibility of the entrance to a building; and</p> <p>(g) safety and access for pedestrians.</p>
<p>A2</p> <p>Car parking must not be located within 15m of the frontage.</p>	<p>P2</p> <p>Car parking must be located to minimise visual impact on the streetscape, having regard to:</p> <p>(a) the topography of the site;</p> <p>(b) the nature of the use;</p> <p>(c) the number of car spaces;</p> <p>(d) the visibility of the car parking from the road;</p> <p>(e) the use of measures to mitigate impacts including screening and landscaping;</p> <p>(f) the location of car parking on adjoining sites; and</p> <p>(g) the character of the streetscape.</p>

LAU-P1.6.4 Fences

Objective:	To provide for fences that are appropriate to the site and character of the area.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>No Acceptable Solution¹</p>	<p>P1</p> <p>Boundary fences must not have an unreasonable impact on the amenity of adjoining sites and the streetscape, having regard to:</p> <p>(a) the topography of the site;</p> <p>(b) the need for security;</p> <p>(c) the materials and finish of the proposed fence;</p>

¹ An exemption applies for fences in this zone – see Table 4.6

	<p>(d) the need and opportunity for passive surveillance, particularly where the fence adjoins a road or reserve;</p> <p>(e) any overshadowing; and</p> <p>(f) the character of the streetscape and surrounding area.</p>
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LAU-P1.6.5 Site landscaping

Objective:	That new development provides acceptable levels of site landscaping.	
	Acceptable Solutions	Performance Criteria
	<p>A1</p> <p>New buildings or extensions with a gross floor area greater than 100m² or 50% of the existing gross floor area, whichever is lesser, must:</p> <p>(a) landscape an area within the front setback of not less than the 50% of that area; and</p> <p>(b) provide a minimum of 1 tree capable of growing to a height of not less than 10m planted for every 250m² of site area. Trees must be located within a minimum 3m diameter landscaped area.</p>	<p>P1</p> <p>New buildings or extensions with a gross floor area greater than 100m² or 50% of the existing gross floor area, whichever is lesser, must include landscaping that improves the amenity and appearance of the site and the streetscape, having regard to:</p> <p>(a) the topography of the site;</p> <p>(b) the existing vegetation on the site;</p> <p>(c) shade for users of the site and car parking areas;</p> <p>(d) the location, type and growth of the proposed vegetation;</p> <p>(e) the area set aside for landscaping and its suitability;</p> <p>(f) the design, locations and visibility of buildings and other works;</p> <p>(g) the operational needs of the proposed use; and</p> <p>(h) the character of the streetscape and surrounding area.</p>

LAU-P1.7 Development Standards for Subdivision

LAU-P1.7.1 Lot size and dimensions

Objective:	<p>That each lot:</p> <p>(a) has an area and dimensions appropriate for the zone; and</p> <p>(b) does not cause an adverse impact on the amenity of adjoining land especially residential zones.</p>
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Acceptable Solutions	Performance Criteria
<p>A1.1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <ul style="list-style-type: none"> (a) have an area of not less than 5000m² and be able to contain 50m diameter circle with the centre of the circle not more than 50m from the frontage; (b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Council or a municipality; (c) be required for the provision of public Utilities; or (d) be for the consolidation of a lot with another lot, provided each lot is within the same zone; and <p>A1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have new lot boundaries aligned from buildings that satisfy the setbacks required by clause LAU-P1.6.1 A2 and A3.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions suitable for its intended use having regard to:</p> <ul style="list-style-type: none"> (a) development of buildings on the lots; (b) the likely location of buildings on the lots; (c) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; (d) the topography of the site; (e) the presence of any natural hazards; (f) the existing pattern of development in the area; and (g) future use or development of the site or adjoining land.
<p>A2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must not be located on the boundary with a General Residential Zone or Low Density Residential Zone.</p>	<p>P2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be designed to minimise the potential for nuisance or loss of amenity for adjacent lots, having regard to:</p> <ul style="list-style-type: none"> (a) the lot layout and design; (b) the existing pattern of development in the area; (c) the ability for buildings to be erected in accordance with the development standards; (d) the proposed use of the lot; (e) the use of the adjoining lots; (f) the topography of the site; (g) the physical separation to surrounding sensitive land uses; (h) compatibility with the existing pattern of development in the area;

	<ul style="list-style-type: none"> (i) the orientation of the lot; (j) access considerations; and (k) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport.
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LAU-P1.7.2 Frontage and access

Objective:	That lots provide: <ul style="list-style-type: none"> (a) appropriate frontage to a road; and (b) safe appropriate access suitable for the intended use of the new lot.
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Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have a frontage to a road maintained by a road authority of not less than 20m.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be provided with a frontage, or legal connection to a road by a right-of-carriageway, of not less than 3.6m width, having regard to:</p> <ul style="list-style-type: none"> (a) the width of frontage proposed, if any; (b) whether any other land has a right-of-carriageway as its sole or principal means access over the frontage; (c) the number of immediately adjacent rights-of-carriageway; (d) the topography of the site; (e) the proposed use of the lot; (f) the construction and maintenance of the road; (g) the existing pattern of development in the surrounding area; (h) the anticipated nature of the vehicles likely to access the site; (i) the ability to manoeuvre vehicles on the site; (j) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; and (k) the advice of the road authority.
<p>A2</p>	<p>P2</p>

No Acceptable Solution.	<p>Each lot, or a lot proposed in a plan of subdivision, must be capable of being provided with reasonable vehicular access to a boundary of a lot or building area on the lot, if any, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the distance between the lot or building area and the carriageway; (c) the nature of the road and the traffic, including pedestrians; (d) the character of the area; and (e) the advice of the road authority.
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LAU-P1.7.3 Discharge of stormwater

Objective:	That the subdivision layout, including roads, provides that stormwater is satisfactorily drained and discharged.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, including roads, must be capable of connecting to a public stormwater system.</p>	<p>P1</p> <p>All stormwater runoff is to be collected and discharged from the subdivision in a manner that will not cause adverse impacts, having regard to:</p> <ul style="list-style-type: none"> (a) the location of the discharge point (if any); (b) the stormwater flow paths both internal and external to the site; (c) the location of building areas within the site; (d) the topography of the site; (e) the characteristics of the site, including rainfall; (f) the development on the site and adjoining land; (g) the additional runoff from the subdivision development and likely future development of the land; and (h) any onsite storage devices, detention basins or other water sensitive urban design techniques within the subdivision.
A2	P2

<p>The Council's General Manager has provided advice that the public stormwater system has the capacity to accommodate the stormwater discharge from each lot, or a lot proposed in a plan of subdivision.</p>	<p>Stormwater discharge flows from each lot, or a lot proposed in a plan of subdivision, are mitigated to a level that the public stormwater system can accommodate, having regard to:</p> <ul style="list-style-type: none"> (a) the location of the discharge point (if any); (b) the stormwater flow paths both internal and external to the site; (c) the topography of the site; (d) the characteristics of the site, including rainfall; (e) the development of the site; (f) the additional runoff from the subdivision development and likely future development of the land; and (g) any onsite storage devices, detention basins or other water sensitive urban design techniques within the subdivision.
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LAU-P1.7.4 Water and sewerage services

Objective:	That each lot provides for appropriate water supply and wastewater disposal.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated water supply.</p>	<p>P1</p> <p>No Performance Criterion.</p>
<p>A2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated sewerage system.</p>	<p>P2</p> <p>No Performance Criterion.</p>

LAU-P1.8 Tables

This sub-clause is not used in this particular purpose zone.

LAU-P2.0 Particular Purpose Zone – Coats Patons Complex

LAU-P2.1 Zone Purpose

The purpose of the Particular Purpose Zone – Coats Patons Complex is:

- LAU-P2.1.1 To provide for the reuse of the Coats Patons complex primarily for a mix of worship and community activities, providing for the social wellbeing or health of the community, including the carrying out or administration of community based services.
- LAU-P2.1.2 To provide for the continued use of light industrial activities, service industry activities, vehicle parking, hospital services and wood product manufacture, where these uses do not adversely impact on the amenity of the surrounding area.
- LAU-P2.1.3 To provide opportunity for commercial or business activities at a scale where this will not threaten the established activity centre hierarchy.
- LAU-P2.1.4 To provide for residential uses capable of co-existing with the mix of non-residential uses permitted to operate within the zone.

LAU-P2.2 Local Area Objectives

This sub-clause is not used in this particular purpose zone.

LAU-P2.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P2.4 Use Table

Use Class	Qualification
No Permit Required	
Natural and Cultural Values management	
Passive Recreation	
Permitted	
Business and Professional Services	If less than 100m ² gross floor area and not directly part of another Business and Professional Services use on the site.
Community Meeting and Entertainment	
Educational and Occasional Care	
Research and Development	

Residential	If not adjoining Manufacturing and Processing.
Sport and Recreation	If not for outdoor recreation
Storage	If for self storage, vehicle, caravan or boat storage
Utilities	If for minor utilities
Discretionary	
Business and Professional Services	If not listed as Permitted.
Food Services	
General Retail and Hire	If for a local shop
Hospital Services	
Manufacturing and Processing	
Residential	
Service Industry	
Sport and Recreation	If not listed as Permitted.
Storage	If not listed as Permitted.
Tourist Operation	
Utilities	If not listed as Permitted.
Visitor Accommodation	
Prohibited	
All other uses	

LAU-P2.5 Use Standards

LAU-P2.5.1 Hours of operation

Objective:	That non-residential uses do not cause an unreasonable loss of amenity to nearby sensitive uses.	
Acceptable Solutions		Performance Criteria
A1	Commercial vehicles for a use class specified in Table LAU-P2.8.1 must only operate between 6.00am and 10.00pm.	P1 Commercial vehicles for a use class specified in Table LAU-P2.8.1 must not cause an unreasonably loss of amenity to adjacent sensitive uses, having regard to:

	<ul style="list-style-type: none"> (a) the extent and timing of traffic generation; (b) the hours of delivery and despatch of goods and materials; and (c) the existing levels of amenity.
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LAU-P2.5.2 Noise levels

Objective:	That noise emissions from uses do not cause an unreasonable loss of amenity to adjoining sensitive uses.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>A use class specified in Table LAU-P2.8.1 that is listed as No Permit Required or Permitted in LAU-P2.4 Use Table.</p>	<p>P1</p> <p>Noise levels generated by a use class specified in Table LAU-P2.8.1 on the site must not cause an unreasonable loss of amenity to sensitive uses within the site and within the adjoining locality, having regard to:</p> <ul style="list-style-type: none"> (a) the nature and intensity of the use; (b) the characteristics of the noise emitted; (c) the topography of the site; (d) the separation between the noise emission and the sensitive use; (e) the degree of screening between the noise source and adjoining sensitive uses; and (f) the character of the surrounding area. 	

LAU-P2.6 Development Standards for Buildings and Works

LAU-P2.6.1 Building height and setbacks

Objective:	That building height and setback is compatible with the character of the zone.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Building height must be not more than 10m.</p>	<p>P1</p> <p>Building height must be compatible with the streetscape and character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the height of buildings on the site, adjoining lots and adjacent lots; 	

	<ul style="list-style-type: none"> (c) the bulk and form of existing and proposed buildings; (d) the allowable building heights; (e) the apparent height when viewed from roads and public places; and (f) any overshadowing of adjoining lots or public places.
<p>A2</p> <p>Buildings must have a setback from a frontage of not less than 5.5m.</p>	<p>P2</p> <p>Buildings must be sited to be compatible with the streetscape and character of the zone having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the setbacks of surrounding buildings; (c) the height, bulk and form of existing and proposed buildings; (d) the appearance when viewed from roads and public places; (e) the existing or proposed landscaping; (f) the safety of road users; (g) the access to the site for deliveries and service vehicles; and (h) provision for car parking.
<p>A3</p> <p>Buildings must have a setback from side and rear boundaries of not less than 3m, plus 0.3m for every metre of height over 3.6m up to 6.9m, plus 1m for every metre of height over 6.9m.</p>	<p>P3</p> <p>Buildings must be sited to be compatible with the character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the size, shape, and orientation of the site; (c) the setbacks of surrounding buildings; (d) the height, bulk and form of existing and proposed buildings; (e) the appearance when viewed from roads and public places; (f) the existing buildings on the site; (g) the access to the site for deliveries and service vehicles; (h) provision for car parking;

	<ul style="list-style-type: none"> (i) any overshadowing of adjoining lots or public places; and (j) the character of the surrounding area.
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LAU-P2.6.2 Location of car parking

Objective:	That car parking: <ul style="list-style-type: none"> (a) avoids parking and traffic difficulties in the surrounding area; and (b) does not detract from the streetscape.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Car parking must be located:</p> <ul style="list-style-type: none"> (a) within the building structure; or (b) behind the building. 	<p>P1</p> <p>Car parking must be located to minimise its visibility from a road, having regard to:</p> <ul style="list-style-type: none"> (a) the existing streetscape; (b) the location of the car parking; (c) vehicle and pedestrian traffic safety; (d) measures to screen parking; and (e) any landscaping proposed.
<p>A2</p> <p>The total width of the door or doors on a garage facing a frontage must be not more than 6m.</p>	<p>P2</p> <p>Garage doors should not be a visually dominant element in the streetscape and must be designed, having regard to:</p> <ul style="list-style-type: none"> (a) the location of existing buildings on the site; (b) the existing streetscape; and (c) the design and locations of garages in the surrounding area.

LAU-P2.6.3 Daylight to windows for Residential use class and residential components of mixed use development

Objective:	To allow adequate daylight into habitable room windows.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Buildings must have a light court with an area of not less than 3m² and a dimension of not less than 1m clear to the sky if the distance between:</p>	<p>P1</p> <p>Buildings must provide for adequate levels of daylight to habitable rooms of a dwelling and existing windows within adjoining buildings, having regard to:</p>

<p>(a) a new window in a habitable room of a dwelling and an existing building; or</p> <p>(b) a new building constructed directly opposite an existing habitable room window of a dwelling,</p> <p>is less than 3m.</p>	<p>(a) the level of daylight available to the habitable rooms in the dwelling;</p> <p>(b) any existing vegetation; and</p> <p>(c) the topography of the site.</p>
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LAU-P2.6.4 Private open space for Residential use class and residential components of mixed use development

Objective:	To provide adequate and useable private open space for the needs of residents.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Dwellings must have an area of private open space with direct access from a habitable room other than a bedroom, comprising:</p> <p>(a) on the ground floor, 24m² with a horizontal dimension of not less than 3m; or</p> <p>(b) wholly above ground floor, 8m² with a horizontal dimension of not less than 2m; or</p> <p>(c) a roof-top area, 10m² with a horizontal dimension of not less than 2m.</p>	<p>P1</p> <p>Dwellings must be provided with sufficient private open space to meet the reasonable needs of the residents, having regard to:</p> <p>(a) the size and usability of the private open space;</p> <p>(b) the accessibility of the private open space;</p> <p>(c) the availability of common open space;</p> <p>(d) the availability of and access to public open space;</p> <p>(e) the orientation of the lot to the road; and</p> <p>(f) the ability of the private open space to receive adequate solar access.</p>	
<p>A2</p> <p>Private open space for a dwelling must receive not less than 4 hours of direct sunlight on 21 June to 50% of the designated private open space area.</p>	<p>P2</p> <p>Private open space for a dwelling must receive adequate sunlight having regard to:</p> <p>(a) the topography of the site;</p> <p>(b) site constraints, including any vegetation;</p> <p>(c) the orientation and shape of the site; and</p> <p>(d) the location and size of buildings on the site and adjoining lots.</p>	

LAU-P2.6.5 Overshadowing of private open space for Residential use class and residential components of mixed use development

Objective:	That new buildings do not unreasonably overshadow existing private open space.	
Acceptable Solutions	Performance Criteria	

<p>A1.1</p> <p>If new buildings reduce sunlight to the private open space of an existing dwelling, not less than 75% of the private open space must receive not less than 4 hours of sunlight on 21 June; and</p> <p>A1.2</p> <p>If less than 75% of the existing private open space receives 4 hours of sunlight on 21 June, new buildings must not further reduce the amount of sunlight.</p>	<p>P1</p> <p>New buildings must not unreasonably overshadow existing private open space, having regard to:</p> <ul style="list-style-type: none"> (a) the impact on the amenity of existing dwellings; (b) sunlight penetration to the private open space of the existing dwelling; (c) the time of day and the duration that sunlight is available to the private open space of the existing dwelling; and (d) the effect of a reduction in sunlight on the existing use of the private open space.
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LAU-P2.6.6 Storage for Residential use class and residential components of mixed use development

Objective:	To provide adequate storage facilities for each dwelling.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Each dwelling must have access to not less than 6m³ of dedicated, secure storage space not located between the primary frontage and the building line of a dwelling.</p>	<p>P1</p> <p>Each dwelling must provide adequate storage for the reasonable needs of residents, having regard to:</p> <ul style="list-style-type: none"> (a) the size and type of dwelling proposed; (b) the location, type, and size of storage proposed; (c) the availability, accessibility and convenience of the storage proposed; (d) any common or other types of storage on the site; and (e) the existing streetscape. 	

LAU-P2.6.7 Common property for Residential use class and residential components of mixed use development

Objective:	That common areas are easily identified.	
Acceptable Solutions	Performance Criteria	
<p>A1</p>	<p>P1</p> <p>No Performance Criterion.</p>	

<p>Site drawings for a dwelling must clearly delineate private and common areas, including:</p> <ul style="list-style-type: none"> (a) driveways; (b) parking spaces, including visitor parking spaces; (c) landscaping and gardens; (d) mailboxes; and (e) storage for waste and recycling bins. 	
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LAU-P2.7 Development Standards for Subdivision

LAU-P2.7.1 Lot size and dimensions

Objective:	<p>That each lot:</p> <ul style="list-style-type: none"> (a) has an area and dimensions that are appropriate for the zone; and (b) does not cause an adverse impact on the amenity of adjoining land, especially residential zones, .
Acceptable Solutions	Performance Criteria
<p>A1.1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <ul style="list-style-type: none"> (a) have an area of not less than 1000m²; (b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Councils or a municipality; (c) be required for the provision of public Utilities; or (d) be for the consolidation of a lot with another lot, provided each lot is within the same zone; and <p>A1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have new boundaries aligned from buildings that satisfy the setbacks required by clause LAU-P2.6.1 A2 and A3.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions suitable for its intended use having regard to:</p> <ul style="list-style-type: none"> (a) the relevant acceptable solutions for development of buildings on the lots; (b) the likely location of buildings on the lots; (c) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; (d) the topography of the site; (e) the presence of any natural hazards; (f) the existing pattern of development in an area; and (g) the future use or development of the site or adjoining land.
A2	P2

<p>Each lot, or a lot proposed in a plan of subdivision, must not be located on the boundary with a General Residential Zone or Inner Residential Zone.</p>	<p>Each lot, or a lot proposed in a plan of subdivision, must be designed to minimise the potential for nuisance or loss of amenity for adjacent lots, having regard to:</p> <ul style="list-style-type: none"> (a) the lot layout and design; (b) the existing pattern of development in the area; (c) the ability for buildings to be erected in accordance with the development standards; (d) the proposed use of the lot; (e) the use of the adjoining lots; (f) the topography of the site; (g) the physical separation to surrounding sensitive land uses; (h) compatibility with the existing pattern of development in an area; (i) the orientation of the lot; (j) access considerations; and (k) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport.
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LAU-P2.7.2 Frontage and access

<p>Objective:</p>	<p>That lots provide:</p> <ul style="list-style-type: none"> (a) appropriate frontage to a road; and (b) safe appropriate access suitable for the intended use of the new lot.
<p>Acceptable Solutions</p>	<p>Performance Criteria</p>
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have a frontage to a road maintained by a road authority of not less than 6m.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be provided with a frontage, or legal connection to a road by a right-of-carriageway, of not less than 3.6m width, having regard to:</p> <ul style="list-style-type: none"> (a) the width of frontage proposed, if any; (b) whether any other land has a right-of-carriageway as its sole or principal means of access over the frontage;

	<ul style="list-style-type: none"> (c) the number of immediately adjacent rights-of-carriageway; (d) the topography of the site; (e) the proposed use of the lot; (f) the construction and maintenance of the road; (g) the existing pattern of development in the surrounding area; (h) the anticipated nature of the vehicles likely to access the site; (i) the ability to manoeuvre vehicles on the site; (j) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; and (k) the advice of the road authority.
<p>A2</p> <p>No Acceptable Solution.</p>	<p>P2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be capable of being provided with reasonable vehicular access to a boundary of a lot or building area on the lot, if any, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the distance between the lot or building area and the carriageway; (c) the nature of the road and the traffic, including pedestrians; (d) the character of the area; and (e) the advice of the road authority.

LAU-P2.7.3 Discharge of stormwater

Objective:	That the subdivision layout, including roads, provides that stormwater is satisfactorily drained and discharged.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, including roads, must be capable of connecting to a public stormwater system.</p>	<p>P1</p> <p>No Performance Criterion.</p>

<p>A2</p> <p>The Council's General Manager has provided advice that the public stormwater system has the capacity to accommodate the stormwater discharge from each lot, or a lot proposed in a plan of subdivision.</p>	<p>P2</p> <p>No Performance Criterion.</p>
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LAU-P2.7.4 Water and sewerage services

Objective:	That each lot provides for appropriate water supply and wastewater disposal.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated water supply.</p>	<p>P1</p> <p>No Performance Criterion.</p>
<p>A2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated sewerage system.</p>	<p>P2</p> <p>No Performance Criterion.</p>

LAU-P2.8 Tables

Table LAU-P2.8.1 Use Classes subject to clauses LAU-P2.5.1 and LAU-P2.5.2

Use Class	Qualification
Community Meeting and Entertainment	
Food Services	
Hospital Service	
Manufacturing and Processing	
Research and Development	
Service Industry	
Sports and Recreation	
Storage	
Tourist Operation	
Utilities	If not for minor utilities.
Visitor Accommodation	

LAU-P3.0 Particular Purpose Zone – Seaport

LAU-P3.1 Zone Purpose

The purpose of the Particular Purpose Zone – Seaport is:

- LAU-P3.1.1 To provide for the re-development of the North Esk River edge and adjacent land, whilst providing for greater public access and use of the North Esk and Tamar River frontages.
- LAU-P3.1.2 To provide for a range of tourist, recreational and residential uses and developments.
- LAU-P3.1.3 To provide for a range of commercial and retail uses in support of the tourism, recreational and residential uses.

LAU-P3.2 Local Area Objectives

This sub-clause is not used in this particular purpose zone.

LAU-P3.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P3.4 Use Table

Use Class	Qualification
No Permit Required	
Natural and Cultural Values Management	
Passive Recreation	
Permitted	
Community Meeting and Entertainment	
Food Services	
Residential	
Sports and Recreation	
Tourist Operation	
Utilities	If for minor utilities
Visitor Accommodation	
Discretionary	

Business and Professional Services	
General Retail and Hire	If for a gross floor area of not more than 250m ²
Hotel Industry	
Pleasure Boat Facility	
Utilities	If not listed as Permitted.
Prohibited	
All other uses	

LAU-P3.5 Use Standards

LAU-P3.5.1 Hours of operation

Objective:	That non-residential uses do not cause an unreasonable loss of amenity to nearby sensitive uses.	
Acceptable Solutions	Performance Criteria	
A1 Commercial vehicles for a use class specified in Table LAU-P3.8.1 must only operate between 6.00am and 10.00pm	P1 Commercial vehicles for a use class specified in Table LAU-P3.8.1 must not unreasonably impact on the amenity of adjacent sensitive uses, having regard to: (a) the extent and timing of traffic generation; (b) the hours of delivery and despatch of goods and materials; and (c) the existing levels of amenity.	

LAU-P3.5.2 Mechanical plant and equipment

Objective:	That the use of mechanical plant and equipment does not cause an unreasonable loss of amenity to sensitive uses.	
Acceptable Solutions	Performance Criteria	
A1 Air conditioning, air extraction, heating or refrigeration systems or compressors for a use class specified in Table LAU-P3.8.1 must be designed, located, baffled or insulated to prevent noise, odours, fumes or vibration from being received by adjoining or immediately opposite sensitive uses.	P1 Noise, odours, fumes or vibration generated by air conditioning, air extraction, heating or refrigeration systems or compressors for a use class specified in Table LAU-P3.8.1 must not cause unreasonable loss of amenity to adjoining or immediately opposite sensitive uses, having regard to:	

	<ul style="list-style-type: none"> (a) the characteristics and frequency of any emissions generated; (b) the nature of the proposed use; (c) the topography of the site; (d) the landscaping of the site; and (e) any mitigation measures proposed.
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LAU-P3.5.3 Noise levels

Objective:	That noise emissions from uses do not cause an unreasonable loss of amenity to nearby sensitive uses.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Noise generated by a use class specified in Table LAU-P3.8.1 on the site must:</p> <ul style="list-style-type: none"> (a) not exceed a time average A-weighted sound pressure level (LAeq) of 5 dB(A) above background during operating hours when measured at the boundary of an existing sensitive use adjoining or immediately opposite the site; or (b) be in accordance with any permit conditions required by the Environment Protection Authority or an environment protection notice issued by the Director of the Environment Protection Authority. 	<p>P1</p> <p>Noise levels from use class specified in Table LAU-P3.8.1 on the site must cause not unreasonably loss of amenity to adjacent sensitive uses having regard to:</p> <ul style="list-style-type: none"> (a) the nature and intensity of the use; (b) the characteristics of the noise emitted; (c) the topography of the site; (d) the separation between the noise emission and the sensitive use; (e) the degree of screening between the noise source and adjoining sensitive uses; and (f) the character of the surrounding area. 	

LAU-P3.6 Development Standards for Buildings and Works

LAU-P3.6.1 Site coverage

Objective:	That site coverage:	
	<ul style="list-style-type: none"> (a) is compatible with the character of the zone; and (b) provides sufficient area for private open space and landscaping. 	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>A building must have a site coverage of not more than 40%.</p>	<p>P1</p> <p>Site coverage of a building must have regard to:</p> <ul style="list-style-type: none"> (a) the size and shape of the site; 	

	<ul style="list-style-type: none"> (b) existing buildings and any constraints imposed by existing development; (c) provision for landscaping and private open space; (d) the site coverage of adjacent lots; and (e) the character of the zone.
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LAU-P3.6.2 Building height, setback and siting

Objective:	That building height setback and siting is compatible with the character of the zone.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Building height must be not more than:</p> <ul style="list-style-type: none"> (a) 10m; or (b) 1m greater than the average of the building heights on the site or immediately adjoining lots, <p>whichever is the greater.</p>	<p>P1</p> <p>Building height must be compatible with the character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the height of buildings on the site, adjoining lots and adjacent lots; (b) the bulk and form of existing and proposed buildings; (c) the allowable building heights; (d) the apparent height when viewed from roads and public places; and (e) any overshadowing of adjoining lots or public places. 	
<p>A2</p> <p>Buildings, excluding protrusions such as eaves, steps, porches, and awnings extending horizontally beyond the building envelope not more than 0.6m, must be contained within a building envelope determined by a:</p> <ul style="list-style-type: none"> (a) separation distance of 8m from the North Esk boardwalk; (b) separation distance of 10m from a road; and (c) setback of 1.5m from side boundaries. 	<p>P2</p> <p>Buildings must be sited to be compatible with the character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the setback of surrounding buildings; (b) the height, bulk and form of existing and proposed buildings; (c) the appearance when viewed from a road or public land; (d) reduction in sunlight to a habitable room of a dwelling; (e) overshadowing of the private open space of a dwelling; (f) any overshadowing of adjoining lots or public places; and 	

	(g) the character of the surrounding area.
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LAU-P3.6.3 Location of car parking

Objective:	That car parking: (a) does not detract from the streetscape; and (b) provides for vehicle and pedestrian safety.
Acceptable Solutions	Performance Criteria
<p>A1.1 Car parking for residential development must be located:</p> <p>(a) within the building structure; or (b) between the building line and the frontage to Home Point Parade or Seaport Boulevard.</p> <p>A1.2 Garages and carports must be setback not less than 3m from a road frontage.</p> <p>A1.3 Vehicular access must only be provided to or from a road.</p>	<p>P1 Car parking must be located to minimise its visibility from a road, having regard to:</p> <p>(a) the existing streetscape; (b) the location of the car parking; (c) vehicle and pedestrian traffic safety; (d) measures to screen parking; and (e) any landscaping proposed.</p>

LAU-P3.6.4 Active ground floors

Objective:	That building facades promote and maintain high levels of pedestrian interaction and amenity.
Acceptable Solutions	Performance Criteria
<p>A1 New buildings with non-residential uses on ground floors must:</p> <p>(a) have clear glazing, display windows or glass doorways for not less than 80% of all ground floor facades to, roads, malls, laneways or arcades; (b) not have security grilles or screens that obscure the ground floor facades to roads, malls, laneways or arcades;</p>	<p>P1 New buildings must be designed to maximise interaction between the use of the building and pedestrians, having regard to:</p> <p>(a) an adequate level of glazing, openness and transparency on the ground floor facades to roads, malls, laneways or arcades; (b) the potential for security grilles or screens to reduce the amenity of the building or reduce levels of interaction with the public; (c) screening or obscuring all mechanical plant or equipment such as air conditioning units</p>

<p>(c) not have mechanical plant or equipment, such as air conditioning units or heat pumps located on the facade; and</p> <p>(d) not have blank walls, signage panels or blocked out windows, wider than 2m on ground floor facades to roads, malls, laneways or arcades.</p>	<p>or heat pumps so they are not recognisable or visible from ground level public view points; and</p> <p>(d) minimising the area of all blank walls, signage panels or blocked out windows on ground floor facades to roads, malls, laneways or arcades.</p>
<p>A2</p> <p>Alterations to ground floor facades of non-residential buildings must not:</p> <p>(a) reduce the level of glazing on a facade to a road, mall, laneway or arcade that is present prior to alterations;</p> <p>(b) have security grilles or screens that obscure the ground floor facade;</p> <p>(c) introduce new or additional mechanical plant or equipment such as air-conditioning units or heat pumps located on the facade; and</p> <p>(d) increase blank walls, signage panels or blocked out windows, wider than 2m on ground floor facades to roads, malls, laneways or arcades.</p>	<p>P2</p> <p>Alterations to ground floor facades of non-residential buildings must be designed to maximise interaction between the use of the building and pedestrians, having regard to:</p> <p>(a) the level of glazing, openness and transparency on the ground floor facades to roads, malls, laneways or arcades;</p> <p>(b) the potential for security grilles or screens to reduce the amenity of the building or reduce levels of interaction with the public;</p> <p>(c) screen or obscure all mechanical plant or equipment such as air conditioning units or heat pumps so as they are not recognisable or visible from ground level public view points; and</p> <p>(d) minimise the area of all blank walls, signage panels or blocked out windows on ground floor facades to roads, malls, laneways or arcades.</p>
<p>A3</p> <p>The total width of the door or doors on a garage facing a frontage must be not more than 6m.</p>	<p>P3</p> <p>Garage doors must not be a visually dominant element in the streetscape and must be designed, having regard to:</p> <p>(a) the location of existing buildings on the site;</p> <p>(b) the existing streetscape; and</p> <p>(c) the design and locations of garages in the surrounding area;</p>

LAU-P3.6.5 Daylight to windows for the Residential use class and residential components of mixed use development

Objective:	To allow adequate daylight into habitable room windows.
Acceptable Solutions	Performance Criteria

<p>A1</p> <p>Buildings must have a light court with an area of not less than 3m² and a dimension of not less than 1m clear to the sky if the distance between:</p> <p>(a) a new window in a habitable room of a dwelling and an existing building; or</p> <p>(b) a new building constructed directly opposite an existing habitable room window of a dwelling,</p> <p>is less than 3m.</p>	<p>P1</p> <p>Buildings must provide for adequate levels of daylight to habitable rooms of a dwelling and existing windows within adjoining buildings, having regard to:</p> <p>(a) the level of daylight available to the habitable rooms of the dwelling;</p> <p>(b) any existing vegetation; and</p> <p>(c) the topography of the site.</p>
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LAU-P3.6.6 Private open space for the Residential use class and residential components of mixed use development

Objective:	To provide adequate and useable private open space for the needs of residents.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Dwellings must have an area of private open space with direct access from a habitable room other than a bedroom, comprising:</p> <p>(a) on the ground floor, 24m² with a horizontal dimension of not less than 3m; or</p> <p>(b) wholly above ground floor, 8m² with a horizontal dimension of not less than 2m; or</p> <p>(c) a roof-top area, 10m² with a horizontal dimension of not less than 2m.</p>	<p>P1</p> <p>Dwellings must be provided with sufficient private open space to meet the reasonable needs of the residents having regard to:</p> <p>(a) the size and useability of the private open space;</p> <p>(b) the accessibility of the private open space;</p> <p>(c) the availability of common open space;</p> <p>(d) the availability of and access to public open space;</p> <p>(e) the orientation of the lot to the road; and</p> <p>(f) the ability of the private open space to receive adequate solar access.</p>	
<p>A2</p> <p>Private open space for a dwelling must receive not less than 4 hours of direct sunlight on 21 June to 50% of the designated private open space area.</p>	<p>P2</p> <p>Private open space for a dwelling must receive adequate sunlight having regard to:</p> <p>(a) the topography of the site;</p> <p>(b) site constraints, including any vegetation;</p> <p>(c) the orientation and shape of the site; and</p> <p>(d) the location and size of buildings on the site and adjoining lots.</p>	

LAU-P3.6.7 Overshadowing for private open space for the Residential use class and residential components of mixed use development

Objective:	That new buildings do not unreasonably overshadow existing private open space.	
Acceptable Solutions	Performance Criteria	
<p>A1.1</p> <p>If new buildings reduce sunlight to the private open space of an existing dwelling, not less than 75% of the private open space must receive not less than 4 hours of sunlight on 21 June; and</p> <p>A1.2</p> <p>If less than 75% of the existing private open space receives 4 hours of sunlight on 21 June, new buildings must not further reduce the amount of sunlight.</p>	<p>P1</p> <p>New buildings must not unreasonably overshadow existing private open space, having regard to:</p> <ul style="list-style-type: none"> (a) the impact on the amenity of existing dwellings; (b) sunlight penetration to the private open space of the existing dwelling; (c) the time of day and the duration that sunlight is available to the private open space of the existing dwelling; and (d) the effect of a reduction in sunlight on the existing use of the private open space. 	

LAU-P3.6.8 Storage for the Residential use class and residential components of mixed use development

Objective:	To provide adequate storage facilities for each dwelling.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Each dwelling must have access to not less than 6m³ of dedicated, secure storage space not located between the primary frontage and the facade of a dwelling.</p>	<p>P1</p> <p>Each dwelling must provide adequate storage for the reasonable needs of residents, having regard to:</p> <ul style="list-style-type: none"> (a) the size and type of dwelling proposed; (b) the location, type, and size of storage proposed; (c) the availability, accessibility and convenience of the storage proposed; (d) any common or other types of storage on the site; and (e) the existing streetscape. 	

LAU-P3.6.9 Common property for the Residential use class and residential components of mixed use development

Objective:	That common areas are easily identified.	
Acceptable Solutions	Performance Criteria	

<p>A1</p> <p>Site drawings for a dwelling must clearly delineate private and common areas, including:</p> <ul style="list-style-type: none"> (a) driveways; (b) parking spaces, including visitor parking spaces; (c) landscaping and gardens; (d) mailboxes; and (e) storage for waste and recycling bins. 	<p>P1</p> <p>No Performance Criterion.</p>
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LAU-P3.7 Development Standards for Subdivision

LAU-P3.7.1 Lot size and dimensions

Objective:	That each lot has an area and dimensions appropriate for the zone.	
Acceptable Solutions	Performance Criteria	
<p>A1.1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <ul style="list-style-type: none"> (a) have an area of not less than 500m²; (b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Council or a municipality; (c) be required for the provision of public utilities; or (d) be for the consolidation of a lot with another lot, provided each lot is within the same zone; and <p>A1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have new boundaries aligned from buildings that satisfy the setbacks required by clause LAU-P3.6.2 A2.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions suitable for its intended use having regard to:</p> <ul style="list-style-type: none"> (a) the relevant acceptable solutions for development of buildings on the lots; (b) the likely location of buildings on the lots; (c) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; (d) the topography of the site; (e) the presence of any natural hazards; (f) the existing pattern of development in an area; and (g) the future use or development of the site or adjoining land. 	

LAU-P3.7.2 Frontage and access

Objective:	<p>That lots provide:</p> <ul style="list-style-type: none"> (a) appropriate frontage to a road; and (b) safe appropriate access suitable for the intended use of the new lot.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have a frontage to a road maintained by a road authority of not less than 6m.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be provided with a frontage, or legal connection to a road by a right-of-carriageway, of not less than 3.6m width, having regard to:</p> <ul style="list-style-type: none"> (a) the width of frontage proposed, if any; (b) whether any other land has a right-of-carriageway as its sole or principal means of access over the frontage; (c) the number of immediately adjacent rights-of-carriageway; (d) the topography of the site; (e) the proposed use of the lot; (f) the construction and maintenance of the road; (g) the existing pattern of development in the surrounding area; (h) the functionality and usability of the frontage; (i) the anticipated nature of the vehicles likely to access the site; (j) the ability to manoeuvre vehicles on the site; (k) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; and (l) the advice of the road authority.
<p>A2</p> <p>No Acceptable Solution.</p>	<p>P2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be capable of being provided with reasonable vehicular access to a boundary of a lot or building area on the lot, if any, having regard to:</p>

	<ul style="list-style-type: none"> (a) the topography of the site; (b) the distance between the lot or building area and the carriageway; (c) the nature of the road and the traffic, including pedestrians; (d) the character of the area; and (e) the advice of the road authority.
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LAU-P3.7.3 Discharge of stormwater

Objective:	That the subdivision layout, including roads, provides that stormwater is satisfactorily drained and discharged.	
	Acceptable Solutions	Performance Criteria
A1	Each lot, or a lot proposed in a plan of subdivision, including roads, must be capable of connecting to a public stormwater system.	P1 No Performance Criterion.
A2	The Council's General Manager has provided advice that the public stormwater system has the capacity to accommodate the stormwater discharge from each lot, or a lot proposed in a plan of subdivision.	P2 No Performance Criterion.

LAU-P3.7.4 Water and sewerage services

Objective:	That each lot provides for appropriate water supply and wastewater disposal.	
	Acceptable Solutions	Performance Criteria
A1	Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated water supply.	P1 No Performance Criterion.
A2	Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated sewerage system.	P2 No Performance Criterion.

LAU-P3.8 Tables

Table LAU-P3.8.1 Use Classes subject to clauses LAU-P3.5.1, LAU-P3.5.2 and LAU-P3.5.3

Use Class	Qualification
Community Meeting and Entertainment	
Food Services	
Hotel Industry	
Pleasure Boat Facility	
Sports and Recreation	
Tourist Operation	
Utilities	If not for minor utilities.
Visitor Accommodation	

LAU-P4.0 Particular Purpose Zone – Inveresk Site

LAU-P4.1 Zone Purpose

The purpose of the Particular Purpose Zone – Inveresk Site is:

- LAU-P4.1.1 To provide for re-use and redevelopment of the zone for a range of cultural, educational, recreational and public purpose uses.
- LAU-P4.1.2 To provide for residential uses and developments associated with and supporting educational uses within the zone.
- LAU-P4.1.3 To locate use and development appropriately within the precincts of the zone.

LAU-P4.2 Local Area Objectives

Reference Number	Area Description	Local Area Objectives
LAU-P4.2.1	Open Space Precinct, shown in Figure LAU-P4.2 and on an overlay map as LAU-P4.2.1.	<p>The local area objectives for the Open Space Precinct are:</p> <ul style="list-style-type: none"> (a) to provide an open space and recreational use area linking the existing York Park and Invermay Park to the North Esk River; and (b) to require the area is to be retained as an area for public use and for events ranging from an Agricultural Show, outdoor exhibitions and displays, open air markets and general recreational activities.
LAU-P4.2.2	Cultural and Public Purpose Precinct, shown in Figure LAU-P4.2 and on an overlay map as LAU-P4.2.2.	<p>The local area objectives for the Cultural and Public Purpose Precinct are:</p> <ul style="list-style-type: none"> (a) to provide re-use of existing buildings for a range of cultural, educational and recreational activities. Principal users may be the University of Tasmania, the Queen Victoria Museum and Art Gallery; and (b) to require buildings to be retained and redeveloped in accordance with their heritage values and status as outlined in the Launceston Railways Workshop Conservation Plan.

LAU-P4.2.3	Recreational and Leisure Precinct, shown in Figure LAU-P4.2 and on an overlay map as LAU-P4.2.3.	<p>The local area objectives for the Recreational and Leisure Precinct are:</p> <p>(a) to provide a range of sporting and recreational facilities including Aurora stadium and Invermay Park.</p>
LAU-P4.2.4	Residential and Commercial Precinct, shown in Figure LAU-P4.2 and on an overlay map as LAU-P4.2.4.	<p>The local area objectives for the Residential and Commercial Precinct are:</p> <p>(a) to provide opportunities for commercial developments on the southern and central portion of the site to complement the redevelopment within the other precincts; and</p> <p>(b) to provide for the development of residential uses associated with and supporting the educational activities within the zone.</p>

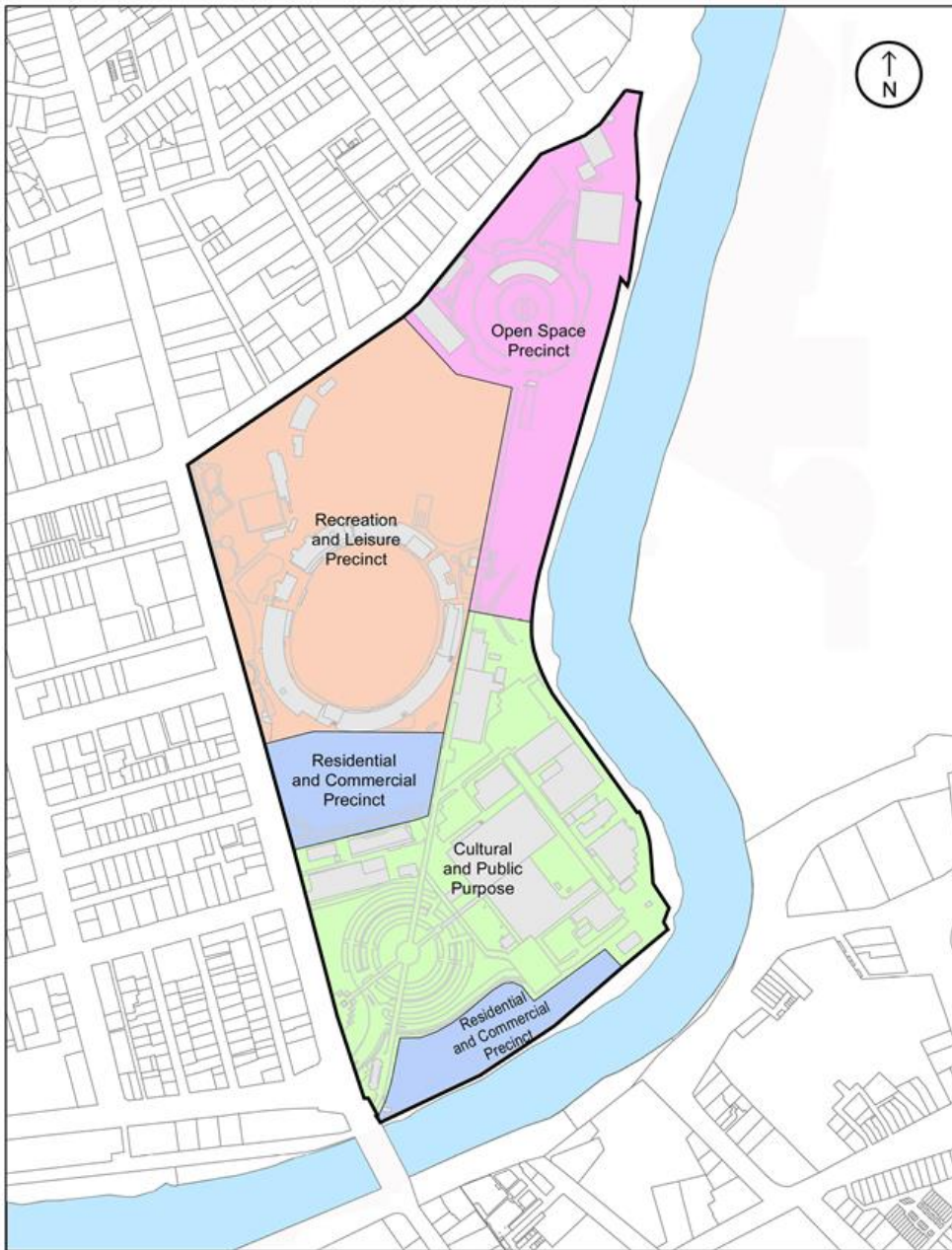


Figure LAU-P4.2 - Precinct Map

LAU-P4.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P4.4 Use Table

Use Class	Qualification
No Permit Required	

Natural and Cultural Values management	
Passive recreation	
Permitted	
Business and Professional Services	If in the Residential and Commercial Precinct or the Cultural and Public Purpose Precinct.
Community Meeting and Entertainment	If in the Residential and Commercial Precinct or the Cultural and Public Purpose Precinct.
Food Services	If in the Residential and Commercial Precinct or the Cultural and Public Purpose Precinct.
Research and Development	
Residential	If in association with educational uses in the Residential and Commercial Precinct or the Cultural and Public Purpose Precinct.
Sports and Recreation	
Utilities	If for minor utilities
Vehicle Parking	
Discretionary	
Community Meeting and Entertainment	If in an Open Space Precinct
Educational and Occasional Care	
General Retail and Hire	If for: (a) a market; or (b) local shop
Utilities	If not listed as Permitted.
Visitor Accommodation	If in the Residential or Commercial Precinct
Prohibited	
All other uses	

LAU-P4.5 Use Standards

LAU-P4.5.1 Hours of operation

Objective:	That non-residential uses do not cause an unreasonable loss of amenity to nearby sensitive uses	
Acceptable Solutions	Performance Criteria	

<p>A1</p> <p>Commercial vehicles for a use class specified in Table LAU-P4.8.1 must only operate between 6.00am and 10.00pm.</p>	<p>P1</p> <p>Commercial vehicles for a use class specified in Table LAU-P4.8.1 must not cause an unreasonable loss of amenity to adjacent sensitive uses, having regard to:</p> <ul style="list-style-type: none"> (a) the extent and timing of traffic generation; (b) the hours of delivery and dispatch of goods and materials; and (c) the existing levels of amenity.
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LAU-P4.5.2 Noise levels

Objective:	That noise emissions from uses do not cause an unreasonable loss of amenity to nearby sensitive uses.	
Acceptable Solutions		Performance Criteria
<p>A1</p> <p>Noise generated by a use class specified in Table LAU-P4.8.1 on the site must:</p> <ul style="list-style-type: none"> (a) not exceed a time average A-weighted sound pressure level (LAeq) of 5 dB(A) above background during operating hours when measured at the boundary of an existing sensitive use adjoining or immediately opposite the site; or (b) be in accordance with any permit conditions required by the Environment Protection Authority or an environment protection notice issued by the Director of the Environment Protection Authority. 	<p>P1</p> <p>Noise levels from a use class specified in Table LAU-P4.8.1 on the site must not cause an unreasonable loss of amenity to adjacent sensitive uses having regard to:</p> <ul style="list-style-type: none"> (a) the nature and intensity of the use; (b) the characteristics of the noise emitted; (c) the topography of the site; (d) the separation between the noise emission and the sensitive use; (e) the degree of screening between the noise source and adjoining sensitive uses; and (f) the characteristics of the surrounding area. 	

LAU-P4.6 Development Standards for Buildings and Works

LAU-P4.6.1 Building height

Objective:	That development on the site is compatible with the character of the local area precinct.	
Acceptable Solutions		Performance Criteria
<p>A1</p> <p>No Acceptable Solution.</p>	<p>P1</p> <p>Building height must be compatible with surrounding development, having regard to:</p>	

	<ul style="list-style-type: none"> (a) the topography of the site; (b) the height of buildings on the site, adjoining lots and adjacent lots; (c) the bulk and form of existing and proposed buildings; (d) the apparent height when viewed from roads and public places; (e) any overshadowing of adjoining lots or public places; and (f) the local area objectives.
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LAU-P4.6.2 Location of car parking

Objective:	That car parking is compatible with the character of the local area precinct.	
	Acceptable Solutions	Performance Criteria
	<p>A1</p> <p>Car parking must be located within the building structure.</p>	<p>P1</p> <p>Car parking must be located to minimise its visibility, having regard to:</p> <ul style="list-style-type: none"> (a) the character of the local area precinct; (b) the location of the car parking; (c) vehicle and pedestrian traffic safety; (d) any measures to screen parking; (e) any landscaping proposed; and (f) the local area objectives.

LAU-P4.6.3 Active ground floors

Objective:	That building facades promote and maintain high levels of pedestrian interaction and amenity	
	Acceptable Solutions	Performance Criteria
	<p>A1</p> <p>New buildings with non-residential uses on ground floors must:</p> <ul style="list-style-type: none"> (a) have clear glazing, display windows or glass doorways for not less than 80% of all ground floor facades to, roads, malls, laneways or arcades; 	<p>P1</p> <p>New buildings must be designed to maximise interaction between the use of the building and pedestrians, having regard to:</p> <ul style="list-style-type: none"> (a) an adequate level of glazing, openness and transparency on the ground floor facades to roads, malls, laneways or arcades;

<ul style="list-style-type: none"> (b) not have security grilles or screens that obscure the ground floor facades to roads, malls, laneways or arcades; (c) not have mechanical plant or equipment, such as air conditioning units or heat pumps located on the facade; and (d) not have blank walls, signage panels or blocked out windows, wider than 2m on ground floor facades to roads, malls, laneways or arcades. 	<ul style="list-style-type: none"> (b) the potential for security grilles or screens to reduce the amenity of the building or reduce levels of interaction with the public; (c) screening or obscuring all mechanical plant or equipment such as air conditioning units or heat pumps so as they are not recognisable or visible from ground level public view points; (d) minimising the area of all blank walls, signage panels or blocked out windows on ground floor facades to roads, malls, laneways or arcades; and (e) the local area objectives.
<p>A2</p> <p>Alterations to ground floor facades of non-residential buildings must not:</p> <ul style="list-style-type: none"> (a) reduce the level of glazing on a facade to a road, mall, laneway or arcade that is present prior to alterations; (b) have security grilles or screens that obscure the ground floor facade; (c) introduce new or additional mechanical plant or equipment such as air-conditioning units or heat pumps located on the facade; and (d) increase blank walls, signage panels or blocked out windows, wider than 2m on ground floor facades to roads, malls, laneways or arcades. 	<p>P2</p> <p>Alterations to ground floor facades of non-residential buildings must be designed to maximise interaction between the use of the building and pedestrians, having regard to:</p> <ul style="list-style-type: none"> (a) the level of glazing, openness and transparency on the ground floor facades to roads, malls, laneways or arcades; (b) the potential for security grilles or screens to reduce the amenity of the building or reduce levels of interaction with the public; (c) screening or obscuring all mechanical plant or equipment such as air conditioning units or heat pumps so as they are not recognisable or visible from ground level public view points; (d) minimising the area of all blank walls, signage panels or blocked out windows on ground floor facades to roads, malls, laneways or arcades; and (e) the local area objectives.

LAU-P4.7 Development Standards for Subdivision

LAU-P4.7.1 Lot size and dimensions

Objective:	That each lot has an area and dimensions appropriate for the zone.
Acceptable Solutions	Performance Criteria

<p>A1.1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <ul style="list-style-type: none"> (a) have an area of not less than 500m² and be able to contain a 15m diameter circle with the centre of the circle not more 15m from the frontage; (b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Councils or a municipality; (c) be required for the provision of public utilities; or (d) be for the consolidation of a lot with another lot, provided each lot is within the same zone. 	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions suitable for its intended use, having regard to:</p> <ul style="list-style-type: none"> (a) the relevant acceptable solutions for development of buildings on the lots; (b) the likely location of buildings on the lots; (c) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; (d) the topography of the site; (e) the presence of any natural hazards; (f) the existing pattern of development in an area; (g) the future use or development of the site or adjoining land; and (h) the local area objectives.
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LAU-P4.7.2 Frontage and access

<p>Objective:</p>	<p>That lots provide:</p> <ul style="list-style-type: none"> (a) appropriate frontage to a road; and (b) safe appropriate access suitable for the intended use of the new lot.
<p>Acceptable Solutions</p>	<p>Performance Criteria</p>
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have a frontage to a road maintained by a road authority of not less than 6m.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be provided with a frontage, or legal connection to a road by a right-of-carriageway, of not less than 3.6m width, having regard to:</p> <ul style="list-style-type: none"> (a) the width of frontage proposed, if any; (b) whether any other land has a right-of-carriageway as its sole or principal means of access over the frontage; (c) the number of immediately adjacent rights-of-carriageway; (d) the topography of the site; (e) the proposed use of the lot;

	<ul style="list-style-type: none"> (f) the construction and maintenance of the road; (g) the existing pattern of development in the surrounding area; (h) the functionality and usability of the frontage; (i) the anticipated nature of the vehicles likely to access the site; (j) the ability to manoeuvre vehicles on the site; (k) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; (l) the advice of the road authority; and (m) the local area objectives.
<p>A2</p> <p>No Acceptable Solution.</p>	<p>P2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be capable of being provided with reasonable vehicular access to a boundary of a lot or building area on the lot, if any, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the distance between the lot or building area and the carriageway; (c) the nature of the road and the traffic, including pedestrians; (d) the character of the area; (e) the advice of the road authority; and (f) the local area objectives.

LAU-P4.7.3 Discharge of Stormwater

Objective:	That the subdivision layout, including roads, provides that stormwater is satisfactorily drained and discharged.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, including roads, must be capable of connecting to a public stormwater system.</p>	<p>P1</p> <p>No Performance Criterion.</p>

<p>A2</p> <p>The Council's General Manager has provided advice that the public stormwater system has the capacity to accommodate the stormwater discharge from each lot, or a lot proposed in a plan of subdivision.</p>	<p>P2</p> <p>No Performance Criterion.</p>
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LAU-P4.7.4 Water and Sewerage Services

Objective:	That each lot provides for appropriate water supply and wastewater disposal.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated water supply.</p>	<p>P1</p> <p>No Performance Criterion.</p>
<p>A2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated sewerage system.</p>	<p>P2</p> <p>No Performance Criterion.</p>

LAU-P4.8 Tables

Table LAU-P4.8.1 Use Classes subject to clauses LAU-P4.5.1 and LAU-P4.5.2

Use Class	Qualification
Community Meeting and Entertainment	
Educational and Occasional Care	
Food Services	
Research and Development	
Sports and Recreation	
Visitor Accommodation	

LAU-P5.0 Particular Purpose Zone – University of Tasmania, Newnham Campus

LAU-P5.1 Zone Purpose

The purpose of the Particular Purpose Zone – University of Tasmania, Newnham Campus is:

LAU-P5.1.1 To provide for a range of uses and developments to facilitate tertiary education and research.

LAU-P5.1.2 To provide for accommodation for students, visitors and staff.

LAU-P5.1.3 To provide for complementary uses that facilitate the primary purposes of the zone.

LAU-P5.2 Local Area Objectives

This sub-clause is not used in this particular purpose zone.

LAU-P5.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P5.4 Use Table

Use Class	Qualification
No Permit Required	
Natural and Cultural Values Management	
Passive Recreation	
Permitted	
Business and Professional Services	
Community Meeting and Entertainment	
General Retail and Hire	If for: (a) the sale of books, stationery, educational equipment; or (b) a local shop
Research and Development	
Sports and Recreation	
Utilities	If for minor utilities
Discretionary	

Food Services	
General Retail and Hire	If not listed as Permitted.
Hotel Industry	
Manufacturing and Processing	
Residential	If for student or university staff accommodation
Utilities	If not listed as Permitted.
Visitor Accommodation	
Prohibited	
All other uses	

LAU-P5.5 Use Standards

LAU-P5.5.1 Hours of operation

Objective:	That non-residential uses do not cause an unreasonable loss of amenity to nearby sensitive uses	
Acceptable Solutions	Performance Criteria	
A1 Commercial vehicles for a use class specified in Table LAU-P5.8.1 must only operate between 6.00am and 10.00pm.	P1 Commercial vehicles for a use class specified in Table LAU-P5.8.1 must not cause an unreasonable loss of amenity to adjacent sensitive uses, having regard to: (a) the extent and timing of traffic generation; (b) the hours of delivery and despatch of goods and materials; and (c) the existing levels of amenity.	

LAU-P5.5.2 Noise levels

Objective:	That noise emissions from uses do not cause an unreasonable loss of amenity to nearby sensitive uses.	
Acceptable Solutions	Performance Criteria	
A1 Noise generated by a use class specified in Table LAU-P5.8.1 on the site must:	P1 Noise levels from use class specified in Table LAU-P5.8.1 on the site must not cause an	

<p>(a) not exceed a time average A-weighted sound pressure level (LAeq) of 5 dB(A) above background during operating hours when measured at the boundary of an existing sensitive use adjoining or immediately opposite the site; or</p> <p>(b) be in accordance with any permit conditions required by the Environment Protection Authority or an environment protection notice issued by the Director of the Environment Protection Authority.</p>	<p>unreasonably loss of amenity to adjacent sensitive uses having regard to:</p> <p>(a) the nature and intensity of the use;</p> <p>(b) the characteristics of the noise emitted;</p> <p>(c) the topography of the site;</p> <p>(d) the separation between the noise emission and the sensitive use;</p> <p>(e) the degree of screening between the noise source and adjoining sensitive uses; and</p> <p>(f) the character of the surrounding area.</p>
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LAU-P5.6 Development Standards for Buildings and Works

LAU-P5.6.1 Outdoor storage areas

Objective:	That external storage of goods, materials and waste does not detract from the amenity of the area.	
Acceptable Solutions		Performance Criteria
Outdoor storage areas, excluding for the display of goods for sale, for a use class specified in Table LAU-P5.8.1 must not be visible from any road or public open space adjoining the site		Outdoor storage areas, excluding for the display of goods sale, for a use class specified in Table LAU-P5.8.1 must be located or screened to minimise its impact on views into the site from any roads or public open space adjoining the site, having regard to: <p>(a) the nature of the use;</p> <p>(b) the type of goods, materials or waste proposed to be stored;</p> <p>(c) the topography of the site;</p> <p>(d) the landscaping of the site; and</p> <p>(e) any screening proposed.</p>

LAU-P5.6.2 Building height and setback

Objective:	That building height and setback is compatible with the character of the zone.	
Acceptable Solutions		Performance Criteria
<p>A1</p> <p>Building height must be not more than 14m.</p>		<p>P1</p> <p>Building height must be compatible with the streetscape and character of the zone, having regard to:</p>

	<ul style="list-style-type: none"> (a) the topography of the site; (b) the height of buildings on the site, adjoining lots and adjacent lots; (c) the bulk and form of existing and proposed buildings; (d) the allowable building heights; (e) the apparent height when viewed from roads and public places; and (f) any overshadowing of adjoining lots or public places.
<p>A2</p> <p>Buildings must have a setback from a frontage of not less 15m.</p>	<p>P2</p> <p>Buildings must be sited to be compatible with the streetscape and character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the setbacks of surrounding buildings; (c) the height, bulk and form of existing and proposed buildings; (d) the appearance when viewed from roads and public places; (e) the existing or proposed landscaping; (f) the safety of road users; (g) the access to the site for deliveries and service vehicles; and (h) the provision for car parking.
<p>A3</p> <p>Buildings must have a setback from side and rear boundaries of not less than 15m.</p>	<p>P3</p> <p>Buildings must be sited to be compatible with the character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the size, shape, and orientation of the site; (c) the setbacks of surrounding buildings; (d) the height, bulk and form of existing and proposed buildings; (e) the existing buildings on the site; (f) the character of the surrounding area;

	<p>(g) the access to the site for deliveries and service vehicles;</p> <p>(h) the provision for car parking; and</p> <p>(i) any overshadowing of adjoining lots or public places.</p>
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LAU-P5.7 Development Standards for Subdivision

LAU-P5.7.1 Lot size and dimensions

Objective:	That each lot: <ul style="list-style-type: none"> (a) has an area and dimensions appropriate for the zone; and (b) does not cause an adverse impact on the amenity of adjoining land, especially residential zones.
Acceptable Solutions	Performance Criteria
<p>A1.1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <ul style="list-style-type: none"> (a) have an area of not less than 1000m² and be able to contain a 25m diameter circle with the centre of the circle not more than 30m from the frontage; (b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Councils or a municipality; (c) be required for the provision of public utilities; or (d) be for the consolidation of a lot with another lot, provided each lot is within the same zone; and <p>A1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have new boundaries aligned from buildings that satisfy the setbacks required by clause LAU-P5.6.1 A2 and A3.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions suitable for its intended use having regard to:</p> <ul style="list-style-type: none"> (a) the relevant acceptable solutions for development of buildings on the lots; (b) the likely location of buildings on the lots; (c) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; (d) the topography of the site; (e) the presence of any natural hazards; (f) the existing pattern of development in an area; and (g) the future use or development of the site or adjoining land.
<p>A2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must not be located on the boundary with an Inner Residential Zone.</p>	<p>P2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be designed to minimise the potential for nuisance or loss of amenity for adjacent lots, having regard to:</p>

	<ul style="list-style-type: none"> (a) the lot layout and design; (b) the existing pattern of development in the area; (c) the ability for buildings to be erected in accordance with the development standards; (d) the proposed use of the lot; (e) the use of the adjoining lots; (f) the topography of the site; (g) the physical separation to surrounding sensitive land uses; (h) the existing pattern of development in an area; (i) the orientation of the lot; (j) access considerations; and (k) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport.
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LAU-P5.7.2 Frontage and access

Objective:	That lots provide: <ul style="list-style-type: none"> (a) appropriate frontage to a road; and (b) safe appropriate access suitable for the intended use of the new lot.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have a frontage to a road maintained by a road authority of not less than 6m.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be provided with a frontage, or legal connection to a road by a right-of-carriageway, of not less than 3.6m width, having regard to:</p> <ul style="list-style-type: none"> (a) the width of frontage proposed, (if any); (b) whether any other land has a right-of-carriageway as its sole or principal means access over the frontage; (c) the number of immediately adjacent rights-of-carriageway; (d) the topography of the site; (e) the proposed use of the lot;

	<ul style="list-style-type: none"> (f) the construction and maintenance of the road; (g) the existing pattern of development in the surrounding area; (h) the functionality and usability of the frontage; (i) the anticipated nature of the vehicles likely to access the site; (j) the ability to manoeuvre vehicles on the site; (k) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; and (l) the advice of the road authority.
<p>A2</p> <p>No Acceptable Solution.</p>	<p>P2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be capable of being provided with reasonable vehicular access to a boundary of a lot or building area on the lot, if any, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the distance between the lot or building area and the carriageway; (c) the nature of the road and the traffic, including pedestrians; (d) the character of the area; and (e) the advice of the road authority.

LAU-P5.7.3 Discharge of stormwater

Objective:	That the subdivision layout, including roads, provides that stormwater is satisfactorily drained and discharged.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, including roads, must be capable of connecting to a public stormwater system.</p>	<p>P1</p> <p>No Performance Criterion.</p>	
A2	P2	

The Council's General Manager has provided advice that the public stormwater system has the capacity to accommodate the stormwater discharge from each lot, or a lot proposed in a plan of subdivision.	No Performance Criterion.
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LAU-P5.7.4 Water and sewerage services

Objective:	That each lot provides for appropriate water supply and wastewater disposal.	
Acceptable Solutions	Performance Criteria	
A1 Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated water supply.	P1 No Performance Criterion.	
A2 Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated sewerage system.	P2 No Performance Criterion.	

LAU-P5.8 Tables

Table LAU-P5.8.1 Use Classes subject to clauses LAU-P5.5.1 and LAU-P5.5.2

Use Class	Qualification
Community Meeting and Entertainment	
Educational and Occasional Care	
Food Services	
Hotel Industry	
Manufacturing and Processing	
Research and Development	
Sports and Recreation	
Utilities	If not for minor utilities
Visitor Accommodation	

LAU-P6.0 Particular Purpose Zone – Prospect Business Precinct

LAU-P6.1 Zone Purpose

The purpose of the Particular Purpose Zone – Prospect Business Precinct is:

LAU-P6.1.1 To provide for a range of uses and developments that support business, government operations, education and research.

LAU-P6.1.2 To provide for complementary uses that support, supply or facilitate the primary purpose.

LAU-P6.2 Local Area Objectives

This sub-clause is not used in this particular purpose zone.

LAU-P6.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P6.4 Use Table

Use Class	Qualification
No Permit Required	
Natural and Cultural Values Management	
Passive Recreation	
Permitted	
Business and Professional Services	
Community Meeting and Entertainment	
Educational and Occasional Care	
Research and Development	
Sports and Recreation	
Storage	If for self storage.
Utilities	If for minor utilities.
Discretionary	

Manufacturing and Processing	
Storage	If not listed as Permitted.
Utilities	If not listed as Permitted.
Prohibited	
All other uses	

LAU-P6.5 Use Standards

LAU-P6.5.1 Hours of operation

Objective:	That non-residential uses do not cause an unreasonable loss of amenity to nearby sensitive uses.	
Acceptable Solutions	Performance Criteria	
A1 Commercial vehicles must only operate between 6.00am and 10.00pm.	P1 Commercial vehicles must not cause an unreasonably loss of amenity to adjacent sensitive uses, having regard to: (a) the extent and timing of traffic generation; (b) the hours of delivery and despatch of goods and materials; and (c) the existing levels of amenity.	

LAU-P6.5.3 Noise levels

Objective:	That noise emissions from uses do not cause an unreasonable loss of amenity to nearby sensitive uses.	
Acceptable Solutions	Performance Criteria	
A1 Noise generated by a use on the site must: (a) not exceed a time average A-weighted sound pressure level (LAeq) of 5 dB(A) above background during operating hours when measured at the boundary of an existing sensitive use adjoining or immediately opposite the site; or (b) be in accordance with any permit conditions required by the Environment Protection Authority or an environment	P1 Noise levels from use on the site must not unreasonably impact on the amenity of adjacent sensitive uses having regard to: (a) the nature and intensity of the use; (b) the characteristics of the noise emitted; (c) the topography of the site; (d) the separation between the noise emission and the sensitive use;	

protection notice issued by the Director of the Environment Protection Authority.	(e) the degree of screening between the noise source and adjoining sensitive uses; and (f) the character of the surrounding area.
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LAU-P6.6 Development Standards for Buildings and Works

LAU-P6.6.1 Outdoor storage areas

Objective:	That outdoor storage areas do not detract from the amenity of the area.	
	Acceptable Solutions	Performance Criteria
	<p>A1</p> <p>Outdoor storage areas, excluding for the display of goods for sale, must not be visible from any road or public open space adjoining the site.</p>	<p>P1</p> <p>Outdoor storage areas, excluding the display of goods for sale must be located or screened to minimise its impact on views into the site from any roads or public open space adjoining the site, having regard to:</p> <ul style="list-style-type: none"> (a) the nature of the use; (b) the type of goods, materials or waste proposed to be stored; (c) the topography of the site; (d) the landscaping of the site; and (e) any screening proposed.

LAU-P6.6.2 Building height and setback

Objective:	That building height and setback is compatible with the character of the zone.	
	Acceptable Solutions	Performance Criteria
	<p>A1</p> <p>Building height must be not more than 10m.</p>	<p>P1</p> <p>Building height must be compatible with the streetscape and character of the zone, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the height of buildings on the site, adjoining lots and adjacent lots; (c) the bulk and form of existing and proposed buildings; (d) the allowable building heights;

	<ul style="list-style-type: none"> (e) the apparent height when viewed from roads and public places; and (f) any overshadowing of adjoining lots or public places.
<p>A2</p> <p>Buildings must have a setback from a frontage of not less than 15m.</p>	<p>P2</p> <p>Buildings must be sited to be compatible with the streetscape and character of the zone having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the setbacks of surrounding buildings; (c) the height, bulk and form of existing and proposed buildings; (d) the appearance when viewed from roads and public places; (e) the existing or proposed landscaping; (f) the safety of road users; (g) the access to the site for deliveries and service vehicles; and (h) the provision for car parking.
<p>A3</p> <p>Buildings must have a setback from side and rear boundaries of not less than:</p> <ul style="list-style-type: none"> (a) 1.5m; or (b) 15m if the boundary is adjoining a General Residential Zone or Low Density Residential Zone. 	<p>P3</p> <p>Buildings must be sited to be compatible with the character of the zone and not unreasonably impact on the amenity of adjoining sensitive uses, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the size, shape, and orientation of the site; (c) the setbacks of surrounding buildings; (d) the height, bulk and form of existing and proposed buildings; (e) the existing buildings on the site; (f) the character of the surrounding area; (g) the access to the site for deliveries and service vehicles; (h) provision for car parking; (i) any overshadowing or overlooking of adjoining sensitive uses; and (j) existing or proposed landscaping.

LAU-P6.6.3 Streetscape

Objective:	That development has an acceptable impact on the streetscape.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>New buildings or extensions to existing buildings visible from Westbury Road, excluding walls built to the lot boundary, must:</p> <p>(a) have external walls constructed of not less than 50% brick, concrete, masonry or glass;</p> <p>(b) have external walls, unless brick or glass, painted or finished with a texture coat; and</p> <p>(c) have not less than 50% glazing to the external walls of the office component of the buildings.</p>	<p>P1</p> <p>New buildings or extensions to existing buildings visible from Westbury Road, excluding walls built to the lot boundary, must be compatible the Westbury Road streetscape, having regard to:</p> <p>(a) the topography of the site;</p> <p>(b) the nature of the use;</p> <p>(c) the visibility of the building from the road;</p> <p>(d) the external treatment and finish of buildings; and</p> <p>(e) the building materials used in the surrounding area.</p>	
<p>A2</p> <p>Car parking must not be located within 15m of a frontage.</p>	<p>P2</p> <p>Car parking must be located to minimise visual impact in the streetscape, having regard to:</p> <p>(a) the topography of the site;</p> <p>(b) the nature of the use;</p> <p>(c) the number of car spaces;</p> <p>(d) the visibility of the car parking from the road;</p> <p>(e) the use of measures to mitigate impacts including screening and landscaping;</p> <p>(f) the location of car parking on adjoining sites; and</p> <p>(g) the character of the streetscape.</p>	

LAU-P6.6.3 Fences

Objective:	To provide for fences that are appropriate to the site and character of the area.	
Acceptable Solutions	Performance Criteria	
<p>A1.1</p> <p>No Acceptable Solution².</p>	<p>P1</p>	

² An exemption applies for fences in this zone – see Table 4.6

	<p>Boundary fences must not have an unreasonable impact on the amenity of adjoining sites and the streetscape, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the need for security; (c) the materials and finish of the proposed fence; (d) the need and opportunity for passive surveillance, particularly where the fence adjoins a road or reserve; (e) any overshadowing; (f) the character of the streetscape and surrounding area; and (g) the character of the surrounding area.
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LAU-P6.6.4 Site landscaping

Objective:	That new development provides acceptable levels of site landscaping.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>New buildings or extensions with a gross floor area of not more than 100m² or 50% of the existing gross floor area, whichever is lesser, must:</p> <ul style="list-style-type: none"> (a) landscape an area within the front setback of not less than the 50% of that area; and (b) provide a minimum of 1 tree capable of growing to a height of not less than 10m planted for every 250m² of site area. Trees must be located within a minimum 3m diameter landscaped area. 	<p>P1</p> <p>New buildings or extensions with a gross floor area of not more than 100m² or 50% of the existing gross floor area, whichever is lesser, must include landscaping that improves the amenity and appearance of the site and the streetscape, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) existing vegetation on the site; (c) shade for users of the site and car parking areas; (d) the location, type and growth of the proposed vegetation; (e) the area set aside for landscaping and its suitability; (f) the design, locations and visibility of buildings and other works; (g) the operational needs of the proposed use; (h) the character of the streetscape; and (i) the character of the surrounding area. 	

LAU-P6.7 Development Standards for Subdivision

LAU-P6.7.1 Lot size and dimensions

Objective:	That each lot: (a) has an area and dimensions appropriate for the zone; and (b) does not cause adverse impacts on adjoining land, especially residential zones.
Acceptable Solutions	Performance Criteria
<p>A1.1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <ul style="list-style-type: none"> (a) have an area of not less than 1000m² and be able to contain a 25m diameter circle with the centre of the circle not more than 30m from the frontage; (b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Councils or a municipality; (c) be required for the provision of public utilities; or (d) be for the consolidation of a lot with another lot, provided each lot is within the same zone; and <p>A1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have new boundaries aligned from buildings that satisfy the setbacks required by clause LAU-P6.6.1 A2 and A3.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions suitable for its intended use having regard to:</p> <ul style="list-style-type: none"> (a) the relevant acceptable solutions for development of buildings on the lots; (b) the likely location of buildings on the lots; (c) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; (d) the topography of the site; (e) the presence of any natural hazards; (f) the existing pattern of development in an area; and (g) the future use or development of the site or adjoining land.
<p>A2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must not be located on the boundary with a General Residential Zone or Low Density Residential Zone.</p>	<p>P2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be designed to minimise the potential for nuisance or loss of amenity for adjacent lots, having regard to:</p> <ul style="list-style-type: none"> (a) the lot layout and design; (b) the existing pattern of development in the area; (c) the ability for buildings to be erected in accordance with the development standards; (d) the proposed use of the lot;

	<ul style="list-style-type: none"> (e) the use of the adjoining lots; (f) the topography of the site; (g) the physical separation to surrounding sensitive land uses; (h) the existing pattern of development in an area; (i) the orientation of the lot; (j) access considerations; and (k) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport.
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LAU-P6.7.2 Frontage and access

Objective:	That lots provide: <ul style="list-style-type: none"> (a) appropriate frontage to a road; and (b) safe appropriate access suitable for the intended use of the new lot.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have a frontage to a road maintained by a road authority of not less than 6m.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be provided with a frontage, or legal connection to a road by a right-of-carriageway, of not less than 3.6m width, having regard to:</p> <ul style="list-style-type: none"> (a) the width of frontage proposed, if any; (b) whether any other land has a right-of-carriageway as its sole or principal means of access over the frontage; (c) the number of immediately adjacent rights-of-carriageway; (d) the topography of the site; (e) the proposed use of the lot; (f) the construction and maintenance of the road; (g) the existing pattern of development in the surrounding area; (h) the functionality and usability of the frontage; (i) the anticipated nature of the vehicles likely to access the site;

	<ul style="list-style-type: none"> (j) the ability to manoeuvre vehicles on the site; (k) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport; and (l) the advice of the road authority.
<p>A2</p> <p>No Acceptable Solution.</p>	<p>P2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be capable of being provided with reasonable vehicular access to a boundary of a lot or building area on the lot, if any, having regard to:</p> <ul style="list-style-type: none"> (a) the topography of the site; (b) the distance between the lot or building area and the carriageway; (c) the nature of the road and the traffic, including pedestrians; (d) the character of the area; and (e) the advice of the road authority.

LAU-P6.7.3 Discharge of stormwater

Objective:	That the subdivision layout, including roads, provides that stormwater is satisfactorily drained and discharged.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, including roads, must be capable of connecting to a public stormwater system.</p>	<p>P1</p> <p>No Performance Criterion.</p>	
<p>A2</p> <p>The Council's General Manager has provided advice that the public stormwater system has the capacity to accommodate the stormwater discharge from each lot, or a lot proposed in a plan of subdivision.</p>	<p>P2</p> <p>No Performance Criterion.</p>	

LAU-P6.7.4 Water and sewerage services

Objective:	That each lot provides for appropriate water supply and wastewater disposal.
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Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated water supply.</p>	<p>P1</p> <p>No Performance Criterion.</p>
<p>A2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated sewerage system.</p>	<p>P2</p> <p>No Performance Criterion.</p>

LAU-P6.8 Tables

This sub-clause is not used in this particular purpose zone.

LAU-P7.0 Particular Purpose Zone – Boags Brewery

LAU-P7.1 Zone Purpose

The purpose of the Particular Purpose Zone – Boags Brewery is:

LAU-P7.1.1 To provide for the continued operation of the Boags Brewery.

LAU-P7.1.2 To provide for complementary uses and developments that support, supply or facilitate the operation of the brewery, including hospitality and tourism related use or development.

LAU-P7.2 Local Area Objectives

Reference Number	Area Description	Local Area Objectives
LAU-P7.2.1	<p>The North Site, shown in Figure LAU-P7.2.1 and on an overlay map as LAU-P7.2.1.</p> <p>The relationship between differing industrial activities has developed continuously since Launceston's settlement. Building forms are solid, with generous, large vehicular openings. It is the combination of many utilitarian, robust building forms of differing scales, as well as the form of the hard edged urban block that identifies the site.</p>	<p>The local area objectives for the North Site are:</p> <ul style="list-style-type: none"> (a) to maintain its function as a significant commercial brewery with operations including manufacturing, bottling, storage and administration; (b) that future development on the site will maintain the incremental pattern of development through continuation of the built street frontage and an emphasis on the horizontal profile of two or three storey building heights on the street edge; (c) that the open corners of Shields Street and the Esplanade, and the Esplanade and Tamar Street provide opportunities for infill development; (d) that a higher building height than that existing may be accommodated at a greater setback from the street edge towards the centre of the block and a further maximum height will be accommodated for auxiliary elements such as pipes, silos and masts; (e) that taller elements associated with industrial processing will broaden Boags identity within the streetscape; and (f) that the historical importance of scale and form at street level will be respected.

<p>LAU-P7.2.2</p>	<p>The South Site shown in Figure LAU-P7.2.1 and on an overlay map as LAU-P7.2.2.</p> <p>The South Site is predominantly commercial in nature with a more domestic scale and character in comparison to the north site.</p> <p>Remnants of the nineteenth century street pattern are evident by the inn (now known as the City Park Grand Hotel) on the corner of William and Tamar Streets and the old Tamar Hotel.</p>	<p>The local area objectives for the South Site are:</p> <ul style="list-style-type: none"> (a) to provide for expansion and support of complementary activities to the brewery operations on the North Site and to provide for uses, including warehousing, storage, distribution, administration, tourism, hospitality, retail, museum, offices or other associated facilities; (b) that buildings fronting the street have legible entries and regular window patterns and that each building is freestanding and right; (c) that future development along William Street: <ul style="list-style-type: none"> (i) respects the existing building forms and settings by maintaining the spaces and laneways surrounding the buildings; and (ii) continues the arrangement of the domestic scale at the street frontage, and the preservation of the spaces and laneways between the buildings. (d) that laneways will accommodate visitor interpretation and engagement experiences as well as entry points to future developments located in the centre of the block; and (e) that there is greater capacity for development on the South Site due to much of the internal space being used as service yards and warehousing.
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Figure LAU-P7.2.1 - Location of North Site and South Site

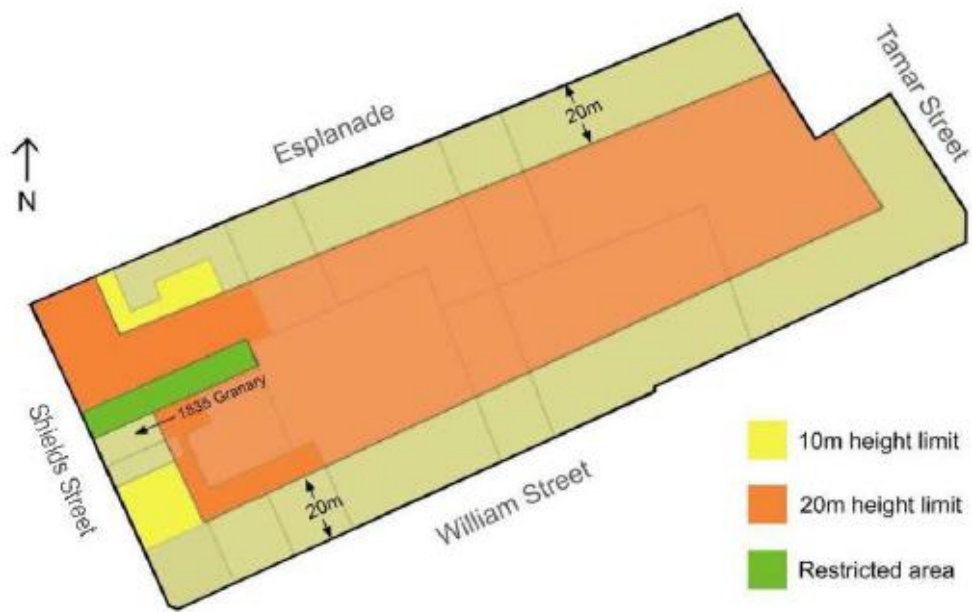


Figure LAU-P7.2.2 - North Site



Figure LAU-P7.2.3 - South Site

LAU-P7.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P7.4 Use Table

Use Class	Qualification
No Permit Required	
Natural and cultural values management	
Passive recreation	
Permitted	
Manufacturing and processing	If for a brewery
Resource processing	If for a brewery
Tourist operation	
Utilities	If for minor utilities

Discretionary	
Community meeting and entertainment	
Hotel industry	
Utilities	If not listed as Permitted.
Prohibited	
All other uses	

LAU-P7.5 Use Standards

LAU-P7.5.1 Noise levels

Objective:	That noise levels from uses do not unreasonably impact on the amenity of nearby uses.	
Acceptable Solutions		Performance Criteria
A1	<p>Noise generated by a use on the site must:</p> <p>(a) not exceed a time average A-weighted sound pressure level (LAeq) of 5 dB(A) above background during operating hours when measured at the boundary of an existing sensitive use adjoining or immediately opposite the site; or</p> <p>(b) be in accordance with any permit conditions required by the Environment Protection Authority or an environment protection notice issued by the Director of the Environment Protection Authority.</p>	<p>P1</p> <p>Noise levels generated by a use on the site must not unreasonably impact on the amenity of adjacent sensitive uses, having regard to:</p> <p>(a) the nature and intensity of the use;</p> <p>(b) the characteristics of the noise emitted;</p> <p>(c) background noise levels;</p> <p>(d) any mitigation measures proposed;</p> <p>(e) the topography of the site; and</p> <p>(f) the character of the surrounding area.</p>

LAU-P7.6 Development Standards for Buildings and Works

LAU-P7.6.1 Outdoor storage areas

Objective:	That external storage of goods, materials and waste does not detract from the amenity of the area.	
Acceptable Solutions		Performance Criteria
A1	Outdoor storage areas, excluding for the display of goods for sale, must not be visible	P1 Outdoor storage areas, excluding the display of goods for sale, must be located or screened to

<p>from any road or public open space adjoining the site.</p>	<p>minimise its impact on views into the site from any roads or public open space adjoining the site, having regard to:</p> <ul style="list-style-type: none"> (a) the nature of the use; (b) the type of goods, materials or waste proposed to be stored; (c) the topography of the site; (d) the landscaping of the site; and (e) any screening proposed.
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LAU-P7.6.2 Building height, setback and siting - North Site

<p>Objective:</p>	<p>To:</p> <ul style="list-style-type: none"> (a) maintain the built edge around the perimeter of the site by building to the property boundaries at the front and sides; (b) retain the former laneway in Shields Street to acknowledge the settlement pattern and enhance the heritage value of the 1835 Granary; and (c) facilitate future development by allowing greater building heights towards the centre of the Site.
<p>Acceptable Solutions</p>	<p>Performance Criteria</p>
<p>A1</p> <p>Building height must be not more than:</p> <ul style="list-style-type: none"> (a) the limits shown in Figure LAU-P7.2.2; or (b) the average height of adjoining buildings, whichever is greater. 	<p>P1</p> <p>Building height of structures such as tanks, silos, chimneys, masts, pipes and gantries may exceed the limits shown in Figure LAU-P7.2.2, having regard to:</p> <ul style="list-style-type: none"> (a) the bulk and massing of buildings; (b) the impact on the streetscape; (c) the extent of shading on roads and public places; and (d) the local area objectives.
<p>A2</p> <p>Buildings must be built to all frontages, excluding the restricted area shown in green in Figure LAU-P7.2.2.</p>	<p>P2</p> <p>Buildings must have a setbacks from frontages that facilitate increased public interaction or public related activities, having regard to:</p> <ul style="list-style-type: none"> (a) the need for the proposed use in this location; (b) the operational requirements of the proposed use; (c) the impact on the streetscape; and (d) the local area objectives.

<p>A3</p> <p>Buildings can be built up to all side and rear boundaries.</p>	<p>P3</p> <p>No Performance Criterion.</p>
<p>A4</p> <p>All buildings must have the main façade and primary entrance facing a road, excluding development that is not visible from a road.</p>	<p>P4</p> <p>The main façade and primary entrance to a building must be designed to maximise visibility from roads and must provide a safe and accessible access for vehicles from the road to the main entrance of the building, having regard to:</p> <ul style="list-style-type: none"> (a) the location of the entrance relative to public areas and car parking on the site; (b) whether the building is located on the street front; and (c) the local area objectives.
<p>A5</p> <p>Buildings and other permanent structures must not be located within the restricted area shown in green in Figure LAU-P7.2.2.</p>	<p>A5</p> <p>No Performance Criterion.</p>

LAU-P7.6.2 Building height, setback and siting - South Site

<p>Objective:</p>	<p>To:</p> <ul style="list-style-type: none"> (a) maintain the domestic scale and character at the street edge; (b) retain the laneways and spaces between existing buildings at the street frontage; and (c) facilitate future development by allowing greater building heights towards the centre of the site.
<p>Acceptable Solutions</p>	<p>Performance Criteria</p>
<p>A1</p> <p>Building height must be not more than:</p> <ul style="list-style-type: none"> (a) the limits shown in Figure LAU-P7.2.3; or (b) the average height of adjoining buildings, whichever is greater. 	<p>P1</p> <p>Building heights of structures, such as tanks, silos, chimneys, masts, pipes and gantries, may exceed the limits shown in Figure LAU-P7.2.3, having regard to:</p> <ul style="list-style-type: none"> (a) the bulk and massing of buildings; (b) the impact on the streetscape; (c) the extent of shading on roads and public places; and (d) the local area objectives.

<p>A2</p> <p>Buildings must be built to all frontages, excluding the restricted area shown in green in Figure LAU-P7.2.3.</p>	<p>P2</p> <p>Buildings must have a setbacks from frontages that facilitate increased public interaction or public related activities, having regard to:</p> <ul style="list-style-type: none"> (a) the need for the proposed use in this location; (b) the operational requirements of the proposed use; (c) the setting of existing buildings; (d) the impact on the streetscape; and (e) the local area objectives.
<p>A3</p> <p>Buildings can be built up to all side and rear boundaries, excluding the restricted area shown in green in Figure LAU-P7.2.3.</p>	<p>P3</p> <p>No Performance Criterion.</p>
<p>A4</p> <p>All buildings must have the main façade and primary entrance facing a road, excluding development not visible from a road.</p>	<p>P4</p> <p>The main façade and primary entrance to a building must be designed to maximise visibility from roads and must provide a safe and accessible access for vehicles and pedestrians from the road to the main entrance to the building, having regard to:</p> <ul style="list-style-type: none"> (a) the location of the entrance relative to public areas and car parking on the site; (b) whether the building is located on the street front; and (c) the local area objectives.
<p>A5</p> <p>Buildings and other permanent structures must not located within the restricted area shown in green in Figure LAU-P7.2.3.</p>	<p>P5</p> <p>Buildings and other permanent structures must be sited to retain as far as possible the open spaces within and the setting of the buildings facing on to the restricted areas shown in green in Figure LAU-P7.2.3, having regard to:</p> <ul style="list-style-type: none"> (a) the need for minor or temporary development associated with use of the spaces for public activity; (b) the need to facilitate the redevelopment of existing heritage buildings within the

	<p>restricted area, such as by membrane roofs and lifts;</p> <p>(c) retaining or enhancing the views into and out of the restricted areas; and</p> <p>(d) the local area objectives.</p>
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LAU-P7.7 Development Standards for Subdivision

LAU-P7.7.1 Lot size and dimensions

Objective:	Each lot has an area and dimensions appropriate for the zone.	
Acceptable Solutions	Performance Criteria	
<p>A1.1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <p>(a) have an area of not less than 1000m²;</p> <p>(b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Councils or a municipality;</p> <p>(c) be required for the provision of public utilities; or</p> <p>(d) be for the consolidation of a lot with another lot, provided each lot is within the same zone; and</p> <p>A1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have new boundaries aligned from buildings that satisfy the setbacks required by clause LAU-P7.6.1 A2 and A3 and clause LAU-P7.6.2 A2 and A3.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions suitable for its intended use having regard to:</p> <p>(a) the relevant acceptable solutions for development of buildings on the lots;</p> <p>(b) the likely location of buildings on the lots;</p> <p>(c) the accessibility for vehicles providing for supplies, waste removal, emergency services and public transport;</p> <p>(d) the topography of the site;</p> <p>(e) the presence of any natural hazards;</p> <p>(f) the existing pattern of development in an area;</p> <p>(g) the future use or development of the site or adjoining land;</p> <p>(h) the operational needs of the brewery; and</p> <p>(i) the local area objectives.</p>	

LAU-P7.7.2 Frontage and access

Objective:	That lots provide:	
	<p>(a) appropriate frontage to a road; and</p> <p>(b) safe appropriate access suitable for the intended use of the new lot.</p>	
Acceptable Solutions	Performance Criteria	
A1	P1	

Each lot, or a lot proposed in a plan of subdivision, must have a frontage to a road maintained by a road authority of not less than 6m.	No Performance Criterion.
A2 Each lot, or a lot proposed in a plan of subdivision, must provide a reinforced concrete driveway with a width of not less than 6m.	P2 No Performance Criterion.

LAU-P7.7.3 Discharge of stormwater

Objective:	That the subdivision layout, including roads, provides that stormwater is satisfactorily drained and discharged.	
Acceptable Solutions	Performance Criteria	
A1 Each lot, or a lot proposed in a plan of subdivision, including roads, must be capable of connecting to a public stormwater system.	P1 No Performance Criterion.	
A2 The Council's General Manager has provided advice that the public stormwater system has the capacity to accommodate the stormwater discharge from each lot, or a lot proposed in a plan of subdivision.	P2 No Performance Criterion.	

LAU-P7.7.4 Water and sewerage services

Objective:	That each lot provides for appropriate water supply and wastewater disposal.	
Acceptable Solutions	Performance Criteria	
A1 Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated water supply.	P1 No Performance Criterion.	
A2 Each lot, or a lot proposed in a plan of subdivision, must be connected to a reticulated sewerage system.	P2 No Performance Criterion.	

LAU-P7.8 Tables

This sub-clause is not used in this particular purpose zone.

LAU-P8.0 Particular Purpose Zone – Franklin Village

LAU-P8.1 Zone Purpose

The purpose of the Particular Purpose Zone – Franklin Village is:

LAU-P8.1.1 To manage Franklin Village so that future use and development is compatible with the heritage values of the zone.

LAU-P8.1.2 To provide for complementary uses and developments that support the operation of Franklin Village, including tourism, events, education and religious practice.

LAU-P8.2 Local Area Objectives

Reference Number	Area Description	Local Area Objectives
LAU-P8.2.1	<p>East Side, as shown in Figure LAU-P8.2.1 and on an overlay map as LAU-P8.2.1.</p> <p>The East Side contains Franklin House and grounds. The position of Franklin House and its garden setting, in relation to St James Church directly opposite, has strong historical and visual links, which have existed since the buildings were established.</p>	<p>The local area objectives for East Side are:</p> <ul style="list-style-type: none"> (a) to continue the operation of the historic house as the primary tourist destination in the village, and to provide for the expansion and support of complementary uses that enhance the visitor experience and provide for the long term viability of the property; (b) that the site, including Franklin House and grounds, will be maintained to conserve its important heritage features; (c) that significant future development will only be considered in the development area shown in Figure LAU-P8.2.2, which is to the rear of the house and gardens; and (d) that any buildings in the development area shown in Figure LAU-P8.2.2 will be single storey and the layout of buildings and works will be designed to be sympathetic to the existing setting of the house and garden.
LAU-P8.2.2	<p>West Side, as shown in Figure LAU-P8.2.1 and on an overlay map as LAU-P8.2.2.</p>	<p>The local area objectives for West Side are:</p> <ul style="list-style-type: none"> (a) to maintain its function as a church and burial ground and to limit development to only that necessary

	<p>St James Church is located centrally to the rear of the site. To the rear of the church building is a graveyard. The frontage is sparsely landscaped and is used for informal car parking. The front entrance to St James Church is positioned directly opposite the front entrance of Franklin House, providing a strong visual connection between the two buildings. The view to each remains unbroken by development and vegetation.</p>	<p>for the ongoing use of the site for these purposes;</p> <p>(b) that the character of the West Site will remain substantially unchanged with future development restricted to only that necessary for the continued operation of the church; and</p> <p>(c) that any development will be designed to respect the important visual link between Franklin House and St James Church.</p>
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Figure LAU-P8.2.1 - Location of East Site and West Site



Figure LAU-P8.2.2 - Zone Development Control

LAU-P8.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P8.4 Use Table

Use Class	Qualification
No Permit Required	
Natural and Cultural Values Management	
Passive Recreation	
Permitted	
Community Meeting and Entertainment	
Food Services	If for a café or restaurant
Resource Development	If for a market garden
Tourist Operation	
Discretionary	
Business and Professional Services	If associated with the management of heritage properties
Crematoria and Cemeteries	If for a cemetery on West Site
General Retail and Hire	If for a gift shop or market
Sports and Recreation	
Visitor Accommodation	
Prohibited	
All other uses	

LAU-P8.5 Use Standards

LAU-P8.5.1 Hours of operation

Objective:	That non-residential uses do not cause unreasonable loss of amenity to nearby sensitive uses.
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Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Commercial vehicles for a use class specified in Table LAU-P8.8.1 must only operate between 7.00am and 7.00pm Monday to Friday and 8.00am to 6.00pm Saturday and Sunday.</p>	<p>P1</p> <p>Commercial vehicles for a use class specified in Table LAU-P8.8.1 must not cause an unreasonable loss of amenity to adjacent sensitive uses, having regard to:</p> <ul style="list-style-type: none"> (a) the extent and timing of traffic generation; (b) the hours of delivery and dispatch of goods and materials; and (c) the existing levels of amenity.

LAU-P8.5.2 Mechanical plant and equipment

Objective:	That the use of mechanical plant and equipment does not cause an unreasonable loss of amenity to sensitive uses.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Air conditioning, air extraction, heating or refrigeration systems or compressors for a use class specified in Table LAU-P8.8.1 must be designed, located, baffled or insulated to prevent noise, odours, fumes or vibration from being received by adjoining or immediately opposite sensitive uses.</p>	<p>P1</p> <p>Noise, odours, fumes or vibration generated by air conditioning, air extraction, heating or refrigeration systems or compressors for a use class specified in Table LAU-P8.8.1 must not cause unreasonable loss of amenity to adjoining or immediately opposite sensitive uses, having regard to:</p> <ul style="list-style-type: none"> (a) the characteristics and frequency of any emissions generated; (b) the nature of the proposed use; (c) the topography of the site; (d) the landscaping of the site; and (e) any mitigation measures proposed.

LAU-P8.5.3 Light spill and illumination

Objective:	That light spill and level of illumination from external lighting does not cause unreasonable loss of amenity to sensitive uses.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>A use class specified in Table LAU-P8.8.1 must:</p>	<p>P1</p> <p>Floodlighting or other external lighting used on the site for a use class specified in Table LAU-P8.8.1 must not cause an unreasonable loss of</p>

<p>(a) not include permanent, fixed floodlighting where it adjoins the boundary of a General Residential Zone; and</p> <p>(b) contain direct light from external light sources within the boundaries of the site.</p>	<p>amenity to adjacent sensitive uses, having regard to:</p> <p>(a) the number of light sources and their intensity;</p> <p>(b) the proximity of the proposed light sources to nearby sensitive uses;</p> <p>(c) the topography of the site;</p> <p>(d) the landscaping of the site;</p> <p>(e) the degree of screening between the light source and the sensitive uses; and</p> <p>(f) existing light sources nearby.</p>
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LAU-P8.5.4 Noise Levels

Objective:	That noise levels from uses do not cause an unreasonable off of amenity to adjacent sensitive uses.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Noise generated by a use class specified in Table LAU-P8.8.1 on the site must:</p> <p>(a) not exceed a time average A-weighted sound pressure level (LAeq) of 5 dB(A) above background during operating hours when measured at the boundary of an existing sensitive use adjoining or immediately opposite the site; or</p> <p>(b) be in accordance with any permit conditions required by the Environment Protection Authority or an environmental protection notice issued by the Director of the Environment Protection Authority.</p>	<p>P1</p> <p>Noise levels generated by a use class specified in Table LAU-P8.8.1 on the site must not cause an unreasonable loss of amenity to adjacent sensitive uses, having regard to:</p> <p>(a) the nature and intensity of the use;</p> <p>(b) the characteristics of the noise emitted;</p> <p>(c) the background noise levels;</p> <p>(d) any mitigation measures proposed;</p> <p>(e) the topography of the site; and</p> <p>(f) the character of the surrounding area.</p>	

LAU-P8.6 Development Standards for Buildings and Works

LAU-P8.6.1 Outdoor storage areas

Objective:	That external storage of goods, materials and waste does not detract from the amenity of the area.	
Acceptable Solutions	Performance Criteria	
A1	P1	

<p>Outdoor storage areas for a use class specified in Table LAU-P8.8.1, excluding the display of goods for sale, must not be visible from any road or public open space adjoining the site.</p>	<p>Outdoor storage areas for a use class specified in Table LAU-P8.8.1, excluding the display of goods for sale, must be located or screened to minimise its impact on views into the site from any roads or public open space adjoining the site, having regard to:</p> <ul style="list-style-type: none"> (a) the nature of the use; (b) the type of goods, materials or waste proposed to be stored; (c) the topography of the site; (d) the landscaping of the site; and (e) any screening proposed.
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LAU-P8.6.1 Building height, setback and siting - East Site

<p>Objective:</p>	<p>To:</p> <ul style="list-style-type: none"> (a) maintain the visual and historical link between the front setting of Franklin House and St James Church; and (b) provide that the design and siting of development protects the heritage values and amenity of existing uses on the site and surrounding uses.
<p>Acceptable Solutions</p>	<p>Performance Criteria</p>
<p>A1</p> <p>Building height within the development area shown in yellow in Figure LAU-P8.2.2 must be not more than 5.5m.</p>	<p>P1</p> <p>Building height must:</p> <ul style="list-style-type: none"> (a) respond to the site context and the local area objectives, for the provision of tourist uses and development; and (b) protect the amenity of adjoining sensitive uses from the impacts of unreasonable overshadowing and overlooking by providing separation that is appropriate to the uses, having regard to: <ul style="list-style-type: none"> (i) the form of the building; (ii) the existing screening or the ability to implement or establish screening; and (iii) the Local Area Objectives for the East Site.
<p>A2</p> <p>Buildings within the development area shown in yellow in Figure LAU-P8.2.2 must have a setback from the side and rear boundaries of not less than 10m.</p>	<p>P2</p> <p>Buildings must be sited to protect the amenity of adjoining sensitive uses, having regard to:</p> <ul style="list-style-type: none"> (a) the form of the building;

	<ul style="list-style-type: none"> (b) the existing screening or the ability to implement or establish screening; (c) the impacts of overshadowing and overlooking; and (d) the Local Area Objectives for the East Site.
<p>A3</p> <p>No development is to occur within the restricted area shown in green in Figure LAU-P8.2.2 for the East Site.</p>	<p>P3</p> <p>Development in the restricted area shown in green in Figure LAU-P8.2.2 for the East Site must be for non-habitable buildings, or works associated with the house and garden, or for ancillary structures such as lights, fences and signage, having regard to:</p> <ul style="list-style-type: none"> (a) the visual impact of the location; (b) the appropriateness of materials; (c) the appropriateness of the size and bulk of the new development; and (d) the Local Area Objectives for the East Site.

LAU-P8.6.2 Building height, setback and siting - West Site

Objective:	To: <ul style="list-style-type: none"> (a) maintain the visual and historical link between the setting of Franklin House and St James Church; and (b) provide that the design and siting of development protects the amenity of existing uses on the site and surrounding lots.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>No Acceptable Solution.</p>	<p>P1</p> <p>Development in the restricted area shown in green in Figure LAU-P8.2.2 for the West Site must be for non-habitable buildings or works associated with the operations or maintenance of the church, or for ancillary structures such as lights, fences and signage, having regard to:</p> <ul style="list-style-type: none"> (a) the visual impact of the location; (b) the appropriateness of materials; (c) the appropriateness of the size and bulk of the new development; and (d) the Local Area Objectives for the West Site.

LAU-P8.7 Development Standards for Subdivision

LAU-P8.7.1 Lot size and density

Objective:	That: (a) subdivision and development density is consistent with the zone purpose; and (b) the area and dimensions of new lots are capable of accommodating their intended use.	
Acceptable Solutions		Performance Criteria
A1	No Acceptable Solution.	P1 Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions suitable for its intended use having regard to: (a) the relevant acceptable solutions for development of buildings on the lots; (b) the likely location of buildings on the lots; (c) the likely provision of on-site parking and manoeuvrability for vehicles; and (d) the Local Area Objectives for the West Site.

LAU-P8.7.2 Stormwater, water and wastewater

Objective:	That each lot provides for appropriate stormwater management, water supply and wastewater disposal.	
Acceptable Solutions		Performance Criteria
A1	Each lot, or a lot proposed in a plan of subdivision, must be connected to a: (a) public reticulated stormwater system; (b) reticulated water supply; and (c) reticulated sewerage system.	P1 No Performance Criterion.

LAU-P8.8 Tables

Table LAU-P8.8.1 Use Classes subject to clauses LAU-P8.5.1 to LAU-P8.5.5

Use Class	Qualification
Community Meeting and Entertainment	
Food Services	
Sports and Recreation	

Tourist Operation	
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LAU-P9.0 Particular Purpose Zone – North Bank Silos

LAU-P9.1 Zone Purpose

The purpose of the Particular Purpose Zone – North Bank Silos is:

- LAU-P9.1.1 To provide for redevelopment and adaptive reuse of the existing silos for Visitor Accommodation, Hotel Industry, Food Services, Community Meeting and Entertainment and other supporting uses.
- LAU-P9.1.2 To provide for development of the land that contributes positively to the river edge location and respects the form and scale of the existing structures.
- LAU-P9.1.3 To provide for redevelopment of the land that promotes interaction between Lindsay Street and the adjoining public parkland.
- LAU-P9.1.4 To provide for the existing silos to be retained and allow for extensions to the silo structure or new buildings provided:
 - (a) the original form and function of the silos can be understood; and
 - (b) they are designed to reflect the former industrial and port character of the land and adjacent land.

LAU-P9.2 Local Area Objectives

This sub-clause is not used in this particular purpose zone.

LAU-P9.3 Definition of Terms

This sub-clause is not used in this particular purpose zone.

LAU-P9.4 Use Table

Use Class	Qualification
No Permit Required	
None	
Permitted	
Community Meeting and Entertainment	
Food Services	
Hotel Industry	
Visitor Accommodation	
Discretionary	

Business and Professional Services	
Prohibited	
All other uses	

LAU-P9.5 Use Standards

LAU-P9.5.1 Mechanical plant and equipment

Objective:	That mechanical plant and equipment do not cause an unreasonable loss of amenity to user of the site or adjoining public land.	
Acceptable Solutions		Performance Criteria
A1	Air conditioning, air extraction, heating or refrigeration systems or compressors for non-sensitive uses must be designed, suitably located, baffled or insulated to prevent noise, odours, fumes or vibration from being received by users of the surrounding public land.	<p>P1</p> <p>Noise, odours, fumes and vibration generated by air conditioning, air extraction, heating or refrigeration systems or compressors for non-sensitive uses must not cause an unreasonable loss of amenity to users of the surrounding public land, having regard to:</p> <ul style="list-style-type: none"> (a) the characteristics and frequency of any emissions generated; (b) the proximity and number of sensitive uses in the area; (c) the capacity of the surrounding area to accommodate emissions; and (d) the nature of the proposed use and mitigation measures proposed.

LAU-P9.5.2 Light spill

Objective:	That light spill and levels of illumination from external lighting does not cause an unreasonable loss of amenity to the surrounding area.	
Acceptable Solutions		Performance Criteria
A1	Direct light sources from a building above the height of 10 metres must not be emitted outside the land.	<p>P1</p> <p>External lighting on the land must not cause an unreasonable loss of amenity to the area having regard to:</p> <ul style="list-style-type: none"> (a) the number of light sources and their intensity;

	<ul style="list-style-type: none"> (b) the proximity of the proposed light sources to adjoining sensitive uses; (c) the topography of the land; (d) the landscape character of the land; and (e) the degree of screening between the light source and adjoining sensitive uses.
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LAU-P9.6 Development Standards for Buildings and Works

LAU-P9.6.1 Outdoor storage areas

Objective:	That adequate provision is made for storage of goods and waste.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Outdoor storage areas, excluding the display of goods for sale, must not be visible from any road or public open space adjoining the site.</p>	<p>P1</p> <p>Outdoor storage areas, excluding the display of goods for sale, must be located or screened to minimise its impact on views into the site from any roads or public open space adjoining the site, having regard to:</p> <ul style="list-style-type: none"> (a) the nature of the use; (b) the type of goods, materials or waste proposed to be stored; (c) the topography and landscape characteristics of the land; (d) the proximity and location of public views into the land; and (e) the degree of screening proposed. 	

LAU-P9.6.2 Building height, siting and design

Objective:	<p>To:</p> <ul style="list-style-type: none"> (a) provide for re-development of the land and reuse of the silos and that the visual impacts of any development are managed and the form of development respects the original silo structures; and (b) provide that the re-development and re-use of the silos allows for the efficient use of the land. 	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Building height must be not more:</p> <ul style="list-style-type: none"> (a) 10.0m; or 	<p>P1</p> <p>Building height must be complementary to the existing silos structure, having regard to:</p>	

<p>(b) 42.0m, provided the building is contained in an envelope as shown in Figure LAU-P9.6.1 and formed by:</p> <ul style="list-style-type: none"> (i) a line 16m to the north or, and parallel to, the northern façade of the existing silos; (ii) a line 2.0m to the south of, and parallel to, the southern façade of the existing silos; and (iii) lines projecting at 90 degrees to the line of the northern and southern facades of the existing silos, drawn at the eastern and western extremities of the building. 	<ul style="list-style-type: none"> (a) the scale, forms, and design of the buildings proposed; (b) the level of articulation of the proposed new development; (c) the visual impacts of the development when viewed from adjoining land and other parts of the city; (d) the relationship of proposed buildings with the existing silo structures; and (e) the level of shading to the road, public places or adjoining land.
<p>A2.1</p> <p>Buildings must have a setback from a frontage of not less than 5.5m.</p> <p>A2.2</p> <p>Buildings can be built to the side and rear boundaries.</p>	<p>P2</p> <p>Buildings must be sited to not cause a significant loss of amenity to adjacent land, having regard to:</p> <ul style="list-style-type: none"> (a) proximity to adjoining uses; (b) size and bulk of proposed buildings; (c) the degree of overshadowing and overlooking to adjoining land; and (d) the visual amenity impacts on the streetscape.
<p>A3</p> <p>A building must have a site coverage of not more than 55%.</p>	<p>P3</p> <p>The site coverage of a building must be appropriate to the efficient use of the land, having regard to the impacts on adjoining land.</p>
<p>A4</p> <p>A wall of a building for a habitable floor higher than 10m with an area of more than 40m² and a minimum dimension of 3.0m must be broken by:</p> <ul style="list-style-type: none"> (a) a window with a dimension of not less than 500mm; or (b) a balcony; or (c) a change in the vertical plane of more than 500mm. 	<p>P4</p> <p>Any extension to the silos structure must be articulated, having regard to:</p> <ul style="list-style-type: none"> (a) the use of the architectural forms proposed; (b) the use of window, balconies, materials and finishes to create architectural interest; and (c) the need to break up the perceived visual bulk of structures.

<p>A5</p> <p>The southern external wall of the existing silos structure higher than 10m must not have mechanical plant and equipment, such as air conditioning units or heat pumps, visible from public view points or from publicly accessible areas on the land.</p>	<p>P5</p> <p>The installation of mechanical plant and equipment on the southern wall of the existing silos structure must respect the original form and character of the silos, having regard to:</p> <ul style="list-style-type: none"> (a) visibility from ground level public view points; and (b) the ability to recognise such plant and equipment from ground level public viewpoints.
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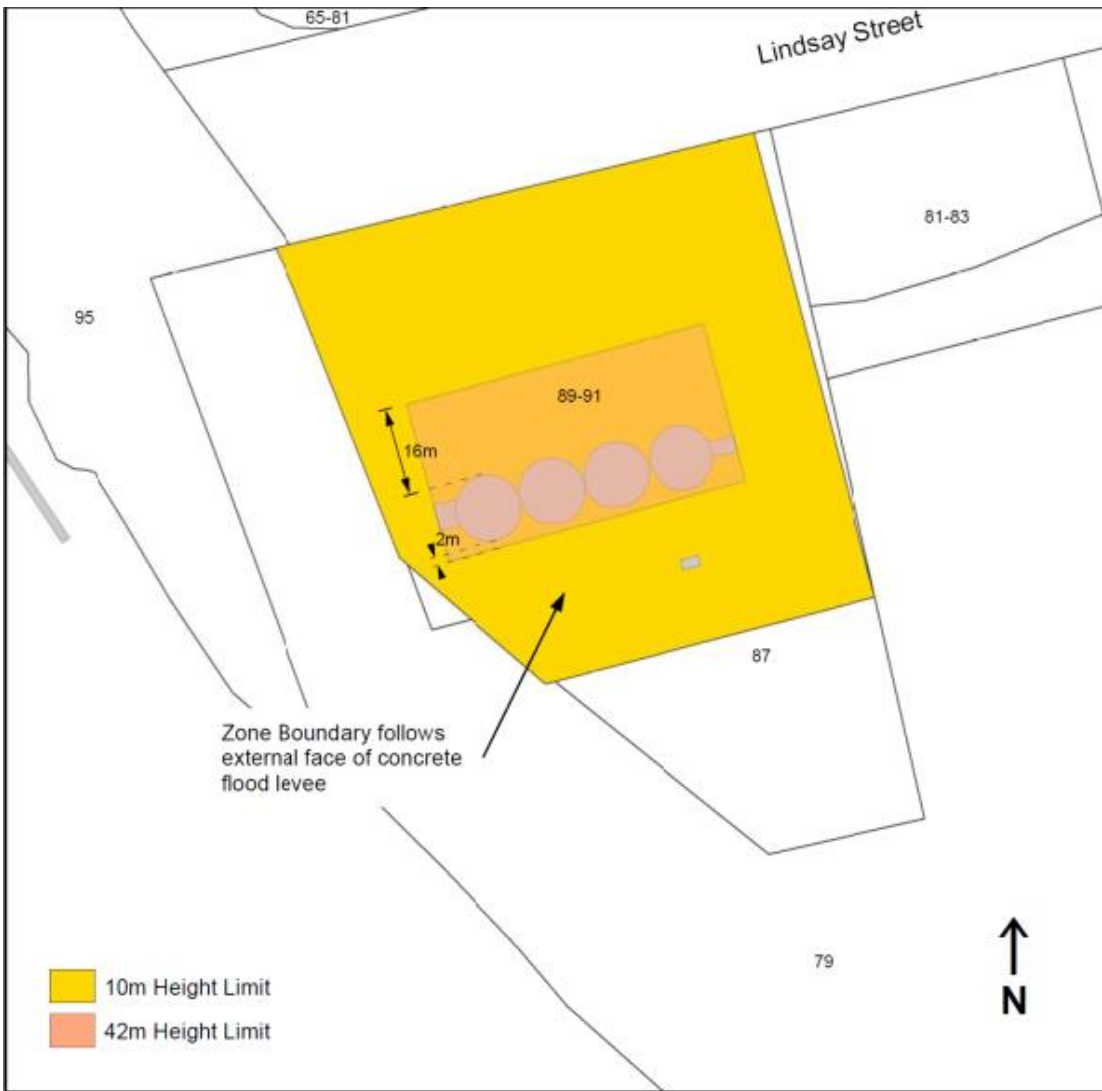


Figure LAU-P9.6.1 - Building Heights

LAU-P9.6.3 Active ground floors

<p>Objective:</p>	<p>That building facades at ground floor level promote and maintain high levels of pedestrian interaction and amenity.</p>
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Acceptable Solutions	Performance Criteria
<p>A1.1</p> <p>Ground floors of new buildings must:</p> <ul style="list-style-type: none"> (a) have clear glazing display windows or glass doorways for not less than a total of 50% of all ground floor facades; and (b) screen mechanical plant or equipment. <p>A1.2</p> <p>New buildings must provide at least one accessible entry point to connect the buildings to the levee walkway to the south of the land.</p>	<p>P1.1</p> <p>New buildings must be designed to maximise interaction between the use of the building and pedestrians and other users of the road, having regard to:</p> <ul style="list-style-type: none"> (a) maximising the level of glazing, openness and transparency on all ground floor facades to the frontage and public open space; (b) minimising the potential for intrusive security devices to reduce the amenity of the building or reduce levels of interaction with the public; and (c) screening or obscuring all mechanical plant or equipment such as air conditioning units or heat pumps, so they are not recognisable or visible from ground level public viewpoints. <p>P1.2</p> <p>New buildings or extensions to the existing silos building must provide adequate opportunities for public access and interaction from adjoining public open space.</p>
<p>A2</p> <p>Alterations on ground floors must:</p> <ul style="list-style-type: none"> (a) have clear glazing, display windows or glass doorways for not less than a total of 50% of all ground floor facades; and (b) screen mechanical plant or equipment. 	<p>P2</p> <p>Alterations on ground floors must be designed to maximise interaction between the use of the building and pedestrians and other users of the road, having regard to:</p> <ul style="list-style-type: none"> (a) maximising the level of glazing, openness and transparency on all ground floor facades to the frontage and public open space; (b) minimising the potential for intrusive security devices to reduce the amenity of the building or reduce levels of interaction with the public; and (c) screening or obscuring all mechanical plant or equipment such as air conditioning units or heat pumps, so they are not recognisable or visible from ground level public viewpoints.

LAU-P9.6.4 Landscaping

Objective:	That new development provides acceptable levels of landscaping.	
Acceptable Solutions	Performance Criteria	
<p>A1.1 A minimum of 5% of any uncovered car park is to be landscaped.</p> <p>A1.2 A minimum of 1 tree (capable of growing to a height of not less 5.0m) per 250m² of the land must be provided.</p>	<p>P1 Landscaping must be provided at a level that enhances the appearance of the land, having regard to:</p> <p>(a) the need to soften and screen the buildings and the car park;</p> <p>(b) providing shade for occupants of the land; and</p> <p>(c) providing shade to car parking areas.</p>	

LAU-P9.7 Development Standards for Subdivision

LAU-P9.7.1 Subdivision

Objective:	<p>(a) To achieve subdivision that aligns with the purpose of the zone and the use and development standards; and</p> <p>(b) That each lot has appropriate water supply, wastewater and stormwater disposal.</p>	
Acceptable Solutions	Performance Criteria	
<p>A1 Each lot, or a lot proposed in a plan of subdivision, must be for:</p> <p>(a) re-alignment of the boundaries of existing lots;</p> <p>(b) consolidation of titles in relation to the land;</p> <p>(c) creation of lots for the maintenance of the flood protection levee; or</p> <p>(d) boundary adjustment.</p>	<p>P1 No Performance Criterion.</p>	
<p>A2 Each lot, or a lot proposed in a plan of subdivision, excluding a lot created for the maintenance of the flood protection levee, must be connected to a reticulated:</p> <p>(a) water supply;</p>	<p>P2 No Performance Criterion.</p>	

(b) sewerage system; (c) stormwater system.	
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LAU-P9.8 Tables

This sub-clause is not used in this particular purpose zone.

LAU-S1.0 Mount Stuart Drive Specific Area Plan

LAU-S1.1 Plan Purpose

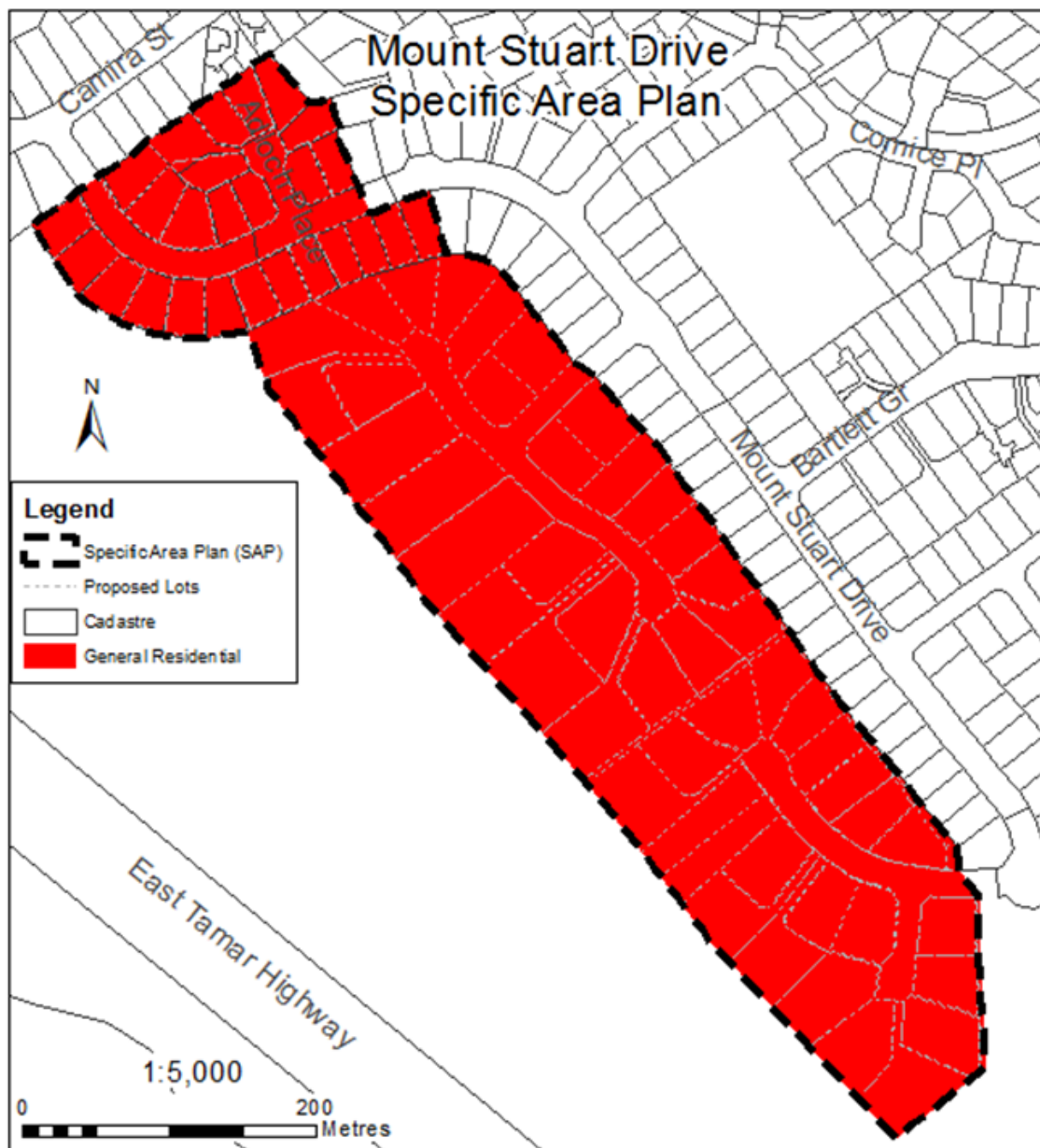
The purpose of the Mount Stuart Drive Specific Area Plan is:

LAU-S1.1.1 To provide residential subdivision appropriate to the entry to the City along the East Tamar Highway corridor.

LAU-S1.2 Application of this Plan

LAU-S1.2.1 The specific area plan applies to the area of land designated as Mount Stuart Drive Specific Area Plan on the overlay maps and in Figure LAU-S1.2.1.

LAU-S1.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to, and in substitution for, the provisions of the General Residential Zone, as specified in the relevant provision.



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Figure LAU-S1.2.1 - Mount Stuart Drive Specific Area Plan

LAU-S1.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S1.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S1.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S1.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S1.7 Development Standards for Buildings and Works

This clause is in:

- (a) addition to General Residential Zone - clause 8.4. Development Standards for Dwellings; and
- (b) substitution for General Residential Zone – clause 8.5 Development Standards for Non-dwellings.

LAU-S1.7.1 Development on lots

Objective:	That development maintains an appropriate density and minimises visual impact.	
Acceptable Solutions	Performance Criteria	
A1 Development on a lot is limited to a single dwelling only.	P1 No Performance Criterion.	

LAU-S1.8 Development Standards for Subdivision

LAU-S1.8.1 Subdivision

This clause is in addition to General Residential Zone - clause 8.6 Development Standards for Subdivision.

Objective:	That the layout of lots implements the specific area plan.	
Acceptable Solutions	Performance Criteria	
A1	P1	

Each lot, or a lot proposed in a plan of subdivision, must be substantially in accordance with the lot layout shown in Figure LAU-S1.2.1.	No Performance Criteria.
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LAU-S1.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S2.0 The Green Specific Area Plan

LAU-S2.1 Plan Purpose

The purpose of The Green Specific Area Plan is:

- LAU-S2.1.1 To provide for a range of housing types and densities and supporting local services.
- LAU-S2.1.2 To provide a range of lots to accommodate affordable housing density.
- LAU-S2.1.3 To improve road connectivity between the northern suburbs and the City.

LAU-S2.2 Application of this Plan

LAU-S2.2.1 The specific area plan applies to the area of land designated as The Green Specific Area Plan on the overlay maps and in Figure LAU-S2.2.1.

LAU-S2.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to, and in substitution for, the provisions of the General Residential Zone, as specified in the relevant provisions.

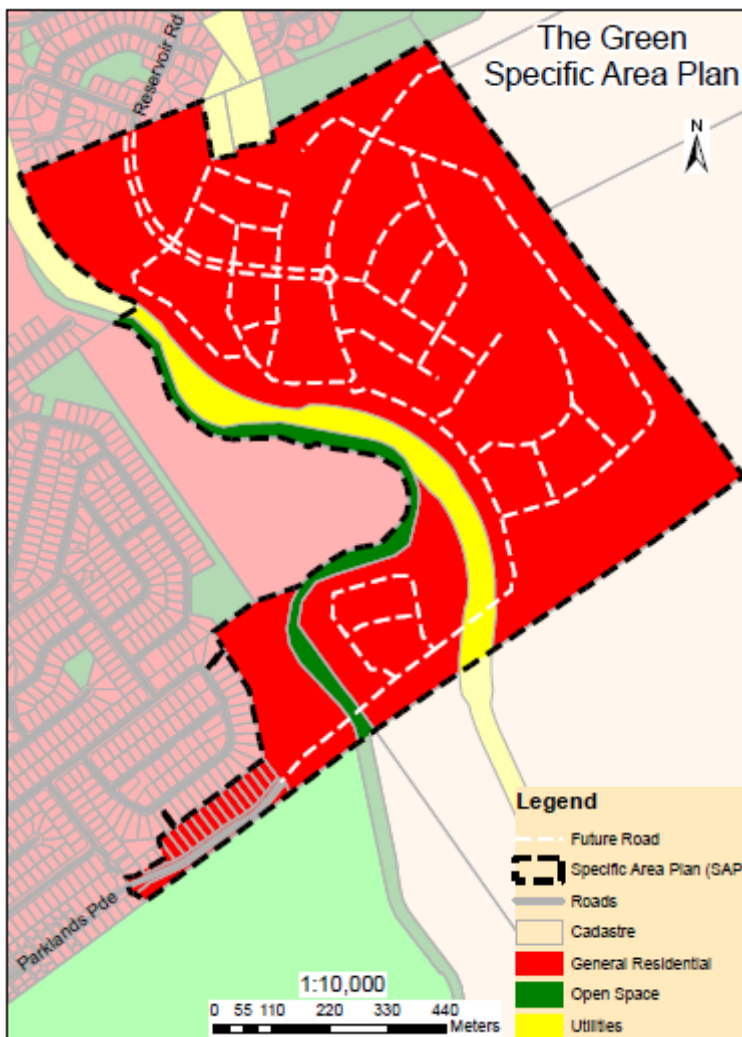


Figure LAU-S2.2.1 - The Green Specific Area Plan

LAU-S2.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S2.4 Definition of Terms

Terms	Definition
water sensitive urban design	means the integration of urban planning with the management, protection and conservation of the urban water cycle that ensures urban water management is sensitive to natural hydrological and ecological cycles.

LAU-S2.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S2.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S2.7 Development Standards for Buildings and Works

This sub-clause is not used in this specific area plan.

LAU-S2.8 Development Standards for Subdivision

LAU-S2.8.1 The Green Specific Area Plan

This clause operates as follows:

- A1 and P1 is in substitution for the General Residential Zone - clause 8.6.1 A1 and P1 Lot design; and
- A2 and P2, A3 and P3, and A4 and P4 are in addition to the General Residential Zone – clause 8.6 Development Standards for Subdivision.

Objective:	That use and development is in accordance with the Green Specific Area Plan.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Each lot, or lot proposed in a plan of subdivision, must:</p> <p>(a) be substantially in accordance with Figure LAU-S2.8.1 and:</p> <p>(i) be able to contain a minimum area of 10m x 15m with a gradient not steeper than 1 in 5, clear of:</p>	<p>P1</p> <p>Subdivision not substantially in accordance with Figure LAU-S2.8.1 must achieve a range of lot sizes within an integrated suburban subdivision layout, having regard to:</p> <p>(a) lot sizes suitable for a range of housing forms and densities;</p>	

<ul style="list-style-type: none"> a. all setbacks required by clause 8.4.2 A1, A2 and A3, and 8.5.1 A1 and A2; and b. easements or other title restrictions that limit or restrict development; and <p>(ii) existing buildings are consistent with the setback required by clause 8.4.2 A1, A2 and A3, and 8.5.1 A1 and A2</p> <ul style="list-style-type: none"> (b) be required for public use by the Crown, a council or a State authority; (c) be required for the provision of Utilities; or (d) be for the consolidation of a lot with another lot provided each lot is within the same zone.. 	<ul style="list-style-type: none"> (b) interconnectivity with pedestrian and cycle paths, and a network of open spaces responsive to the needs of the residents; and (c) provision for a local neighbourhood centre, readily accessible by the residents of the site and surrounding residential area.
<p>A2</p> <p>Subdivision must provide on-site detention of stormwater and include Water Sensitive Urban Design principles. The stormwater detention system must limit the flow of stormwater from the area of The Green Specific Area Plan to the flow rate as if the land remained undeveloped.</p>	<p>A2</p> <p>No Performance Criterion.</p>
<p>A3</p> <p>Subdivision must be in accordance with a vegetation management plan for the area of The Green Specific Area Plan identifying the protection of threatened species and an eradication program for weeds and approved by Council.</p>	<p>P3</p> <p>No Performance Criterion.</p>
<p>A4.1</p> <p>The staging of subdivision must be in accordance with the stages listed in Figure LAU-S2.8.1 and Table LAU-S2.9.1.</p> <p>A4.2</p> <p>Subdivision must provide for a collector road between Parklands Parade and Reservoir Road capable of accommodating a public bus route.</p> <p>A4.3</p>	<p>P4</p> <p>Subdivision must be staged to achieve orderly and efficient delivery of residential areas, having regard to:</p> <ul style="list-style-type: none"> (a) the completion of road connections; (b) the integration of development with surrounding areas; (c) residential amenity in the completed stages of the development;

The collector road must be completed as a through road prior to the completion of Stage 4 as referred to in Figure LAU-S2.8.1 and Table LAU-S2.9.1.

- (d) the anticipated take up of residential lots; and
- (e) provision of, and access to, services and open space.



Figure LAU-S2.8.1 - Staging of subdivision and road connections

LAU-S2.9 Tables

Table LAU-S2.9.1 Indicative staging of subdivision and road connections.

Stage 1	Meadowbank Road to the abandoned railway reserve.
Stage 2	Abandoned railway reserve to the Bell Bay Railway Line.
Stage 3	Bridge over Bell Bay Railway Line and area between Bell Bay Railway Line, south-east boundary, north-east boundary and land incorporating proposed oval.
Stage 4	Area or sub-stages following the south-western boundary, completion of collector road to Reservoir Road.
Stage 5	Area or sub-stages following the north-western and north-eastern boundaries, construction of road access to north-eastern boundary.

LAU-S3.0 Raglan Street Specific Area Plan

LAU-S3.1 Plan Purpose

The purpose of the Raglan Street Specific Area Plan is:

LAU-S3.1.1 To provide for co-ordinated subdivision of the properties within the area covered by the specific area plan.

LAU-S3.1.2 To co-ordinate provisions of infrastructure and roadworks.

LAU-S3.1.3 To provide for residential amenity along the Midland Highway and the Kings Meadows Connector.

LAU-S3.2 Application of this Plan

LAU-S3.2.1 The specific area plan applies to the area of land designated as Raglan Street Specific Area Plan on the overlay maps and in Figure LAU-S3.2.1.

LAU-S3.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the provisions of the General Residential Zone, as specified in the relevant provision.

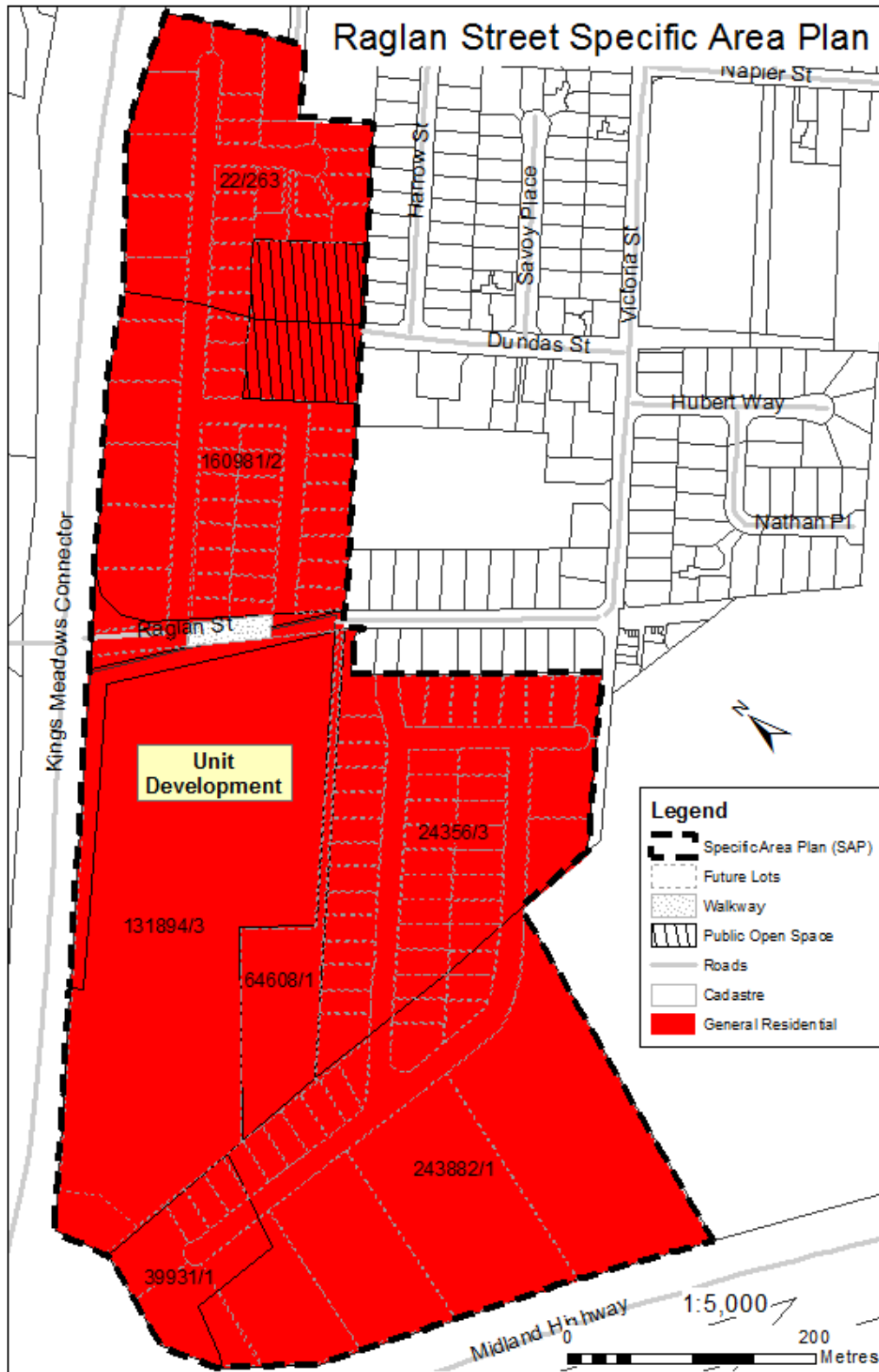


Figure LAU-S3.2.1 - Raglan Street Specific Area Plan

LAU-S3.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S3.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S3.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S3.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S3.7 Development Standards for Buildings and Works

LAU-S3.7.1 Contributions

This clause is in addition to General Residential Zone - clause 8.4 Development Standards for Dwellings.

Objective:	That the owners of property in the Raglan Street Specific Area Plan contribute to infrastructure costs in constructing roadworks along the Raglan Street road reserve and a roundabout at the intersection of Raglan Street and the Kings Meadows Connector.
Acceptable Solutions	Performance Criteria

A1.1

Development for multiple dwellings must not be approved until the infrastructure contribution for land shown in the table to this clause is paid as specified.

The contribution must be increased by the Launceston City Council Average Interest of Secure Loans Rate, as published in the Annual Report of the Council and applicable calculated from 1 January 2012.

Property (Title reference)	Area (ha)	Road Asset Contribution (as of 1 July 2009)
24388/1	8.292	\$254,019.00
39931/1	1.101	\$33,728.00
24356/3	4.963	\$152,038.00
112401/1	5.358	\$164,139.00
131894/3	7.171	\$219,678.00
64608/1	0.224	\$6,863.00
CNV 22/263	4.280	\$131,114.00
TOTAL	31.389	\$961,579.00

or;

A1.2

Development for multiple dwellings must not be approved until the Council's General Manager has provided written advice that satisfactory payment arrangement have been entered into with Council for the infrastructure contribution as shown in the table to this clause.

The contribution must be increased by the Launceston City Council Average Interest of Secure Loans Rate, as published in the Annual Report of the Council and applicable calculated from 1 January 2012.

P1

No Performance Criterion.

LAU-S3.8 Development Standards for Subdivision

LAU-S3.8.1 Subdivision

This clause is in addition for General Residential Zone - clause 8.6 Development Standards for Subdivision.

Objective:	That subdivision implements the Raglan Street Specific Area Plan.	
Acceptable Solutions		Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed on a plan of subdivision, must be substantially in accordance with the lot layout shown on Figure LAU-S3.2.1.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, that is not in accordance with the lot layout shown in Figure LAU-S3.2.1 must be assessed against the provisions for subdivision in the General Residential Zone.</p>	

LAU-S3.8.2 Contributions

This clause is in addition for General Residential Zone - clause 8.6 Development Standards for Subdivision.

Objective:	That the owners of property in the Raglan Street Specific Area Plan contribute to infrastructure costs in constructing roadworks along the Raglan Street road reserve and a roundabout at the intersection of Raglan Street and the Kings Meadows Connector.	
Acceptable Solutions		Performance Criteria

<p>A1.1</p> <p>Development for subdivision must not be approved until the infrastructure contribution for land shown in the table to this clause is paid as specified.</p> <p>The contribution must be increased by the Launceston City Council Average Interest of Secure Loans Rate, as published in the Annual Report of the Council and applicable calculated from 1 January 2012.</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">Property (Title reference)</th> <th style="text-align: left;">Area (ha)</th> <th style="text-align: left;">Road Asset Contribution (as of 1 July 2009)</th> </tr> </thead> <tbody> <tr> <td>24388/1</td> <td>8.292</td> <td>\$254,019.00</td> </tr> <tr> <td>39931/1</td> <td>1.101</td> <td>\$33,728.00</td> </tr> <tr> <td>24356/3</td> <td>4.963</td> <td>\$152,038.00</td> </tr> <tr> <td>112401/1</td> <td>5.358</td> <td>\$164,139.00</td> </tr> <tr> <td>131894/3</td> <td>7.171</td> <td>\$219,678.00</td> </tr> <tr> <td>64608/1</td> <td>0.224</td> <td>\$6,863.00</td> </tr> <tr> <td>CNV 22/263</td> <td>4.280</td> <td>\$131,114.00</td> </tr> <tr> <td>TOTAL</td> <td>31.389</td> <td>\$961,579.00</td> </tr> </tbody> </table> <p>or;</p> <p>A1.2</p> <p>Development for subdivision must not be approved until the Council's General Manager has provided written advice that satisfactory payment arrangement have been entered into with Council for the infrastructure contribution as shown in the table to this clause.</p> <p>The contribution must be increased by the Launceston City Council Average Interest of Secure Loans Rate, as published in the Annual Report of the Council and applicable calculated from 1 January 2012.</p>	Property (Title reference)	Area (ha)	Road Asset Contribution (as of 1 July 2009)	24388/1	8.292	\$254,019.00	39931/1	1.101	\$33,728.00	24356/3	4.963	\$152,038.00	112401/1	5.358	\$164,139.00	131894/3	7.171	\$219,678.00	64608/1	0.224	\$6,863.00	CNV 22/263	4.280	\$131,114.00	TOTAL	31.389	\$961,579.00	<p>P1</p> <p>No Performance Criterion.</p>
Property (Title reference)	Area (ha)	Road Asset Contribution (as of 1 July 2009)																										
24388/1	8.292	\$254,019.00																										
39931/1	1.101	\$33,728.00																										
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131894/3	7.171	\$219,678.00																										
64608/1	0.224	\$6,863.00																										
CNV 22/263	4.280	\$131,114.00																										
TOTAL	31.389	\$961,579.00																										

LAU-S3.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S4.0 Hillary Street Specific Area Plan

LAU-S4.1 Plan Purpose

The purpose of the Hillary Street Specific Area Plan is:

- LAU-S4.1.1 To provide for orderly development within the Hillary Street Special Area Plan and to coordinate the provision of infrastructure across land with multiple ownership.
- LAU-S4.1.2 To ensure that road and pedestrian network connectivity is provided in a coordinated and predetermined way.
- LAU-S4.1.3 To identify the preferred layout of public open space.

LAU-S4.2 Application of this Plan

- LAU-S4.2.1 The specific area plan applies to the area of land designated as Hillary Street Specific Area Plan on the overlay maps and in Figure S4.2.1.
- LAU-S4.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the provisions of the:
 - (a) General Residential Zone; and
 - (b) Low Density Residential Zone,as specified in the relevant provision.

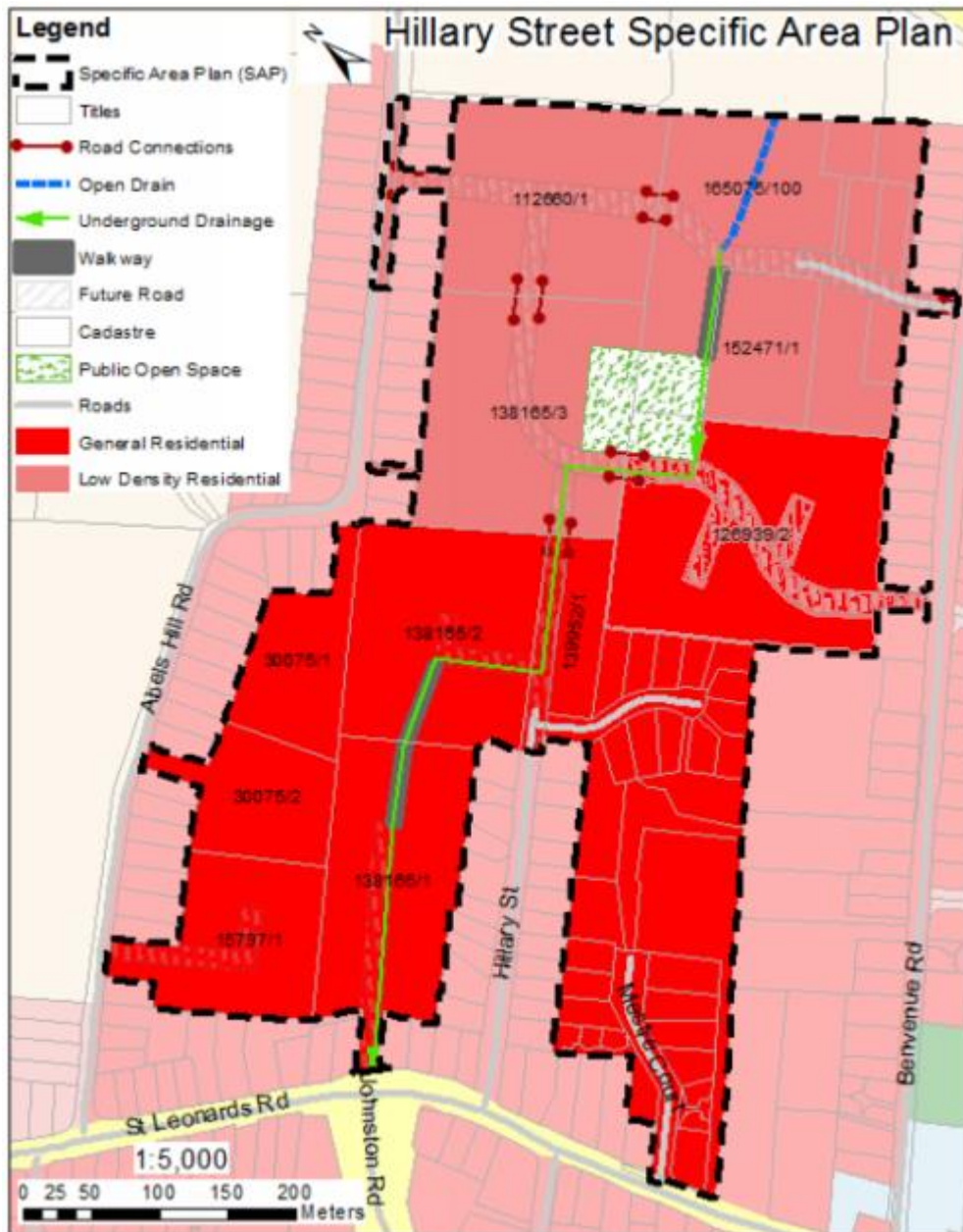


Figure LAU-S4.2.1 - Hillary Street Specific Area Plan

LAU-S4.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S4.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S4.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S4.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S4.7 Development Standards for Buildings and Works

This sub-clause is not used in this specific area plan.

LAU-S4.8 Development Standards for Subdivision

LAU-S4.8.1 Subdivision

This clause is in addition to:

- (a) General Residential Zone - clause 8.6 Development Standards for Subdivision; and
- (b) Low Density Residential Zone - clause 10.6 Development Standards for Subdivision.

Objective:	That development for subdivision is in accordance with the Hillary Street Specific Area Plan.	
Acceptable Solutions	Performance Criteria	
A1 Road and walkway connections must be provided as shown on Figure LAU-S4.2.1;	P1 No Performance Criterion.	
A2.1 The stormwater system must be provided as shown on the Figure LAU-S4.2.1. A2.2 All stormwater drainage shown on Figure LAU-S4.2.1 for a site must be constructed during the first stage of any subdivision of a site, regardless of the number of stages proposed for the subdivision.	P2 No Performance Criterion.	

<p>A3</p> <p>The provision of public open space:</p> <ul style="list-style-type: none">(a) must be in accordance with Figure LAU-S4.2.1; or(b) if no public open space provision is shown for a site, a cash contribution of 5% of the unimproved value of the site must be paid to the Council.	<p>P3</p> <p>No Performance Criterion.</p>
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LAU-S4.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S5.0 Drivers Run Specific Area Plan

LAU-S5.1 Plan Purpose

The purpose of the Drivers Run Specific Area Plan is:

- LAU-S5.1.1 To provide for development of low density lots in a coordinated and environmentally sustainable manner.
- LAU-S5.1.2 To conserve remnant bushland to protect water quality, heritage and natural values.
- LAU-S5.1.3 To provide for community conservation and recreational use of the bushland.

LAU-S5.2 Application of this Plan

- LAU-S5.2.1 The specific area plan applies to the area of land designated as Drivers Run Specific Area Plan on the overlay maps and in Figure S5.2.1.
- LAU-S5.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in substitution for, and addition to, the provisions of the:
 - (a) Rural Living Zone; and
 - (b) Rural Zone,as specified in the relevant provision.

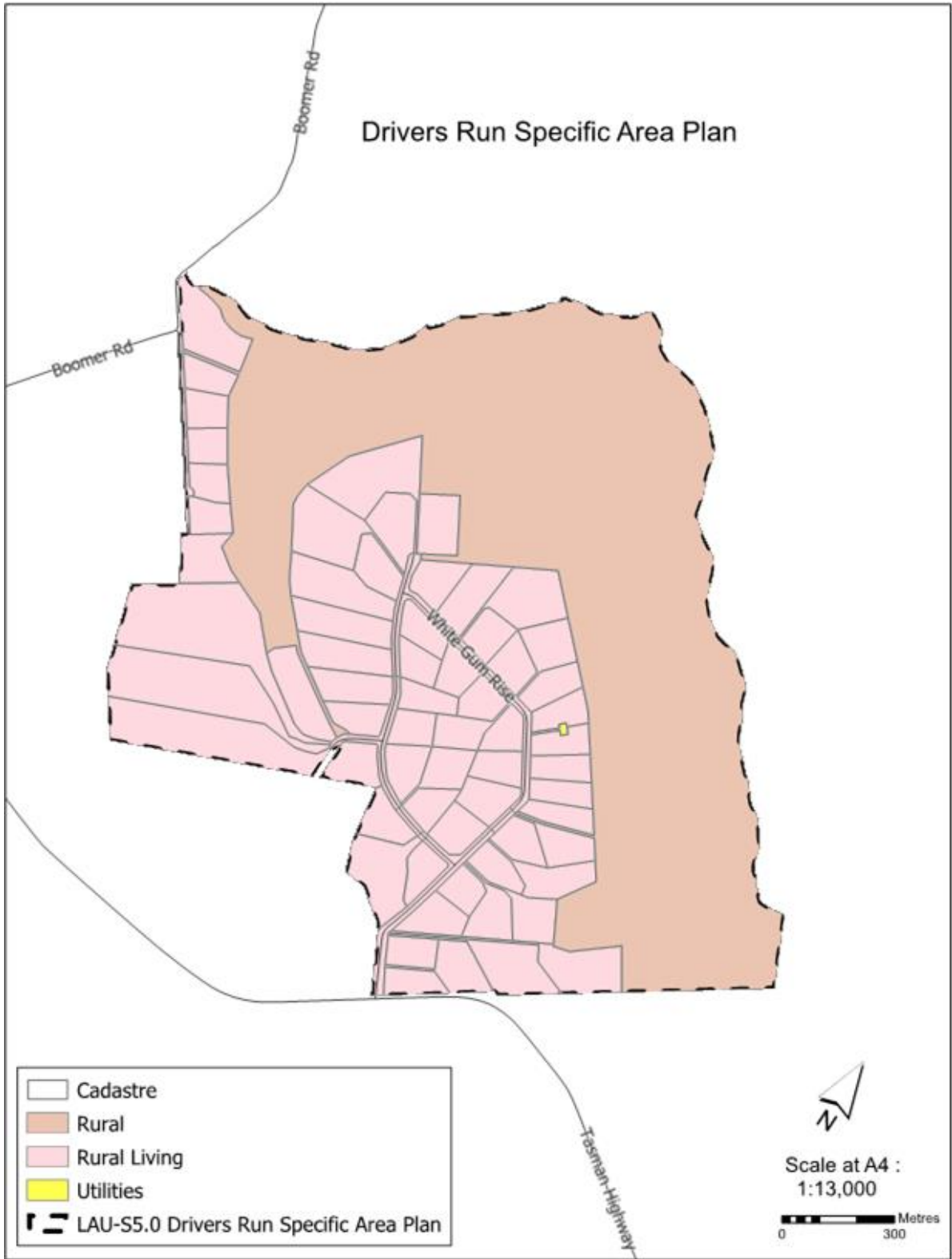


Figure LAU-S5.2.1 - Drivers Run Specific Area Plan

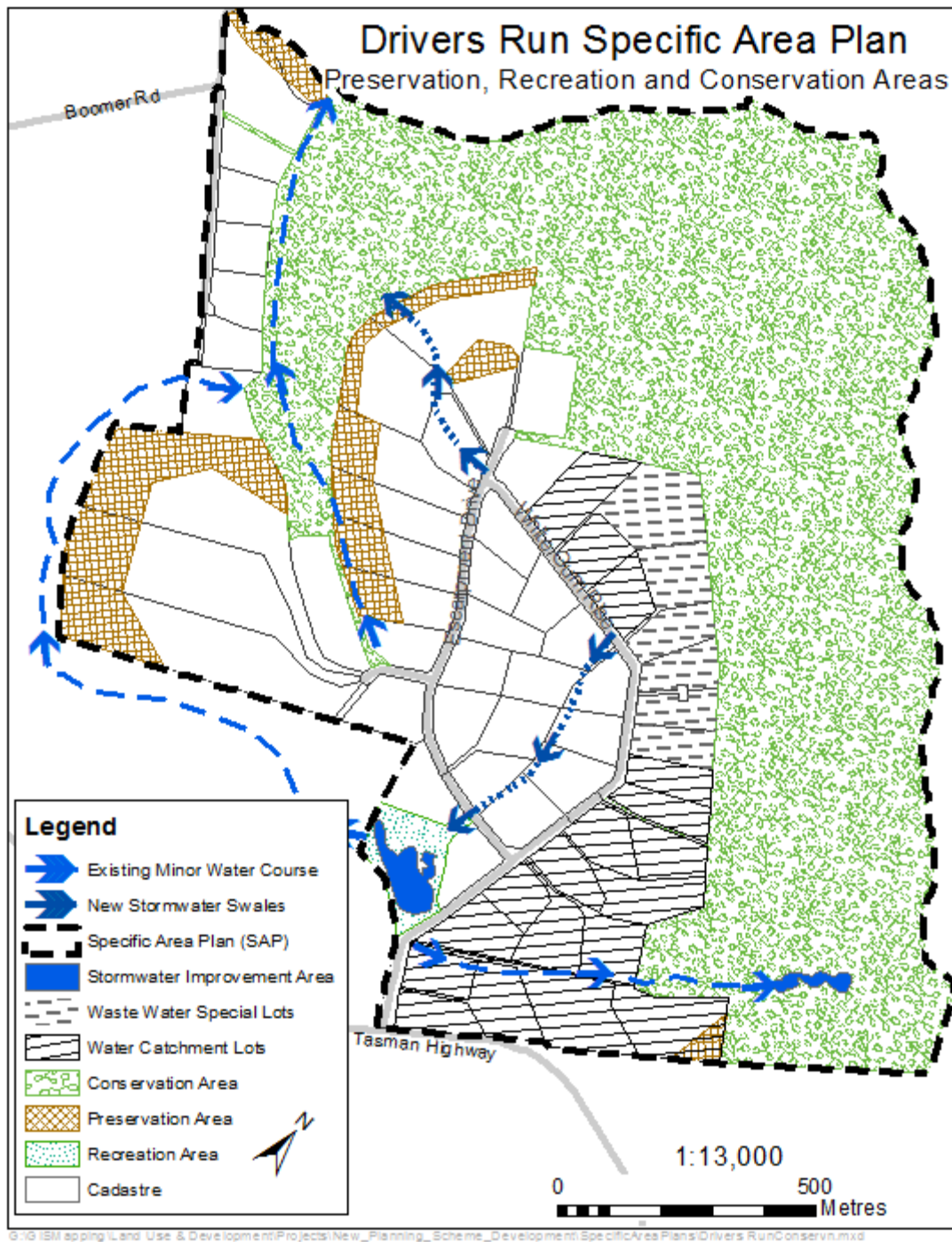


Figure LAU-S5.2.2 - Drivers Run Specific Area Plan Preservation, Recreation and Conservation Areas

LAU-S5.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S5.4 Definition of Terms

Terms	Definition
water sensitive urban design	means the integration of urban planning with the management, protection and conservation of the urban water cycle that ensures urban water management is sensitive to natural hydrological and ecological cycles.

LAU-S5.5 Use Table

LAU-S5.5.1 Recreation Area

This clause is in substitution for Rural Living Zone - clause 11.2 Use Table.

Use Class	Qualification
No Permit Required	
Natural and Cultural Values management	
Passive Recreation	
Resource Development	If for grazing
Permitted	
Utilities	If for minor utilities
Visitor Accommodation	
Discretionary	
Community Meeting and Entertainment	
General Retail and Hire	If for a local shop or market
Utilities	
Prohibited	
All other uses	

LAU-S5.5.2 Conservation Area and Preservation Area

This clause is in substitution for:

- (a) Rural Living Zone – clause 11.2 Use Table; and

(b) Rural Zone – clause 20.2 Use Table.

Use Class	Qualification
No Permit Required	
Natural and Cultural Values Management	
Passive Recreation	
Permitted	
Resource Development	If for grazing
Discretionary	
Utilities	
Prohibited	
All other uses	

LAU-S5.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S5.7 Development Standards for Buildings and Works

LAU-S5.7.1 Building height

This clause is in substitution for Rural Living Zone - clause 11.4.2 A1 and P1 Building height, setback and siting.

Objective:	That development implements the purposes of the specific area plan.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Building height must not be more than:</p> <p>(a) 6m; or</p> <p>(b) 7m, if the slope of the land within the building footprint is 15% or greater.</p>	<p>P1</p> <p>Building height must be designed to be compatible with the natural landscape and minimise the visual impact when viewed from any point outside the lot, having regard to:</p> <p>(a) the topography of the site; and</p> <p>(b) screening provided by existing trees where a suitably qualified person determines that with normal growth, the vegetation would not be required to be removed later for safety purposes.</p>	

LAU-S5.7.2 Waste water, stormwater and rainwater tanks

This clause is in addition for Rural Living Zone - clause 11.4 Development Standards for Buildings and Works.

Objective:	That development implements the purposes of the specific area plan.	
Acceptable Solutions	Performance Criteria	
A1 All lots within the land designated as Waste Water Special Lots on Figure S5.2.2 must have Aerated Wastewater Treatment Systems (AWTS) for wastewater disposal installed.	P1 No Performance Criteria.	
A2 All stormwater must be contained within each lot.	P2 Development must appropriately manage off-site stormwater run-off, having regard to: (a) minimising site disturbance; (b) retaining native vegetation; (c) detaining stormwater through the use of permeable paving, pebble paths, infiltration trenches, soak wells, lawn garden areas and swales; (d) grading impervious surfaces such as driveways, to drain to vegetated areas; (e) utilising landscaping to reduce peak stormwater discharges, increase groundwater recharge, reduce erosion and sedimentation and increased retention of soil moisture; and (f) other Water Sensitive Urban Design principles.	
A3 Residential development for a single dwelling must have a rainwater tank with a capacity of not less than 10,000L for collection and use of water.	P3 No Performance Criterion.	

LAU-S5.7.2 Vegetation removal

This clause is in addition to Rural Living Zone - clause 11.4 Development Standards for Buildings and Works.

Objective:	That development implements the purposes of the specific area plan.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Removal, destruction or lopping of trees in the land shown as Conservation or Preservation areas on Figure LAU-S5.2.2 must only occur if it is:</p> <ul style="list-style-type: none"> (a) for the construction and maintenance of planned trails; (b) for the removal of trees required to facilitate a use or development that has been granted a permit by the planning authority; (c) in accordance with an approved fire management plan; or (d) in accordance with a management plan that has been developed as part of a conservation covenant. 	<p>P1</p> <p>No Performance Criterion.</p>	

LAU-S5.8 Development Standards for Subdivision

LAU-S5.8.1 Subdivision

This clause is in:

- (a) addition to the Rural Living Zone - clause 11.5 Development Standards for Subdivision; and
- (b) substitution for the Rural Zone – clause 20.5 Development Standards for Subdivision.

Objective:	That each lot implements the purposes of the specific area plan.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be in accordance with the lot and road layout in Figure LAU-S5.2.1.</p>	<p>P1</p> <p>Each lot, or a lot proposed in a plan of subdivision, not in accordance with Figure LAU-S5.2.1 must only be within the Rural Living Zone and must demonstrate that the design, layout and works:</p> <ul style="list-style-type: none"> (a) protect the natural values and cultural heritage values of the subject land; (b) protect Distillery Creek; 	

	<ul style="list-style-type: none"> (c) provides for community, recreational, residential and conservation opportunities, where possible; (d) ensures the protection of the Conservation Area; and (e) have a minimum lot size of 1ha.
<p>A2</p> <p>No Acceptable Solution.</p>	<p>P2</p> <p>Subdivision must implement Water Sensitive Urban Design principles to minimise the amount of stormwater runoff, including at least 3 of the following measures:</p> <ul style="list-style-type: none"> (a) ponds and lakes and constructed surface wetlands; (b) vegetation swales and buffer strips; (c) bio-retention systems (swales and drains); (d) collection of rainwater for use; (e) drainage integration into landscaping or public open space; or (f) any alternate water sensitive measure.

LAU-S5.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S6.0 Relbia and Glenwood Road Specific Area Plan

LAU-S6.1 Plan Purpose

The purpose of the Relbia and Glenwood Road Specific Area Plan is:

- LAU-S6.1.1 To provide orderly rural living development and to preserve the opportunity for future urban expansion.

LAU-S6.2 Application of this Plan

- LAU-S6.2.1 The specific area plan applies to the area of land designated as Relbia and Glenwood Road Specific Area Plan on the overlay maps.

- LAU-S6.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in substitution for the provisions of the Rural Living Zone, as specified in the relevant provision.

LAU-S6.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S6.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S6.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S6.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S6.7 Development Standards for Buildings and Works

This sub-clause is not used in this specific area plan.

LAU-S6.8 Development Standards for Subdivision

- LAU-S6.8.1 Lot size and dimensions

This clause is in substitution for the Rural Living Zone - clause 11.5.1 A1 and P1.

Objective:	That subdivision maintains the capacity of the land for future urban expansion at a higher density, by preventing fragmentation of land parcels into lots that have limited future subdivision potential.
Acceptable Solutions	Performance Criteria
<p>A1.1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <ul style="list-style-type: none"> (a) have an area of not less than 4ha; (b) be required for public use by the Crown, an agency, or a corporation all the shares of which are held by Councils or a municipality; (c) be required for the provision of public utilities; or (d) be for the consolidation of a lot with another lot, provided each lot is within the same zone; and <p>A1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have new boundaries aligned from buildings that satisfy the acceptable solutions for setbacks in the underlying zone.</p>	<p>P1.1</p> <p>Subdivision not creating additional lots, and not meeting the requirements of clause 7.3 Adjustment of a Boundary, must only be approved, having regard to:</p> <ul style="list-style-type: none"> (a) the size, shape and orientation of the lots; (b) the topography of the site; (c) the setback to any existing buildings; (d) the capacity of the lots to dispose of wastewater on site; (e) the existing and any proposed road network; and (f) the future subdivision potential; or <p>P1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must have sufficient useable area and dimensions to facilitate the protection of a place of Aboriginal, natural or historic cultural heritage.</p>

LAU-S6.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S7.0 Cataract Gorge Subdivision Specific Area Plan

LAU-S7.1 Plan Purpose

The purpose of the Cataract Gorge Subdivision Specific Area Plan is:

- LAU-S7.1.1 To provide for appropriate lot sizes on the edge of the Cataract Gorge Reserve within the area covered by the specific area plan.

LAU-S7.2 Application of this Plan

- LAU-S7.2.1 The specific area plan applies to the area of land designated as Cataract Gorge Subdivision Specific Area Plan on the overlay maps and in Figure LAU-S7.2.1.

- LAU-S7.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in substitution for the provisions of the:

- (a) General Residential Zone; and
- (b) Landscape Conservation Zone,

as specified in the relevant provision.

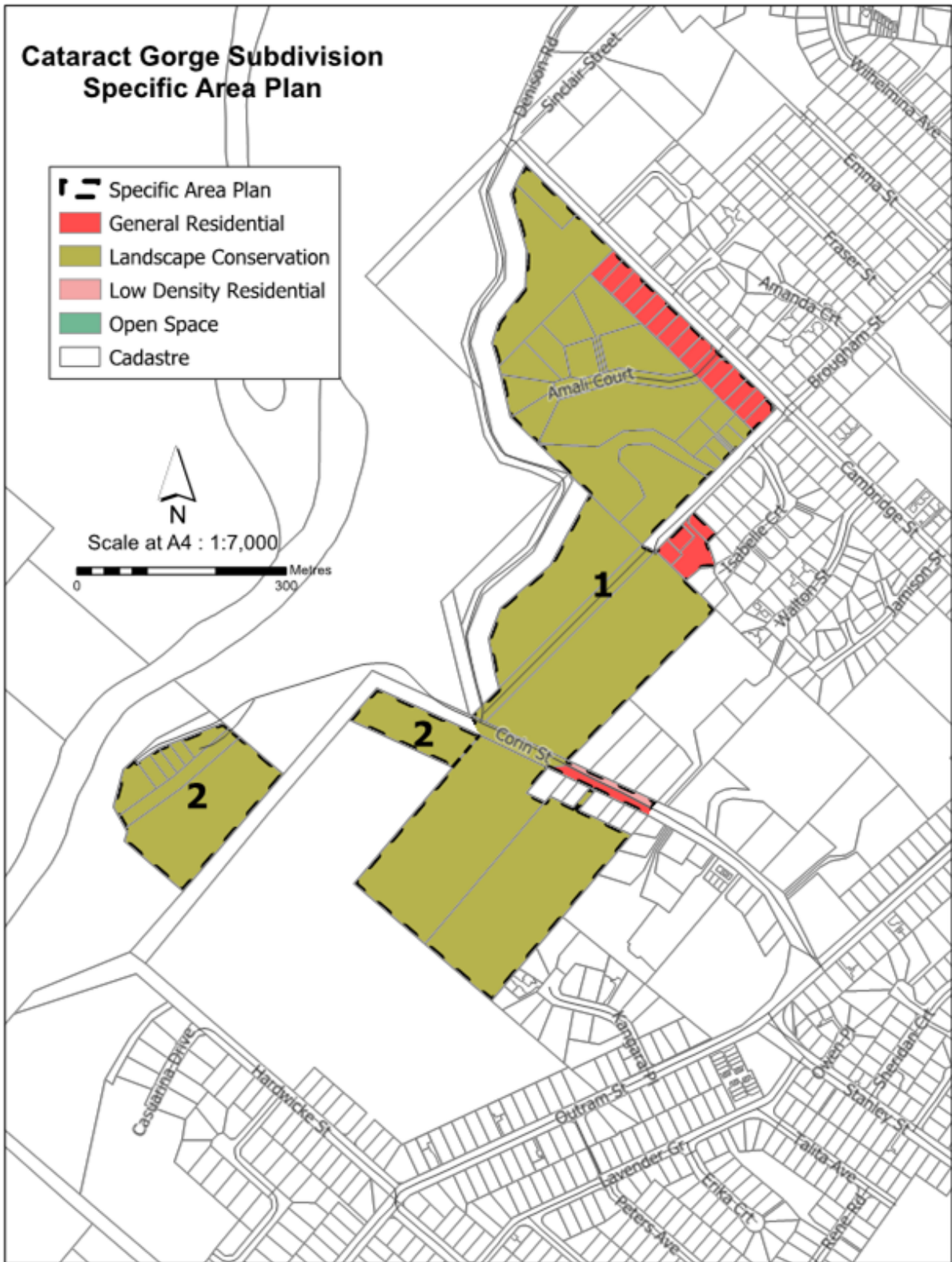


Figure LAU-S7.2.1 - Cataract Gorge Subdivision Specific Area Plan

LAU-S7.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S7.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S7.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S7.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S7.7 Development Standards for Buildings and Works

This sub-clause is not used in this specific area plan.

LAU-S7.8 Development Standards for Subdivision

LAU-S7.8.1 Subdivision

This clause is in substitution for the:

- (a) General Residential Zone – clause 8.6.1 A1 and P1; and
- (b) Landscape Conservation Zone – clause 22.5.1 A1 and P1.

Objective:	That subdivision is in accordance with the specific area plan.	
Acceptable Solutions	Performance Criteria	
A1.1 Each lot, or a lot on a plan of subdivision, within the Specific Area Plan Area 1 as shown in Figure LAU-S7.2.1 must: (a) have a lot density of not more than one lot per 7,500m ² and an area of not less than 1,500m ² ; (b) be required for public use by the Crown, a council or a State authority; (c) be required for the provision of Utilities; or (d) be for the consolidation of a lot with another lot provided each lot is within the same zone. A1.2	P1 No Performance Criterion.	

Within the Specific Area Plan Area 2 as shown in Figure LAU-S7.2.1, no new lots.	
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LAU-S7.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S8.0 Forestry Area Specific Area Plan

LAU-S8.1 Plan Purpose

The purpose of the Forestry Area Specific Area Plan is:

- LAU-S8.1.1 To set an appropriate lot size to prevent fragmentation of land generally unsuitable for agriculture and maintain the capacity of the land for forestry.

LAU-S8.2 Application of this Plan

- LAU-S8.2.1 The specific area plan applies to the area of land designated as <insert name> Specific Area Plan on the overlay maps.
- LAU-S8.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the provisions of the Agriculture Zone and Rural Zone, as specified in the relevant provision.

LAU-S8.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S8.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S8.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S8.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S8.7 Development Standards for Buildings and Works

This sub-clause is not used in this specific area plan.

LAU-S8.8 Development Standards for Subdivision

- LAU-S8.8.1 Subdivision

This clause is in substitution for the:

- (a) Rural Zone – clause 20.5 Development Standards for Subdivision; and
- (b) Agriculture Zone - clause 20.5 Development Standards for Subdivision.

Objective:	That subdivision does not reduce the productive capacity of land generally used for forestry by fragmentation into smaller titles.	
Acceptable Solutions		Performance Criteria
<p>A1.1</p> <p>Each lot, or a lot proposed on a plan of subdivision, must have an area of not less than 100ha, excluding:</p> <p>(a) a lot required for public use by the Crown, a council or a State authority;</p> <p>(b) a lot required for the provision of Utilities or irrigation infrastructure; or</p> <p>(c) the consolidation of a lot with another lot provided both lots are within the same zone.</p> <p>A1.2</p> <p>Each lot, or a lot proposed on a plan of subdivision, must have a frontage to a road maintained by a road authority of not less than 20m.</p>	<p>P1.1</p> <p>Subdivision must not cause a reduction in the productive capacity of the land for forestry purposes, and each lot, or a lot on a plan of subdivision, must be not less than 90ha.</p> <p>P1.2</p> <p>Each lot, or a lot proposed in a plan of subdivision, must be provided with a frontage, or legal connection to a road by a right-of-carriageway, of not less than 3.6m width, having regard to access being suitable for commercial forestry and farming vehicles.</p>	

LAU-S8.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S9.0 Launceston Plaza Retail Specific Area Plan

LAU-S9.1 Plan Purpose

The purpose of the Launceston Plaza Retail Specific Area Plan is:

- LAU-S9.1.1 To provide for retail development at Launceston Plaza that is appropriate to its location and in accordance with the activity centre hierarchy.

LAU-S9.2 Application of this Plan

- LAU-S9.2.1 The specific area plan applies to the area of land designated as Launceston Plaza Retail Specific Area Plan on the overlay maps and in Figure LAU-S9.2.1.

- LAU-S9.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in substitution for, and in addition to, the provisions of the Commercial Zone, as specified in the relevant provision.

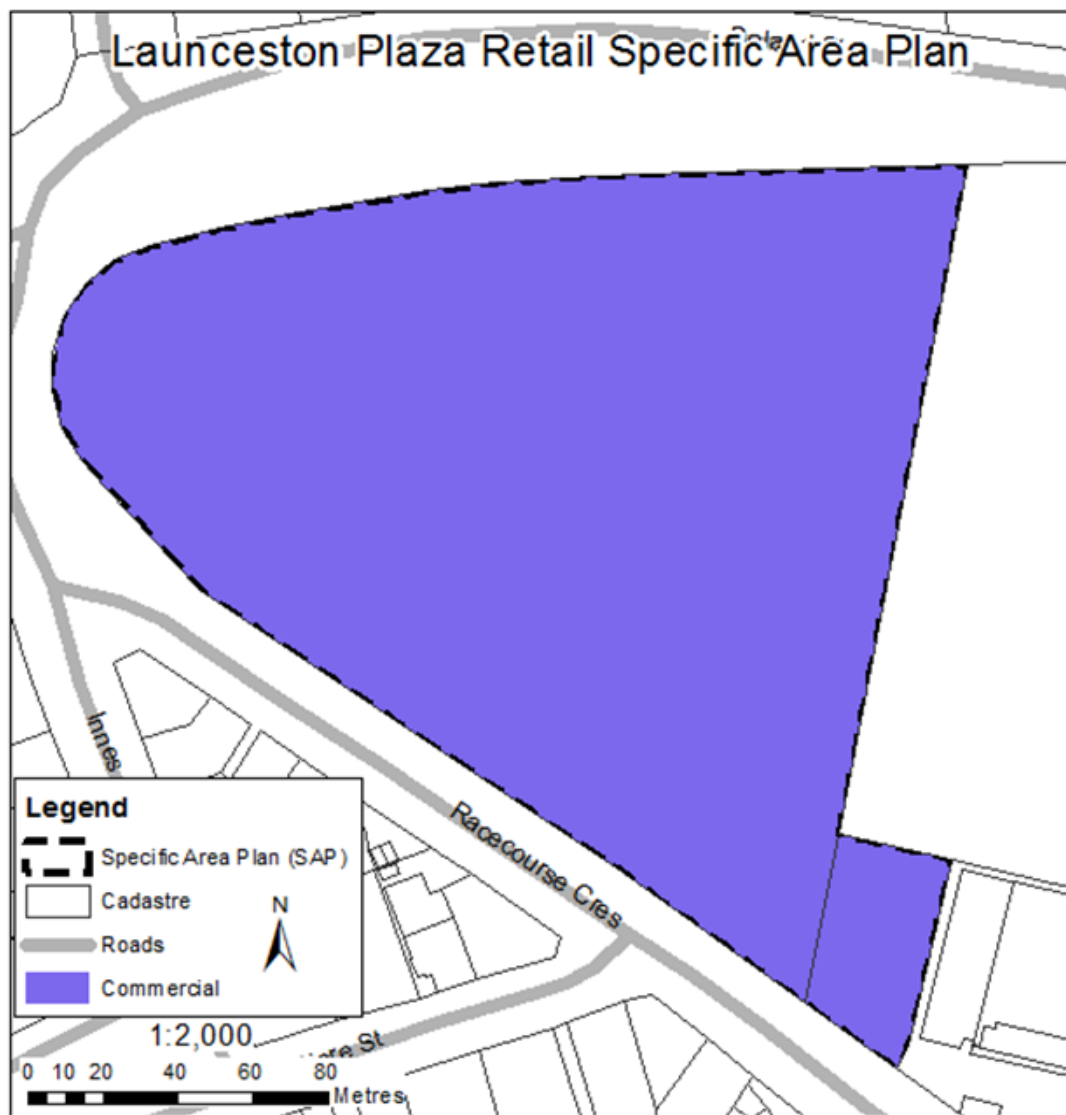


Figure LAU-S9.2.1 - Launceston Plaza Retail Specific Area Plan

LAU-S9.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S9.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S9.5 Use Table

This clause is in substitution for to the Commercial Zone - clause 17.2 Use Table.

Use Class	Qualification
No Permit Required	
Passive Recreation	
Natural and Cultural Values Management	
Permitted	
General Retail and Hire	
Recycling and Waste Disposal	If not a refuse disposal site or waste transfer station
Service Industry	
Utilities	If for minor utilities
Discretionary	
Business and Professional Services	
Community Meeting and Entertainment	
Educational and Occasional Care	
Emergency Services	
Food Services	
Hotel Industry	
Sports and Recreation	
Vehicle Parking	

Prohibited	
All other uses	

LAU-S9.6 Use Standards

LAU-S9.6.1 Retail Impact for the General Retail and Hire use class

This clause is in addition to the Commercial Zone - clause 17.3 Use Standards.

Objective:	That the economic, social and environmental impact of significant new retail use and development is consistent with the activity centre hierarchy.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>The area of the site used for General Retail and Hire must not increase by more than 5000m² gross floor area over and above the gross floor area existing at the 17 October 2012.</p>	<p>P1</p> <p>General Retail and Hire uses must have acceptable impacts on the viability of the activity centre hierarchy, having regard to the extent that the proposed use:</p> <ul style="list-style-type: none"> (a) improves and broadens the commercial or retail choice within the area; (b) improves the urban design outcome for an activity centre including its amenity; (c) contributes to an attractive environment for pedestrians; (d) contributes to loss of investment, blight or disinvestment for a particular centre; (e) includes environmentally sustainable design principles; and (f) is accessible by public transport. 	

LAU-S9.7 Development Standards for Buildings and Works

This sub-clause is not used in this specific area plan.

LAU-S9.8 Development Standards for Subdivision

This sub-clause is not used in this specific area plan.

LAU-S9.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S10.0 Invermay/Inveresk Flood Inundation Specific Area Plan

LAU-S10.1 Plan Purpose

The purpose of the Invermay/Inveresk Flood Inundation Specific Area Plan is:

- LAU-S10.1.1 To reduce risks and hazards from flooding in the Invermay/Inveresk flood inundation area.
- LAU-S10.1.2 To require that new development is sited and designed to minimise the impact of flooding.
- LAU-S10.1.3 To require the consideration of the siting, design and emergency response capability of new development on land subject to flood inundation.

LAU-S10.2 Application of this Plan

LAU-S10.2.1 The specific area plan applies to the area of land designated as Invermay/Inveresk Flood Inundation Specific Area Plan on the overlay maps and in Figure LAU-S10.2.1.

LAU-S10.2.2 This specific area plan does not apply to non-habitable buildings.

LAU-S10.2.3 In the area of land to which this plan applies, the provisions of the specific area plan are in substitution for and in addition to the:

- (a) General Residential Zone;
- (b) Inner Residential Zone;
- (c) Local Business Zone;
- (d) Commercial Zone;
- (e) Light Industrial Zone;
- (f) Rural Zone;
- (g) Environmental Management
- (h) Utilities Zone;
- (i) Recreation Zone;
- (j) Open Space Zone;
- (k) Particular Purpose Zone – Inveresk Site;
- (l) Particular Purpose Zone – North Bank Silos;
- (m) Coastal Inundation Hazard Code; and
- (n) Flood-prone Areas Hazard Code,

as specified in the relevant provision.

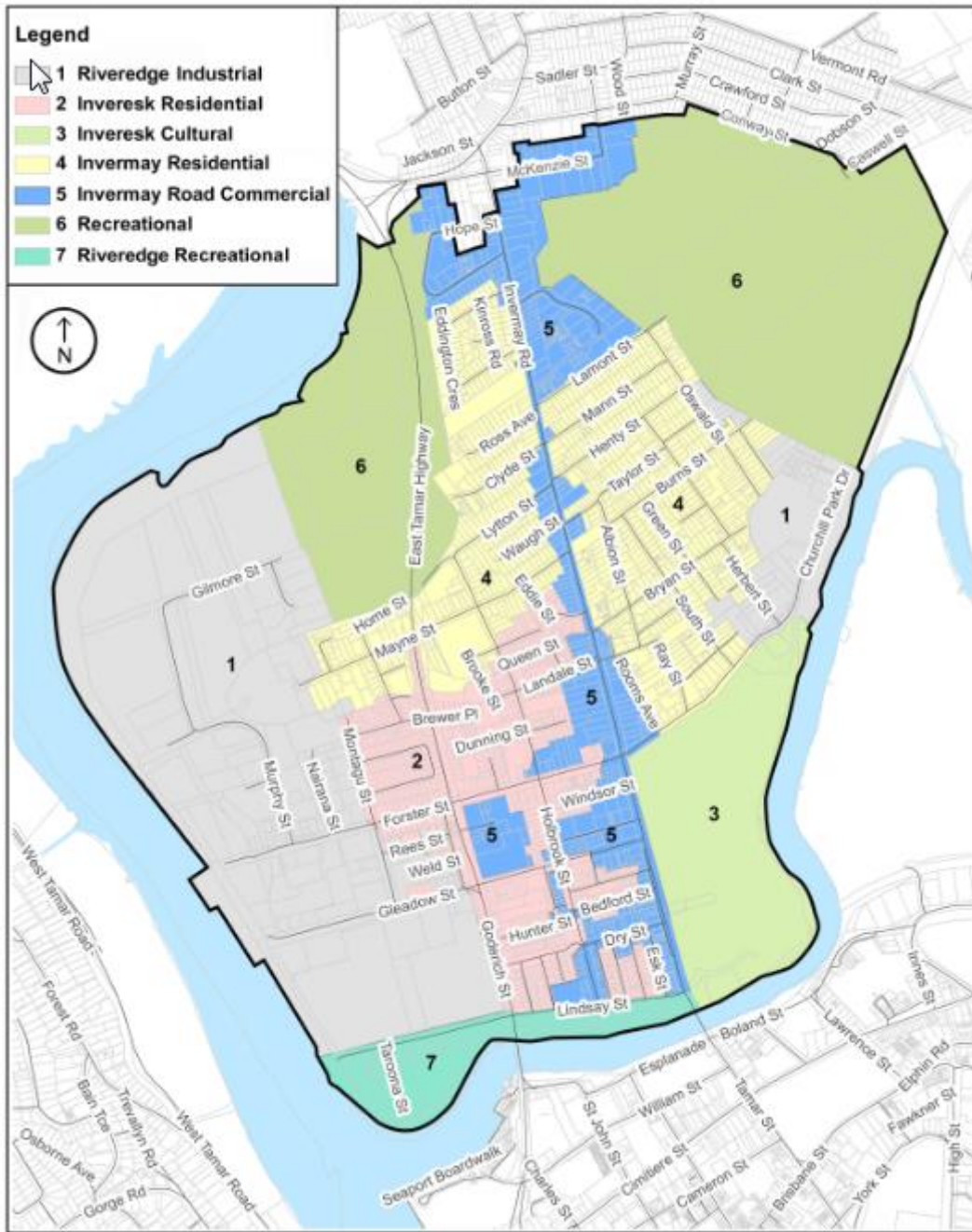


Figure LAU-S10.2.1 - Invermay/Inveresk Flood Inundation Specific Area Plan Precinct Map

LAU-S10.3 Local Area Objectives

To provide for future control of land use and development, the area covered by the specific area plan has been divided into seven management precincts. These precincts reflect the existing land uses in the area and establish local area objectives for future use and development. The seven management precincts are shown in Figure LAU-S10.2.1 and on the overlay maps.

Sub-clause	Area Description	Local Area Objectives
LAU-S10.3.1	Riveredge Industrial Precinct, shown in Figure LAU-S10.2.1 and on an overlay map as LAU-S10.3.1, is an industrial area with mixed character. Includes wharf area with river related activities including ship building.	<p>The local area objectives for the Riveredge Industrial Precinct are:</p> <ul style="list-style-type: none"> (a) to prohibit new residential uses; (b) to prohibit significant community infrastructure; and (c) to prohibit conversion of industrial uses to residential uses.
LAU-S10.3.2	Inveresk Residential Precinct, shown in Figure LAUS10.2.1 and on an overlay map as LAU-S10.3.2, is a residential area with higher density housing interspersed with commercial and community uses. Significant heritage and cultural values exist.	<p>The local area objectives for the Inveresk Residential Precinct are:</p> <ul style="list-style-type: none"> (a) to provide for the long term maintenance of the residential area at the current intensity; (b) to limit future increases in residential development; and (c) to prohibit significant community infrastructure.
LAU-S10.3.3	Inveresk Cultural Precinct, shown in Figure LAU-S10.2.1 and on an overlay map as LAU-S10.3.3, is the former rail yards area redeveloped as a centre for education, culture and recreation.	<p>The local area objectives for the Inveresk Cultural Precinct are:</p> <ul style="list-style-type: none"> (a) to provide for the maintenance of the area as a centre of cultural, recreational, entertainment and educational facilities; (b) to limit commercial development opportunities to those uses that support the cultural, recreational, entertainment and community intent of the precinct; and (c) to require that Residential uses must be associated with educational activities within the precinct.
LAU-S10.3.4	Invermay Residential Precinct, shown in Figure LAU-S10.2.1 and on an overlay map as LAU-S10.3.4, is the traditional residential area of mixed character. Largely not subject to inundation although would be isolated in a flood event.	<p>The local area objectives for the Invermay Residential Precinct are:</p> <ul style="list-style-type: none"> (a) to provide for the maintenance of the existing residential use; and (b) to prohibit significant community infrastructure.
LAU-S10.3.5	Invermay Road Commercial Precinct, shown in Figure LAU-	<p>The local area objectives for the Invermay Road Commercial Precinct are:</p>

	S10.2.1 and on an overlay map as LAU-S10.3.5, is the commercial, retail and light industrial area fronting on or accessed primarily from Invermay Road.	(a) to prohibit residential uses; and (b) to prohibit significant community infrastructure.
LAU-S10.3.6	Recreational Precinct, shown in Figure LAU-S10.2.1 and on an overlay map as LAU-S10.3.6, is the Open Space areas including Heritage Forest and Churchill Park recreational areas. Informal and formal recreational facilities.	The local area objectives for the Recreational Precinct are: (a) to maintain the largely open space use of the area; (b) to provide for buildings only to support recreational use of land; (c) to prohibit new commercial or industrial uses; (d) to prohibit new residential uses; and (e) to prohibit significant community infrastructure.
LAU-S10.3.7	Riveredge Recreational Precinct, shown in Figure LAU-S10.2.1 and on an overlay map as LAU-S10.3.6, is the land between Lindsay Street and the North Esk River from the Tamar Street Bridge to Town Point. This precinct is currently industrial in nature. As part of the flood management project this land is being acquired to be used for the re-constructed levees.	The local area objectives for the Riveredge Recreational Precinct are: (a) to create an open space precinct to be used for reconstructed levees; (b) to allow limited development consistent with the use of the area for public recreation; (c) to prohibit new residential development; and (d) to prohibit significant community infrastructure.

LAU-S10.4 Definition of Terms

LAU-S10.4.1 In this specific area plan, unless the contrary intention appears:

Terms	Definition
significant community infrastructure	means a use and development that provides, hospital services, education and occasion care and emergency services.

LAU-S10.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S10.6 Use Standards

LAU-S10.6.1 Unacceptable uses

This clause is in addition to the:

- (a) General Residential Zone – clause 8.3 Use Standards;
- (b) Inner Residential Zone – clause 9.3 Use Standards;
- (c) Local Business Zone – clause 14.3 Use Standards;
- (d) Commercial Zone - clause 17.3 Use Standards;
- (e) Light Industrial Zone - clause 18.3 Use Standards;
- (f) Rural Zone – clause 20.3 Use Standards;
- (g) Environmental Management Zone - clause 23.3 Use Standards;
- (h) Utilities Zone – clause 26.3 Use Standards;
- (i) Recreation Zone – clause 28.3 Use Standards;
- (j) Open Space Zone – clause 29.3 Use Standards;
- (k) Particular Purpose Zone – Inveresk Site – clause LAU-P4.5 Use Standards; and
- (l) Particular Purpose Zone – North Bank Silos – clause LAU-P9.5 Use Standards.

Objective:	To prevent unacceptable uses from establishing in areas subject to, or isolated by, flood inundation.	
	Acceptable Solutions	Performance Criteria
	<p>A1</p> <p>Must not be for:</p> <ul style="list-style-type: none"> (a) Education and Occasional Care, unless in the Inveresk Cultural Precinct; (b) Emergency Services; or (c) Hospital Services. 	<p>P1</p> <p>No Performance Criterion.</p>
	<p>A2</p> <p>Must not be for Residential use, unless:</p> <ul style="list-style-type: none"> (a) a single dwelling in the Invermay Residential or Inveresk Residential precincts; (b) a multiple dwelling in the Invermay Residential Precinct; or 	<p>P2</p> <p>No Performance Criterion.</p>

(c) associated with and supporting the educational activities within the Inveresk Cultural Precinct.	
<p>A3</p> <p>Must not be Community Meeting and Entertainment in the Riveredge Industrial or Inveresk Residential precincts, unless:</p> <p>(a) a museum in the Riveredge Industrial Precinct and located in the Light Industrial Zone or Commercial Zone.</p>	<p>P3</p> <p>No Performance Criterion.</p>

LAU-S10.7 Development Standards for Buildings and Works

LAU-S10.7.1 Intensification of Residential development

This clause is in addition to the:

- (a) General Residential Zone – clause 8.4 Development Standards for Dwellings;
- (b) Inner Residential Zone – clause 9.4 Development Standards for Dwellings;
- (c) Local Business Zone – clause 14.4 Development Standards for Buildings and Works;
- (d) Commercial Zone - clause 17.4 Development Standards for Buildings and Works;
- (e) Light Industrial Zone - clause 18.4 Development Standards for Buildings and Works;
- (f) Rural Zone – clause 20.4 Development Standards for Buildings and Works;
- (g) Environmental Management - 23..4 Development Standards for Buildings and Works
- (h) Utilities Zone – clause 26.4 Development Standards for Buildings and Works;
- (i) Recreation Zone – clause 28.4 Development Standards for Buildings and Works;
- (j) Open Space Zone – clause 29.4 Development Standards for Buildings and Works;
- (k) Particular Purpose Zone – Inveresk Site – clause LAU-P4.6 Development Standards for Buildings and Works; and
- (l) Particular Purpose Zone – North Bank Silos – clause LAU-P9.6 Development Standards for Buildings and Works.

Objective:	To limit the intensification of residential development in areas subject to, or isolated by, flood inundation.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>New residential development or extensions of existing residential buildings, excluding within the Invermay Residential Precinct, must:</p> <p>(a) not increase the gross floor area of individual dwellings or total gross floor area by 10% more than that existing or approved on the 1st January 2008;</p>	<p>P1</p> <p>No Performance Criterion.</p>

<p>(b) not result in more than 200m² of gross floor area on a single title; or</p> <p>(c) be for residential uses associated with the educational activities within the Inveresk Cultural Precinct.</p>	
<p>A2</p> <p>Division of land by strata plan must not create any additional strata lots capable for any future residential development.</p>	<p>P2</p> <p>Division of land by strata plan must not create any additional strata lots capable of future residential development, unless:</p> <p>(a) it is within the Invermay Residential Precinct and is consistent with achieving the land area objectives for that precinct; or</p> <p>(b) it is for residential activities associated with the educational activities within the Inveresk Cultural Precinct.</p>

LAU-S10.7.2 Flood impact

This clause is in:

(a) addition to the:

- (i) General Residential Zone – clause 8.4 Development Standards for Dwellings and clause 8.5 Development Standards for Non-Dwellings;
- (ii) Inner Residential Zone – clause 9.4 Development Standards for Dwellings and clause 8.5 Development Standards for Non-Dwellings;
- (iii) Local Business Zone – clause 14.4 Development Standards for Buildings and Works;
- (iv) Commercial Zone - clause 17.4 Development Standards for Buildings and Works;
- (v) Light Industrial Zone - clause 18.4 Development Standards for Buildings and Works;
- (vi) Rural Zone – clause 20.4 Development Standards for Buildings and Works;
- (vii) Environmental Management - clause 23.4 Development Standards for Buildings and Works
- (viii) Utilities Zone – clause 26.4 Development Standards for Buildings and Works;
- (ix) Recreation Zone – clause 28.4 Development Standards for Buildings and Works;
- (x) Open Space Zone – clause 29.4 Development Standards for Buildings and Works;
- (xi) Particular Purpose Zone – Inveresk Site – clause LAU-P4.6 Development Standards for Buildings and Works;
- (xii) Particular Purpose Zone – North Bank Silos – clause LAU-P9.6 Development Standards for Buildings and Works;
- (xiii) Coastal Inundation Hazard Code - clause C11.6.1 Development Standards for Buildings and Works; and

(b) substitution for the Flood-prone Areas Hazard Code – clause C12.6 Development Standards for Buildings and Works.

Objective:	That new buildings and infrastructure are sited and designed to avoid or mitigate the risk and minimise the impact of flooding.
Acceptable Solutions	Performance Criteria

<p>A1</p> <p>Floor levels of all habitable rooms within the Residential use class must be not less than 3.7m AHD.</p>	<p>P1</p> <p>No Performance Criterion.</p>
<p>A2</p> <p>No Acceptable Solution.</p>	<p>P2</p> <p>Buildings within the Residential use class in the Inveresk Cultural Precinct must be sited and designed in accordance with a hydrological report and an emergency management plan prepared by a suitably qualified engineer. The report and plan must:</p> <p>(a) detail:</p> <ul style="list-style-type: none"> (i) the risks to life; (ii) the likely impact on the use or development; and (iii) how the use or development will manage the risk to tolerable levels, during either an overtopping of the levee or a levee breach at the closest point in the levee during a 5% AEP, 2% AEP or a 1% AEP flood event; and <p>(b) consider the following:</p> <ul style="list-style-type: none"> (i) the likely velocity and depth of flood waters; (ii) the need to locate electrical equipment and other fittings above the 1% AEP flood level; (iii) the likely effect of the use or development on flood characteristics; (iv) the development and incorporation of evacuation plans into emergency management procedures for the precinct; and (v) the ability of the use or development to withstand flood inundation and debris damage and the necessity for the incorporation of any flood proofing measures in the development.
<p>A3</p>	<p>P3</p>

<p>All buildings not in the Residential use class must have a:</p> <ul style="list-style-type: none"> (a) floor level of not less than 3.4m AHD; and (b) gross floor area of not more than: <ul style="list-style-type: none"> (i) 400m²; or (ii) 10% more than that existing or approved on the 1st January 2008. 	<p>Buildings not in the Residential use class must be sited and designed in accordance with a hydrological report and an emergency management plan prepared by a suitably qualified engineer. The report and plan must:</p> <ul style="list-style-type: none"> (a) detail: <ul style="list-style-type: none"> (i) the risks to life; (ii) the likely impact on the use or development; and (iii) how the use or development will manage the risk to tolerable levels, during either an overtopping of the levee or a levee breach at the closest point in the levee during a 5% AEP, 2% AEP or a 1% AEP flood event; and (b) consider the following: <ul style="list-style-type: none"> (i) the likely velocity and depth of flood waters; (ii) the need to locate electrical equipment and other fittings above the 1% AEP flood level; (iii) the likely effect of the use or development on flood characteristics; (iv) the development and incorporation of evacuation plans into emergency management procedures for the precinct; and (v) the ability of the use or development to withstand flood inundation and debris damage and the necessity for the incorporation of any flood proofing measures in the development.
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LAU-S10.8 Development Standards for Subdivision

LAU-S10.7.2 Subdivision

This clause is in:

- (a) addition to the:
 - (i) General Residential Zone – clause 8.6 Development Standards for Subdivision;
 - (ii) Inner Residential Zone – clause 9.6 Development Standards for Subdivision;
 - (iii) Local Business Zone – clause 14.5 Development Standards for Subdivision;
 - (iv) Commercial Zone - clause 17.5 Development Standards for Subdivision;
 - (v) Light Industrial Zone - clause 18.5 Development Standards for Subdivision;

- (vi) Rural Zone – clause 20.5 Development Standards for Subdivision;
 - (vii) Environmental Management - clause 23.4 Development Standards for Subdivision
 - (viii) Utilities Zone – clause 26.5 Development Standards for Subdivision;
 - (ix) Recreation Zone – clause 28.5 Development Standards for Subdivision;
 - (x) Open Space Zone – clause 29.5 Development Standards for Subdivision;
 - (xi) Particular Purpose Zone – Inveresk Site – clause LAU-P4.7 Development Standards for Subdivision;
 - (xii) Particular Purpose Zone – North Bank Silos – clause LAU-P9.7 Development Standards for Subdivision
 - (xiii) Coastal Inundation Hazard Code - clause C11.7.1 Subdivision within the coastal inundation hazard area; and
- (b) substitution for the Flood-prone Areas Hazard Code – clause C12.7.1 Subdivision within a flood-prone hazard area.

Objective:	To limit the intensification of residential development in areas subject to, or isolated by, flood inundation.	
	Acceptable Solutions	Performance Criteria
	<p>A1</p> <p>Each lot, or a lot proposed on a plan of subdivision, must:</p> <p>(a) not create any additional lots capable for any future residential development; or</p> <p>(b) be for the:</p> <ul style="list-style-type: none"> (i) separation of existing dwelling units; or (ii) separation of existing residential and non-residential buildings, <p>that have been approved by Council on a single title.</p>	<p>P1</p> <p>Each lot, or a lot proposed on a plan of subdivision, must not create any additional strata lots capable of future residential development, unless:</p> <ul style="list-style-type: none"> (a) it is within the Invermay Residential Precinct and is consistent with achieving the land area objectives for that precinct; or (b) it is for residential activities associated with the educational activities within the Inveresk Cultural Precinct.

LAU-S10.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S11.0 Cataract Gorge Management Specific Area Plan

LAU-S11.1 Plan Purpose

The purpose of the Cataract Gorge Management Specific Area Plan is:

- LAU-S11.1.1 To protect the Cataract Gorge Reserve from incremental loss and degradation of its character and values.
- LAU-S11.1.2 To require that development within the Cataract Gorge Management Area is appropriately planned, located, designed and constructed to minimise the impact on the natural, historic, cultural, heritage, landscape and scenic character and values of the Cataract Gorge Reserve.

LAU-S11.2 Application of this Plan

- LAU-S11.2.1 The specific area plan applies to the area of land designated as Cataract Gorge Management Specific Area Plan on the overlay maps.
- LAU-S11.2.2 The specific area plan does not apply to:
- (a) construction and placement of minor outbuildings or structures if:
 - (i) no new outbuilding is closer to a street frontage than the main building;
 - (ii) the combined gross floor area of such buildings or structures does not exceed 20m²;
 - (iii) no side is longer than 6m;
 - (iv) no part of the outbuilding or structure is higher than 2.4m above existing ground level;
 - (v) the maximum change of level as a result of cut or fill is 1m;
 - (vi) no part of the outbuilding encroaches on any service easement or is within 1m of any underground service; and
 - (vii) external materials are finished in dark natural tones;
 - (b) the planting, clearing or modification of vegetation for any of the following purposes:
 - (i) fire hazard management in accordance with a bushfire hazard management plan approved as part of a subdivision or development;
 - (ii) fire hazard reduction required in accordance with the *Fire Service Act 1979*, or an abatement notice issued under the *Local Government Act 1993*; and
 - (iii) fire hazard management in accordance with a bushfire hazard management plan endorsed by the Tasmanian Fire Service, Sustainable Timbers Tasmania, or the Parks and Wildlife Service.
- LAU-S11.2.3 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the:

- (a) General Residential Zone;
 - (b) Low Density Residential Zone;
 - (c) Landscape Conservation Zone;
 - (d) Urban Mixed Use Zone;
 - (e) Local Business Zone;
 - (f) Environmental Management Zone;
 - (g) Utilities Zone;
 - (h) Community Purpose Zone;
 - (i) Recreation Zone; and
 - (j) Open Space Zone,
- as specified in the relevant provision.

LAU-S11.3 Local Area Objectives

Sub-clause	Area Description	Local Area Objectives
LAU-S11.3.1	<p>Management Unit 1 (MU1) within the area shown on an overlay map as LAU-S11.3.1.</p> <p>This management unit forms the Gorge edge of Trevallyn a residential area with a regular suburban pattern of lots generally between 700m² - 1,000m².</p> <p>Existing development generally comprises 1 to 2 storey dwellings with consistent front setbacks.</p> <p>The management unit comprises significant mature vegetation and has an established woodland appearance.</p> <p>Some dwellings and ancillary buildings are visible from Cliff Grounds Road. This is detrimental to the scenic value of the management unit and the Cataract Gorge Reserve.</p>	<p>The local area objectives for Management Unit 1 (MU1) are:</p> <ul style="list-style-type: none"> (a) to maintain the native woodland appearance of the management unit and to ensure that development is inevent when viewed from prime viewpoints and from scenic drives; (b) to maintain the established residential character of the management unit including lot sizes and density and to ensure that development complements the established scale and density of buildings in the management unit; (c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and (d) That unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.
LAU-S11.3.2	<p>Management Unit 2 (MU2) within the area shown on an overlay map as LAU-S11.3.2.</p> <p>A prominent hillside visible from prime viewpoints and many other parts of the city. This management unit forms part of the mouth of the Cataract Gorge Reserve when viewed from the yacht basin, Royal</p>	<p>The local area objectives for Management Unit 2 (MU2) are:</p> <ul style="list-style-type: none"> (a) to maintain the established natural, historic, cultural, heritage, landscape and scenic character and values of the Cataract Gorge Reserve, including the historic setting of the Gatekeeper's House and Kings Bridge;

	<p>Park, Kings Park, Kings Bridge, the Zig Zag Path and Paterson Street.</p> <p>A historic residential area with a variety of lot sizes ranging between 600m² - 1,500m².</p> <p>Existing development comprises of 1 to 2 storey dwellings on sloping land. Dwellings generally have consistent front setbacks. Generally steep rear gardens have not been built upon or further subdivided.</p> <p>The management unit has a number of local heritage places, including the Gorge Gatekeeper's House. These elements form an important cultural landscape.</p> <p>Mature exotic vegetation is important to the established visual character of the management unit.</p>	<p>(b) to maintain the established residential character of the management unit including lot sizes and density;</p> <p>(c) that buildings must be designed to complement the site, orientation and proportions of the existing building forms with particular consideration given to the relationship of buildings to the street and the Cataract Gorge Reserve boundary;</p> <p>(d) that development must be inevent and not intrude on the military crest when viewed from prime viewpoints and from scenic drives;</p> <p>(e) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and</p> <p>(f) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.</p>
<p>LAU-S11.3.3</p>	<p>Management Unit 3 (MU3) within the area shown on an overlay map as LAU-S11.3.3.</p> <p>A hilltop area, which is visually prominent from within the Cataract Gorge Management Area and many other areas of the city.</p> <p>The management unit contains residential development typified by 1-2 storey dwellings located close to the frontage and with consistent frontage setbacks.</p> <p>Residential lot sizes are generally around 500m².</p> <p>It also includes the former substation building at 17 Alfred Street with a lot size of almost 4,000m². This building is significant on the military crest.</p>	<p>The local area objectives for Management Unit 3 (MU3) are:</p> <p>(a) to maintain the established residential character of the management unit including lot sizes and density and to ensure that development complements the established scale and density of buildings in the management unit;</p> <p>(b) that development must be inevent and not intrude on the military crest when viewed from prime viewpoints and from scenic drives;</p> <p>(c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and</p> <p>(d) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.</p>
<p>LAU-S11.3.4</p>	<p>Management Unit 4 (MU4) within the area shown on an overlay map as LAU-S11.3.4.</p>	<p>The local area objectives for Management Unit 4 (MU4) are:</p> <p>(a) to maintain lot sizes and density of the management unit and development must be</p>

	<p>A wooded area of hillside which is visually prominent from within the Cataract Gorge Reserve.</p> <p>The management unit contains residential development typified by 1-2 storey dwellings located close to the frontage and with consistent frontage setbacks.</p> <p>The lots range between 700m² - 900m².</p>	<p>inevident when viewed from prime viewpoints and from scenic drives;</p> <p>(b) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and</p> <p>(c) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.</p>
LAU-S11.3.5	<p>Management Unit 5 (MU5) within the area shown on an overlay map as LAU-S11.3.5.</p> <p>A wooded area of hillside which is visually prominent from within the Cataract Gorge Reserve.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Basin Road.</p> <p>The management unit contains residential development on steep sloping blocks of land typified by 1-2 storey dwellings located close to the frontage and with consistent frontage setbacks.</p> <p>The lots range between 700m² - 900m². There are some vacant lots.</p>	<p>The local area objectives for Management Unit 5 (MU5) are:</p> <p>(a) to maintain the established residential character of the management unit including lot sizes and density and to ensure that development complements the established scale and density of buildings in the management unit;</p> <p>(b) that development must be inevident when viewed from prime viewpoints and from scenic drives;</p> <p>(c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and</p> <p>(d) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.</p>
LAU-S11.3.6	<p>Management Unit 6 (MU6) within the area shown on an overlay map as LAU-S11.3.6.</p> <p>This management unit is comprised of suburban residential development visually prominent from within the Cataract Gorge Reserve. It also includes West Launceston Primary School.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Basin Road and Denison Road.</p> <p>Existing development generally comprises 1 - 2 storey dwellings with consistent front setbacks.</p>	<p>The local area objectives for Management Unit 6 (MU6) are:</p> <p>(a) to maintain the established residential character of the management unit including lot sizes and density and to ensure that development complements the established scale and density of buildings in the management unit;</p> <p>(b) that development must be inevident when viewed from prime viewpoints and from scenic drives;</p> <p>(c) that development within the West Launceston Primary School site must not be visually apparent on the military crest when viewed from prime viewpoints;</p> <p>(d) that development is designed to retain and maintain the vegetation particularly where</p>

	<p>The management unit is characterized mainly by a regular pattern of lots generally between 700m² - 1,000m². However, there are some larger internal blocks up to approximately 1,500m².</p>	<p>this helps to screen or soften the visual impact of buildings; and</p> <p>(e) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.</p>
LAU-S11.3.7	<p>Management Unit 7 (MU7) within the area shown on an overlay map as LAU-S11.3.7.</p> <p>This area is comprised of moderately sloping hill face with scattered exotic vegetation. There are some vacant lots.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Basin Road and Denison Road.</p>	<p>The local area objectives for Management Unit 7 (MU7) are:</p> <p>(a) to maintain the residential character of the management unit including lot sizes and density and to ensure that development complements the established scale and density of buildings in the management unit;</p> <p>(b) that development must be inevent when viewed from prime viewpoints and from scenic drives;</p> <p>(c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and</p> <p>(d) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.</p>
LAU-S11.3.8	<p>Management Unit 8 (MU8) within the area shown on an overlay map as LAU-S11.3.8.</p> <p>The management unit is comprised of moderate to steeply sloping land.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Basin Road and Denison Road.</p> <p>The land is partly cleared on lower slopes but with substantial trees that serve to break up the scale of undeveloped blocks.</p> <p>Lot sizes range from around 1,500 to 10,000m².</p>	<p>The local area objectives for Management Unit 8 (MU8) are:</p> <p>(a) to establish a residential character for the management unit including retention of lot sizes and density;</p> <p>(b) to reduce the potential for visual impacts (e.g. road works that are perpendicular to the slope, or overscaled buildings) that would be visually prominent from prime viewpoints and from scenic drives;</p> <p>(c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and</p> <p>(d) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.</p>
LAU-S11.3.9	<p>Management Unit 9 (MU9) within the area shown on an overlay map as LAU-S11.3.9.</p>	<p>The local area objectives for Management Unit 9 (MU9) are:</p>

	<p>This management unit is comprised of moderately sloping land generally above the military crest of the ridgeline.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Basin Road and Denison Road.</p> <p>The management unit contains residential development on steep sloping blocks of land mainly typified by 1-2 storey dwellings located close to the frontage. There is also some low density residential development.</p> <p>The lots range between 600m² - 5,000m². There are some vacant lots.</p>	<ul style="list-style-type: none"> (a) to maintain the established residential character of the management unit and the adjoining areas including lot sizes and density and to ensure that development complements the established scale and density of buildings in the management unit and the adjoining areas; (b) that development must be inevent when viewed from prime viewpoints and from scenic drives; (c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; (d) that unnecessary removal of vegetation must be avoided. Where removal is unavoidable, the impact of the development must be satisfactorily screened from prime viewpoints and scenic drives; and (e) to demonstrate that development satisfies the local area objectives of this management unit through the submission of an Overall Development Plan, when requested by the planning authority.
LAU-S11.3.10	<p>Management Unit 10 (MU10) within the area shown on an overlay map as LAU-S11.3.10.</p> <p>This management unit is comprised of low density residential development with a wooded buffer to the scenic drive at Denison Road.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Denison Road and Cambridge Street.</p> <p>Dwellings are inevent and set back from the street with wooded buffer areas between the dwellings and the street.</p> <p>Lot sizes range from around 1 600m² to 14,000m².</p>	<p>The local area objectives for Management Unit 10 (MU10) are:</p> <ul style="list-style-type: none"> (a) to retain the established low density residential character of the management unit including lot sizes and density and to ensure that development complements the established scale and density of buildings in the management unit; (b) that development must be inevent when viewed from prime viewpoints and from scenic drives; (c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings (d) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives; and (e) to demonstrate that development satisfies the local area objectives of this management unit through the submission of an Overall Development Plan, when requested by the planning authority.

<p>LAU-S11.3.11</p>	<p>Management Unit 11A (MU11A) within the area shown on an overlay map as LAU-S11.3.11.</p> <p>This management unit is part of a contiguous area of bush land adjacent to the Cataract Gorge Management Area, including extended natural landscape.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Denison Road and Cambridge Street.</p> <p>The management unit incorporates a line of existing dwellings located close to Cambridge Street with consistent frontage setbacks.</p> <p>The regular shaped lots along Cambridge Street include some vacant lots and are generally around 1,000m². There is a large lot (approximately 16,500m²) to the north west accessed through 48 Cambridge street.</p>	<p>The local area objectives for Management Unit 11A (MU11A) are:</p> <ul style="list-style-type: none"> (a) that development must be inevent when viewed from prime viewpoints and from scenic drives; (b) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; (c) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives; and (d) to demonstrate that development satisfies the local area objectives of this management unit through the submission of an Overall Development Plan, when requested by the planning authority.
<p>LAU-S11.3.12</p>	<p>Management Unit 11B (MU11B) within the area shown on an overlay map as LAU-S11.3.12.</p> <p>This management unit has Corin Street in the floor of a valley with rising slopes on either side.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Denison Road and Corin Street.</p> <p>There is a mixture of residential and low density residential development reflecting the zones within the management unit.</p> <p>Lot sizes range from around 700m² to 27 000m².</p>	<p>The local area objectives for Management Unit 11B (MU11B) are:</p> <ul style="list-style-type: none"> a) to retain the established character of the management unit including lot sizes and density and to ensure that development complements the established scale and density of buildings in the management unit; b) that development must be inevent when viewed from prime viewpoints and from scenic drives; c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; d) that unnecessary removal of vegetation must be avoided, unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives; and e) to demonstrate that development satisfies the local area objectives of this management unit through the submission of an Overall Development Plan, when requested by the planning authority.

<p>LAU-S11.3.13</p>	<p>Management Unit 12 (MU12) within the area shown on an overlay map as LAU-S11.3.13.</p> <p>This management unit is comprised of a dwelling on one lot of around 20000m². Outside the curtilage of the dwelling it is entirely covered with native vegetation.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Denison Road and Corin Street.</p>	<p>The local area objectives for Management Unit 12 (MU12) are:</p> <ul style="list-style-type: none"> (a) to maintain the current intensity of development and the undeveloped bush land character; (b) that development must be inevent when viewed from prime viewpoints and scenic drives; (c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and (d) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.
<p>LAU-S11.3.14</p>	<p>Management Unit 13 (MU13) within the area shown on an overlay map as LAU-S11.3.14.</p> <p>This management unit is part of a contiguous area of bush land, which is mostly cleared, adjacent to the Cataract Gorge Management Area, including extended natural landscape.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Denison Road and Corin Street.</p> <p>It is comprised of a large single lot with a dwelling.</p>	<p>The local area objectives for Management Unit 13 (MU13) are:</p> <ul style="list-style-type: none"> (a) to maintain the current level of development of a dwelling and the bush land character; (b) that development must be inevent when viewed from prime viewpoints and from scenic drives; (c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings; and (d) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives.
<p>LAU-S11.3.15</p>	<p>Management Unit 14 (MU14) within the area shown on an overlay map as LAU-S11.3.15.</p> <p>This management unit is part of a contiguous area of bush land adjacent to the Cataract Gorge Management Area, including extended natural landscape.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Corin Street and Corin Street Lane.</p> <p>It is comprised of a large single vacant lot.</p>	<p>The local area objectives for Management Unit 14 (MU14) are:</p> <ul style="list-style-type: none"> (a) to prevent any inappropriate development of the land that will detract from the established natural, historic, cultural, heritage, landscape and scenic character and values of Duck Reach power station and historic residences; (b) to retain canopy trees and native vegetation that contributes to the established natural, historic, cultural, heritage, landscape and scenic character and values of the Duck Reach area. (c) that unnecessary removal of vegetation must be avoided unless, the impact of the development must be satisfactorily

		<p>screened from prime viewpoints and from scenic drives; and</p> <p>(d) that development must be inevident when viewed from prime viewpoints and scenic drives.</p>
LAU-S11.3.16	<p>Management Unit 15 (MU15) within the area shown on an overlay map as LAU-S11.3.16.</p> <p>This management unit contains heritage listed dwellings associated with Duck Reach Power Station.</p> <p>The management unit is visible from within the Cataract Gorge Management Area and from Corin Street and Corin Street Lane.</p> <p>It is comprised of seven lots ranging from around 600m² to 25,000m².</p>	<p>The local area objectives for Management Unit 15 (MU15) are:</p> <p>(a) to prevent inappropriate development of the land that will detract from the established cultural, heritage and landscape significance of Duck Reach power station and historic residences;</p> <p>(b) to retain canopy trees and native vegetation that contributes to the established natural, historic, cultural, heritage, landscape and scenic character and values of the Duck Reach area.</p> <p>(c) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives; and</p> <p>(d) that development must be inevident when viewed from prime viewpoints and scenic drives.</p>
LAU-S11.3.17	<p>Management Unit 16 (MU16) within the area shown on an overlay map as LAU-S11.3.17.</p> <p>This management unit is part of a riverside area currently developed for a mixture of commercial, marine and recreational purposes, which has an identified walking trail running through it.</p>	<p>The local area objectives for Management Unit 16 (MU16) are:</p> <p>(a) to ensure that development is of an appropriate character and scale, in order to maintain the established natural, historic, cultural, heritage, landscape and scenic character and values of the entry to the Cataract Gorge Reserve, the associated historic setting of the Gatekeeper's house, Kings Bridge and other buildings of historic interest; and</p> <p>(b) to maintain the established natural, historic and cultural, heritage, landscape and scenic character and values of the management unit when viewed from prime viewpoint locations within the Cataract Gorge Management Area.</p>
LAU-S11.3.18	<p>Management Unit 17 (MU17) within the area shown on an overlay map as LAU-S11.3.18.</p> <p>This management unit is part of an area used for tourism, hotel, commercial and recreational</p>	<p>The local area objectives for Management Unit 17 (MU17) are:</p> <p>(a) to ensure that development is of an appropriate character and scale, in order to maintain the natural and cultural landscape values of the entry to the Cataract Gorge</p>

	<p>purposes with a mixture of old and new buildings. It is part of an established area near the mouth of the Cataract Gorge.</p>	<p>Reserve including the historic setting of the Gatekeeper's house, Kings Bridge and other buildings of historic interest;</p> <p>(b) to maintain the established natural, historic, cultural, heritage, landscape and scenic character and values of the management unit when viewed from prime viewpoints and from scenic drives; and</p> <p>(c) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings. Unnecessary removal of vegetation must be avoided. Where removal is unavoidable, the impact of the development must be satisfactorily screened from prime viewpoints and scenic drives.</p>
LAU-S11.3.19	<p>Management Unit 18 (MU18) within the area shown on an overlay map as LAU-S11.3.19.</p> <p>The Cataract Gorge Reserve including all natural and cultural areas.</p>	<p>The local area objectives for Management Unit 18 (MU18) are:</p> <p>(a) to prevent any inappropriate development of the land that will detract from the established natural, historic, cultural, heritage, landscape and scenic significance of the Cataract Gorge Reserve;</p> <p>(b) that development is designed to retain and maintain the vegetation particularly where this helps to screen or soften the visual impact of buildings.</p> <p>(c) that unnecessary removal of vegetation must be avoided unless, the impact of the development is satisfactorily screened from prime viewpoints and scenic drives; and</p> <p>(d) to maintain the established natural, historic, cultural, heritage, landscape and scenic character and values of the management unit when viewed from prime viewpoints and scenic drives.</p>

LAU-S11.4 Definition of Terms

LAU-S11.4.1 In this specific area plan, unless the contrary intention appears:

Terms	Definition
dark natural tones	means the dominant colours found within the natural bush land located within the Cataract Gorge Management Specific Area Plan and includes shades of grey, black, green and brown.

existing character	means the description of existing character set out in column 2 of clause E17.5.1, which describes the character of each of the management units.
inevident	means that the development is not apparent within the landscape from the prime viewpoints and scenic drives and the visual character of the landscape is retained with respect to line, form, colour and texture. Includes to become inevident over time through building design, minimising works, types of construction and screen planting.
management unit (MU)	means the management units identified in clause LAU-S11.3 and as shown on an overlay map.
maximum average slope	means the slope measured from lot boundary to lot boundary or within the area of the lot subject to development, whichever is steepest.
military crest	means the shoulder of a hill or ridge rather than its actual or topographic crest, or highest point. It is the highest contour of elevation from which the base of its slope can be seen without defilade, that is natural or artificial obstacles to shield or conceal, when viewed from prime viewpoints or from scenic drives.
overall development plan	means a plan that is prepared to coordinate appropriate long-term development for land areas proposed for future development. The overall development plan should include consideration of the use and development of land surrounding the management units, including urban design, transport, local infrastructure, protection of natural values, protection of cultural values, management of scenic character and values, social and recreation use and environmental management.
prime viewpoints	means the locations identified on an overlay map as a prime viewpoint.
scenic drives	means approaches to the Cataract Gorge Reserve, that are within the boundary of the Cataract Gorge Management Specific Area Plan, identified as Cliff Grounds Road, Denison Grove, Basin Road (north of the junction with Denison Road), Denison Road and Corin Street (sometimes known locally as Duck Reach Road).

LAU-S11.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S11.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S11.7 Development Standards for Buildings and Works

LAU-S11.7.1 Acceptable development

This clause is in addition to the:

- (a) General Residential Zone;
- (b) Low Density Residential Zone;
- (c) Landscape Conservation Zone;
- (d) Urban Mixed Use Zone;
- (e) Local Business Zone;
- (f) Environmental Management Zone;
- (g) Utilities Zone;
- (h) Community Purpose Zone;
- (i) Recreation Zone; and
- (j) Open Space Zone.

Objective:	To protect the character and values of the Cataract Gorge Reserve.	
Acceptable Solutions	Performance Criteria	
A2 New buildings or works, excluding landscaping, fences, pergolas, dog kennels and the like, must not be located on slopes with an average slope steeper than 1:3.	P2 No Performance Criterion.	
A3 Buildings and works for Residential use must not be located in MU14.	P3 No Performance Criterion.	
A4 Development within the Residential Use class must be for single dwelling only in MUs 12, 13, 15 and 18.	P4 No Performance Criterion.	
A5 Development must be inevident on the military crest or on the face of the slope equal to the point that is 11 vertical metres below the military crest when viewed from prime viewpoints or from scenic drives.	P5 No Performance Criterion.	

LAU-S11.7.2 Intensification

This clause is in addition to the:

- (a) General Residential Zone – clause 8.4 Development Standards for Dwellings;
- (b) Low Density Residential Zone – clause 10.4 Development Standards for Dwellings;
- (c) Landscape Conservation Zone – clause 22.4 Development Standards for Buildings and Works;

- (d) Urban Mixed Use Zone – clause 13.4 Development Standards for Buildings and Works;
- (e) Local Business Zone – clause 14.4 Development Standards for Buildings and Works;
- (f) Environmental Management Zone – clause 23.4 Development Standards for Buildings and Works;
- (g) Utilities Zone – clause 26.4 Development Standards for Buildings and Works;
- (h) Community Purpose Zone – clause 27.4 Development Standards for Buildings and Works;
- (i) Recreation Zone – clause 28.4 Development Standards for Buildings and Works; and
- (j) Open Space Zone – clause 29.4 Development Standards for Buildings and Works.

Objective:	That development density is consistent with achieving the local area objectives for the management units.	
Acceptable Solutions		Performance Criteria
A1	Multiple dwellings must have a site area per dwelling of not less than 7500m ² in MUs 11A and 11B.	P1 No Performance Criterion.

LAU-S11.7.3 Siting of buildings, structures and works

This clause is in addition to the:

- (a) General Residential Zone – clause 8.4 Development Standards for Dwellings;
- (b) Low Density Residential Zone – clause 10.4 Development Standards for Dwellings;
- (c) Landscape Conservation Zone – clause 22.4 Development Standards for Buildings and Works;
- (d) Urban Mixed Use Zone – clause 13.4 Development Standards for Buildings and Works;
- (e) Local Business Zone – clause 14.4 Development Standards for Buildings and Works;
- (f) Environmental Management Zone – clause 23.4 Development Standards for Buildings and Works;
- (g) Utilities Zone – clause 26.4 Development Standards for Buildings and Works;
- (h) Community Purpose Zone – clause 27.4 Development Standards for Buildings and Works;
- (i) Recreation Zone – clause 28.4 Development Standards for Buildings and Works; and
- (j) Open Space Zone – clause 29.4 Development Standards for Buildings and Works.

Objective:	That development is consistent with achieving the local area objectives for the management units.	
Acceptable Solutions		Performance Criteria
A1	Buildings in management units must: <ul style="list-style-type: none"> (a) be setback not less than 30m from a boundary adjoining the Cataract Gorge Reserve for 23, 27 & 28 Coniston Place, in MU1; and (b) not be located within the 'no building' areas as shown in Figure LAU-S11.7.3. 	P1 No Performance Criterion.

<p>A2</p> <p>Driveways and roads must:</p> <ul style="list-style-type: none"> (a) not be at an angle more than 30° to the contour where the Maximum Average Slope is more than 1:5; or (b) be constructed to ensure that the cross-fall of the driveway be one-way and directed into the hill, for vehicle safety and drainage purposes; (c) direct storm water runoff to the road storm water drainage system; (d) be not steeper than 25% (1 in 4) for distances of not more than 6m; (e) be not steeper than 20% (1 in 5) for balance of the driveway; (f) have an area with a grade of not more than 1 in 6 for a distance of not less than 5m prior to a grade shift to 25% (1 in 4); and (g) be constructed such that the transitional change in grade from the road to the lot is fully contained within the lot and not within the road reserve. 	<p>P2</p> <p>New driveways and roads must be consistent with the local area objectives for the management unit, when viewed from prime viewpoints and scenic drives, having regard to:</p> <ul style="list-style-type: none"> (a) minimising the visual impacts of the driveway or road; (b) the streetscape; (c) the safe and efficient use of the site and the road; (d) accessibility by emergency vehicles; (e) the adequacy of drainage arrangements; (f) the provision of transition areas for vehicles prior to steeper grades; and (g) the desirability of road and driveways constructed as close as possible to the natural contours.
<p>A3</p> <p>Driveways and roads must be:</p> <ul style="list-style-type: none"> (a) constructed with surface materials that blend with the surrounding environment; (b) landscaped with dense planting; and (c) provided with erosion control measures immediately after construction to minimise the visual impact of the construction. 	<p>P3</p> <p>No Performance Criterion.</p>
<p>A4</p> <p>Excavation or land filling:</p> <ul style="list-style-type: none"> (a) must not occur within 2m of any lot boundary; (b) must not be more than 1.8m in height; (c) must be retained; (d) on all slopes must be revegetated with endemic trees, shrubs and ground covers 	<p>P4</p> <p>The visibility of excavation and land filling from prime viewpoints and scenic drives must be consistent with the local area objectives for the management unit, having regard to:</p> <ul style="list-style-type: none"> (a) the necessity of the works to facilitate development; (b) the siting of the works;

<p>immediately after the works have been undertaken;</p> <p>(e) must not encroach within 3m of existing trees;</p> <p>(f) must not alter a military crest; and</p> <p>(g) must be minimised by stepping building work with the terrain.</p>	<p>(c) the scale of the works;</p> <p>(d) the engineering, materials and other design elements of the works;</p> <p>(e) the use of vegetation to screen and stabilize the works; and</p> <p>(f) the proposed methods for stabilization.</p>
<p>A5</p> <p>Power lines and associated service infrastructure must be underground in MUs:</p> <p>(a) 2, 3, 8, 9, 10, 11A, 12, 13, 14, 15 and 18; and</p> <p>(b) 1, 4 & 5 if located between the building and Cataract Gorge Reserve boundary.</p>	<p>P5</p> <p>No Performance Criterion.</p>
<p>A6.1</p> <p>Areas between the ground floor of a building, including outdoor deck areas, and the ground level must be screened from view from prime viewpoints and scenic drives.</p> <p>A6.2</p> <p>Tennis courts, ponds and swimming pools must not be constructed on land with a maximum average slope more than 25% (1 in 4).</p>	<p>P6</p> <p>The visibility of development from the prime viewpoints and scenic drives must be consistent with the local area objectives for the management unit, having regard to:</p> <p>(a) the necessity of the works to facilitate development;</p> <p>(b) the siting of the works;</p> <p>(c) the scale of the works;</p> <p>(d) the engineering, materials and other design elements of the works;</p> <p>(e) the use of vegetation to screen and stabilize the works; and</p> <p>(f) the proposed methods for stabilization.</p>
<p>A7</p> <p>Boundary fences and walls must be coloured with dark natural tones³.</p>	<p>P7</p> <p>The visibility of boundary fences and walls from the prime viewpoint locations and scenic drives must be consistent with the local area objectives for the management unit, having regard to:</p> <p>(a) the purpose of the structure;</p> <p>(b) the height of the structure;</p>

³ An exemption applies for fences - see Table 4.6.

	<ul style="list-style-type: none">(c) the materials and other design elements of the works;(d) the proposed colour;(e) the topography of the site; and(f) the use of vegetation to screen the structure.
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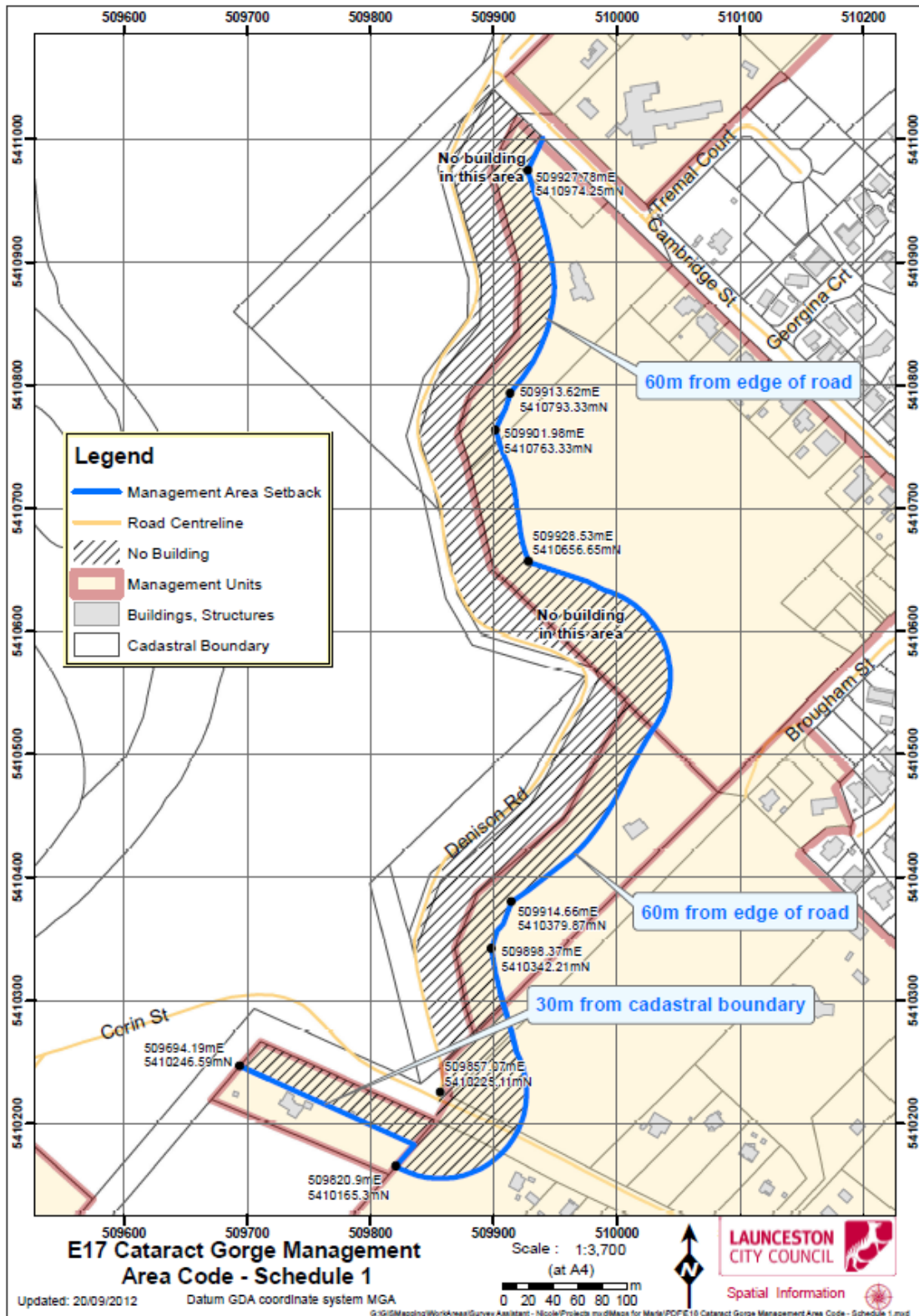


Figure LAU-S11.7.3

LAU-S11.7.4 Height and bulk of buildings

This clause is in addition to the:

- (a) General Residential Zone – clause 8.4 Development Standards for Dwellings and clause 8.5 Development Standards for Non-Dwellings;

- (b) Low Density Residential Zone – clause 10.4 Development Standards for Dwellings and clause 10.5 Development Standards for Non-Dwellings;
- (c) Landscape Conservation Zone – clause 22.6 Development Standards for Buildings and Works;
- (d) Urban Mixed Use Zone – clause 13.4 Development Standards for Buildings and Works;
- (e) Local Business Zone – clause 14.4 Development Standards for Buildings and Works;
- (f) Environmental Management Zone – clause 23.4 Development Standards for Buildings and Works;
- (g) Utilities Zone – clause 26.4 Development Standards for Buildings and Works;
- (h) Community Purpose Zone – clause 27.4 Development Standards for Buildings and Works;
- (i) Recreation Zone – clause 28.4 Development Standards for Buildings and Works; and
- (j) Open Space Zone – clause 29.4 Development Standards for Buildings and Works.

Objective:	That building height and building footprint are consistent with achieving the local area objectives within the management units.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Building height must be not more than 6m.</p>	<p>P1.1</p> <p>In MUs, excluding West Launceston Primary School, the visibility of development from the prime viewpoints and scenic drives must be consistent with the local area objectives for the management unit, having regard to:</p> <ul style="list-style-type: none"> (a) the siting of the building; (b) the building bulk and form; (c) the design, materials, articulation and other design elements of the building; (d) the topography of the site; (e) the use of vegetation to screen the building; and <p>(f) building height must not be greater than 8m.</p> <p>P1.2</p> <p>In MUs 16, 17 and 18 and within the grounds of West Launceston Primary School, the visibility of development from the prime viewpoints and scenic drives must be consistent with the local area objectives for the management unit, having regard to:</p> <ul style="list-style-type: none"> (a) the siting of the building; (b) the building bulk and form; (c) the design, materials, articulation and other design elements of the building; (d) the topography of the site; and

	(e) the use of vegetation to screen the building.
A2 The building footprint must be not more than 250m ² .	P2 Building footprint must be consistent with the local area objectives for the Management Unit, having regard to: (a) the siting of the building; (b) the size of the site; (c) the need to remove vegetation to facilitate a larger footprint; (d) the impact of a larger footprint on natural values present on the site; and (e) the visual impact of the building when viewed from prime viewpoints and scenic drives.

LAU-S11.7.5 Tree and vegetation removal

This clause is in addition to the:

- (a) General Residential Zone – clause 8.4 Development Standards for Dwellings and clause 8.5 Development Standards for Non-Dwellings;
- (b) Low Density Residential Zone – clause 10.4 Development Standards for Dwellings and clause 10.5 Development Standards for Non-Dwellings;
- (c) Landscape Conservation Zone – clause 22.4 Development Standards for Buildings and Works;
- (d) Urban Mixed Use Zone – clause 13.4 Development Standards for Buildings and Works;
- (e) Local Business Zone – clause 14.4 Development Standards for Buildings and Works;
- (f) Environmental Management Zone – clause 23.4 Development Standards for Buildings and Works;
- (g) Utilities Zone – clause 26.4 Development Standards for Buildings and Works;
- (h) Community Purpose Zone – clause 27.4 Development Standards for Buildings and Works;
- (i) Recreation Zone – clause 28.4 Development Standards for Buildings and Works; and
- (j) Open Space Zone – clause 29.4 Development Standards for Buildings and Works.

Objective:	That the removal, destruction or lopping of trees or the removal of vegetation is consistent with achieving the local area objectives within the Management Units.	
Acceptable Solutions	Performance Criteria	
A1 No Acceptable Solution.	P1 The removal, destruction or lopping of trees or the removal of vegetation must be consistent with the local area objectives for the management units; and must demonstrate that the development will become inevident or	

	<p>suitably minimised when viewed from the prime viewpoints and scenic drives having regard to:</p> <ul style="list-style-type: none"> (a) the amount of vegetation to be removed; (b) the visual impact of the works; (c) the necessity of the works to facilitate development; (d) the age and condition of the trees; (e) any proposed replacement plantings; (f) the impact on wildlife corridors; and (g) the impact on habitat for rare and threatened species.
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LAU-S11.8 Development Standards for Subdivision

LAU-S11.8.1 Acceptable development

This clause is in addition to the:

- (a) General Residential Zone – clause 8.6 Development Standards for Subdivision;
- (b) Low Density Residential Zone – clause 10.6 Development Standards for Subdivision;
- (c) Landscape Conservation Zone – clause 22.5 Development Standards for Subdivision;
- (d) Urban Mixed Use Zone – clause 13.4 Development Standards for Subdivision;
- (e) Local Business Zone – clause 14.4 Development Standards for Subdivision;
- (f) Environmental Management Zone – clause 23.4 Development Standards for Subdivision;
- (g) Utilities Zone – clause 26.4 Development Standards for Subdivision;
- (h) Community Purpose Zone – clause 27.4 Development Standards for Subdivision;
- (i) Recreation Zone – clause 28.4 Development Standards for Subdivision; and
- (j) Open Space Zone – clause 29.4 Development Standards for Subdivision.

Objective:	To protect the character and values of the Cataract Gorge Reserve.
Acceptable Solutions	Performance Criteria
A1 Subdivision must not create internal lots in MU1.	P1 No Performance Criterion.

LAU-S11.8.2 Lot density

This clause is in addition to the:

- (a) General Residential Zone – clause 8.6 Development Standards for Subdivision;
- (b) Low Density Residential Zone – clause 10.6 Development Standards for Subdivision;
- (c) Landscape Conservation Zone – clause 22.5 Development Standards for Subdivision;
- (d) Urban Mixed Use Zone – clause 13.4 Development Standards for Subdivision;

- (e) Local Business Zone – clause 14.4 Development Standards for Subdivision;
- (f) Environmental Management Zone – clause 23.4 Development Standards for Subdivision;
- (g) Utilities Zone – clause 26.4 Development Standards for Subdivision;
- (h) Community Purpose Zone – clause 27.4 Development Standards for Subdivision;
- (i) Recreation Zone – clause 28.4 Development Standards for Subdivision; and
- (j) Open Space Zone – clause 29.4 Development Standards for Subdivision.

Objective:	That development density is consistent with achieving the local area objectives for the management units.	
Acceptable Solutions	Performance Criteria	
<p>A1</p> <p>Lot density must not be more than:</p> <p>(a) one lot per 1000m² with a lot size of not less than 500m² in the General Residential Zone of MUs 1, 2, 3, 6 & 9;</p> <p>(b) one lot per 1500m² with a lot size of not less than 1500m² in the Low Density Residential Zone of MUs 4, 5, 6, 7, 8, 9 & 10; or</p> <p>(c) one lot per 7500m² with a lot size of not less than 1500m² in MUs 11A and 11B, excluding a lot required for public use by the Crown, a council or a State authority, a lot required for the provision of Utilities, or a consolidation of a lot with another lot provided both lots are within the same zone.</p>	<p>P1</p> <p>No Performance Criterion.</p>	

LAU-S11.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S12.0 Development Potential Specific Area Plan

LAU-S12.1 Plan Purpose

The purpose of the Development Potential Specific Area Plan is:

- LAU-S12.1.1 To identify areas of significant development potential or strategic importance that require a co-ordinated approach to future development.

LAU-S12.2 Application of this Plan

- LAU-S12.2.1 The specific area plan applies to the area of land designated as Development Potential Specific Area Plan on the overlay maps.
- LAU-S12.2.2 This specific area plan applies to the subdivision of land within the Development Potential Specific Area Plan as shown on the overlay maps.
- LAU-S12.2.3 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the General Residential Zone, as specified in the relevant provision.

LAU-S12.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S12.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S12.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S12.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S12.7 Development Standards

- LAU-S12.7.1 Co-ordination of subdivision

This clause is in addition to the General Residential Zone - clause 8.6 Development Standards for Subdivision.

Objective:	That subdivision of land is co-ordinated with adjoining land, appropriately staged and provided with infrastructure appropriately sized to ensure orderly development within the Development Potential Specific Area Plan.
Acceptable Solutions	Performance Criteria

<p>A1</p> <p>No Acceptable Solution.</p>	<p>P1</p> <p>Each lot, or a lot proposed on a plan of subdivision, must be designed and developed having regard to:</p> <ul style="list-style-type: none"> (a) co-ordination and integration with development of the site and surrounding land; (b) an efficient, convenient pedestrian, bicycle and road network, with sufficient capacity to serve the site and provide for necessary connections to, and the development potential of adjoining land and the need to provide for public transport; (c) the need to provide for public transport; (d) provision of reticulated sewerage, water and stormwater systems to serve the site and provide for all necessary connections to, and the development potential of adjoining land; (e) staging to allow a co-ordinated approach to development of the site, so as not to prejudice the timely and co-ordinated development of adjoining land within the Development Potential Specific Area Plan.
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LAU-S12.7.2 Former Gunns Veneer Mill Waverley

This clause is in addition to the General Residential Zone - clause 8.6 Development Standards for Subdivision.

Objective:	That all potential contamination of land at 33 Hogarth Street (former Gunns Veneer Mill), Waverley (Folio of the Register volume 246452 folio 40) has been identified and remediated prior to future development for sensitive uses.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>The Director of the Environment Protection Authority has determined that the land proposed for subdivision has been remediated to enable all sensitive uses of the land.</p>	<p>P1</p> <p>No Performance Criterion.</p>

LAU-S12.8 Development Standards for Subdivision

This sub-clause is not used in this specific area plan.

LAU-S12.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S13.0 Western Hillside Specific Area Plan

LAU-S13.1 Plan Purpose

The purpose of this specific area plan is:

- LAU-S13.1.1 To protect the built and landscape character of the hillside.
- LAU-S13.1.2 To minimise the visual impact of development on the hillside, particularly when viewed from public roads and places.
- LAU-S13.1.3 To encourage the retention and planting of trees, particularly species that have a height and form that will contribute to the canopy cover within the area.

LAU-S13.2 Application of this Plan

- LAU-S13.2.1 The specific area plan applies to the area of land designated as Western Hillside Specific Area Plan on the overlay map.
- LAU-S13.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the provisions of the:
 - (a) General Residential Zone;
 - (b) Low Density Residential Zone;
 - (c) Recreation Zone; and
 - (d) Open Space Zone.

As specified in the relevant provision.

LAU-S13.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S13.4 Definition of Terms

LAU-S13.4.1 In this specific area plan, unless the contrary intention appears:

Terms	Definition
Bold or bright colours	Means primary, secondary or fluorescent colours that do not recede into the streetscape.
Inevident	Means that the development is not apparent within the landscape from the prime viewpoints and scenic drives, and that the visual character of the landscape is retained with respect to line, form, colour and texture. Inevident includes to become inevident over time through building design, minimising works, types of construction and screen planting.

Intrusive	Means development that does one or more of the following: <ul style="list-style-type: none"> (a) requires significant alterations to the landscape; (b) alters the skyline when viewed from public roads or places; (c) blocks or obstructs the views from public roads or places; (d) has a scale or form that dominates the views from public roads or places; (e) involves the removal of native vegetation; (f) involves the removal of prominent trees; or (g) has bold or bright colours.
Prominent tree	Means any tree with a height greater than 5m and that has a single trunk circumference of 1m or more measured from a height of 1m above existing ground level.

LAU-S13.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S13.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S13.7 Development Standards for Building and Works

LAU-S13.7.1 Visual impact

This clause is in addition to the:

- (a) General Residential Zone - clause 8.4 Development Standards for Dwellings and clause 8.5 Development Standards for Non-Dwellings;
- (b) Low Density Residential Zone - clause 10.4 Development Standards for Dwellings and clause 10.5 Development Standards for Non-Dwellings;
- (c) Recreation Zone - clause 28.4 Development Standards for Building and Works; and
- (d) Open Space Zone - clause 29.4 Development Standards for Building and Works.

Objective:	
That the siting and design of development complements the existing character of the West Launceston hillside and is not considered intrusive.	
Acceptable Solution	Performance Criteria
A1.1	P1

<p>Development must be limited to alterations or extensions to an existing building that:</p> <ul style="list-style-type: none"> (a) is increasing the gross floor area by not more than 25% from that existing at the effective date; (b) is not increasing the building height; and (c) has external finishes that have a light reflectance value not more than 40%, and that do not include bold or bright colours. <p>Or</p> <p>A1.2</p> <p>Development must be inevent when viewed from a public road or place.</p>	<p>Development must be compatible with the existing built and landscape character, having regard to:</p> <ul style="list-style-type: none"> (a) the impact on the visual amenity of the site and surrounds; (b) the impact on skylines, ridgelines and prominent locations; (c) the proximity to and the impact on views from a public road or place; (d) the potential for current or proposed vegetation to provide screening; (e) the bulk and form of buildings including materials and finishes; (f) the need to clear existing vegetation; (g) the location of development to facilitate the retention of prominent trees; (h) the impact of any clearing required for hazard management or infrastructure; and (i) any earthworks for cut or fill.
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LAU-S13.7.2 Vegetation

This clause is in addition to the:

- (a) General Residential Zone - clause 8.4 Development Standards for Dwellings and clause 8.5 Development Standards for Non-Dwellings;
- (b) Low Density Residential Zone - clause 10.4 Development Standards for Dwellings and clause 10.5 Development Standards for Non-Dwellings;
- (c) Recreation Zone - clause 28.4 Development Standards for Building and Works; and
- (d) Open Space Zone - clause 29.4 Development Standards for Building and Works.

Objective:	
That development is designed to protect prominent trees.	
Acceptable Solution	Performance Criteria
A1	P1

<p>No buildings or works within 4m of prominent trees.</p>	<p>Buildings and works must not detract from the existing landscape character, having regard to:</p> <ul style="list-style-type: none"> (a) the potential impact on the life of the tree; (b) the likely future need to remove the tree; (c) the location of development to avoid the removal of prominent trees; (d) The physical characteristics of the site; (e) the requirements for any hazard management; (f) the specific requirements of the development; and (g) any earthworks for cut or fill.
<p>A2</p> <p>No removal of prominent trees.</p>	<p>P2</p> <p>Removal of prominent trees must not detract from the existing landscape character, having regard to:</p> <ul style="list-style-type: none"> (a) the impact on skylines, ridgelines and prominent locations; (h) the location of development to avoid the removal of prominent trees; (i) the need to clear existing vegetation; (j) the potential to provide replacement vegetation; (b) the requirements for any hazard management; (c) the need for infrastructure services; (d) the specific requirements of the development; and (e) any earthworks for cut or fill.

LAU-S13.8 Development Standards for Subdivision

LAU-S13.8.1 Lot design

This clause is in addition to the:

- (a) General Residential Zone - clause 8.6 Development Standards for Subdivision; and
- (b) Low Density Residential Zone - clause 10.6 Development Standards for Subdivision.

Objective:	
That subdivision is designed to allow development in keeping with the character of the area.	
Acceptable Solution	Performance Criteria
<p>A1</p> <p>Each lot, or a lot proposed in a plan of subdivision, must:</p> <ul style="list-style-type: none"> (a) be required for public use by the Crown, a council or a State authority; (b) be required for the provision of Utilities; or (c) be for the consolidation of a lot with another lot provided each lot is within the same zone. 	<p>P1</p> <p>Subdivision must be designed to promote development that is compatible with the existing built and landscape character, having regard to:</p> <ul style="list-style-type: none"> (a) the physical characteristics of the site and locality; (b) the existing landscape character; (c) the scenic qualities of the site; (d) the size, shape and orientation of the lots proposed; (e) the density of potential development on lots created; (f) the need for the clearance or retention of vegetation; (g) the location of boundaries and building envelopes to reduce the future removal of prominent trees; (h) the requirements for any hazard management; (i) the need for infrastructure services; (j) the specific requirements of the subdivision; (k) the extent of works required for roads or to gain access, including any cut and fill; and

	(l) any agreement under section 71 of the Act affecting the land.
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LAU-S13.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S14.0 Southern Gateway Specific Area Plan

LAU-S14.1 Plan Purpose

The purpose of this specific area plan is:

- LAU-S14.1.1 To protect the southern approach into Launceston city and municipality from intrusive or inappropriate development.
- LAU-S14.1.2 To allow for inevident development that complements the existing undeveloped and rural character of the area.
- LAU-S14.1.3 To maintain the vegetative screening alongside major roads.

LAU-S14.2 Application of this Plan

- LAU-S14.2.1 The specific area plan applies to the area of land designated as Southern Gateway Specific Area Plan on the overlay map.
- LAU-S14.2.2 The specific area plan does not apply to works or development that is not visible from any point on a major road as defined under the Southern Gateway Specific Area Plan.
- LAU-S14.2.3 In the area of land to which this plan applies, the provisions of the specific area plan are in addition to the provisions of the:
 - (e) General Residential Zone;
 - (f) Low Density Residential Zone;
 - (g) Rural Living Zone;
 - (h) Village Zone;
 - (i) Commercial Zone;
 - (j) Light Industrial Zone;
 - (k) General Industrial Zone;
 - (l) Rural Zone;
 - (m) Agriculture Zone;
 - (n) Landscape Conservation Zone;
 - (o) Major Tourism Zone;
 - (p) Utilities Zone;
 - (q) Community Purpose Zone;
 - (r) Recreation Zone;
 - (s) Open Space Zone; and

(t) Future Urban Zone.

As specified in the relevant provision.

LAU-S14.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S14.4 Definition of Terms

LAU-S14.4.1 In this specific area plan, unless the contrary intention appears:

Terms	Definition
Bold or bright colours	Means primary, secondary or fluorescent colours that do not recede into the streetscape.
Inevident	Means that the development is not apparent within the landscape from the prime viewpoints and scenic drives, and that the visual character of the landscape is retained with respect to line, form, colour and texture. Inevident includes to become inevident over time through building design, minimising works, types of construction and screen planting.
Intrusive	Means development that does one or more of the following: <ul style="list-style-type: none"> (h) requires significant alterations to the landscape; (i) alters the skyline when viewed from public roads or places; (j) blocks or obstructs the views from public roads; (k) has a scale or form that dominates the views from public roads; (l) involves the removal of native vegetation; (m) involves the removal of prominent trees; or (n) has bold or bright colours.
Major road	Means a road that contributes to the southern approach into Launceston city and municipality, identified as Midland Highway/Southern Outlet, Bass Highway and Kings Meadows Connector.
Screening vegetation	Means any tree or shrub with a height greater than 2m from natural ground that is visible from a major road or public place.
Prominent tree	Means any tree with a height greater than 5m and that has a single trunk circumference of 1m or more measured from a height of 1m above existing ground level.

LAU-S14.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S14.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S14.7 Development Standards for Building and Works

LAU-S14.7.1 Visual impact

This clause is in addition to the:

- (e) General Residential Zone - clause 8.4 Development Standards for Dwellings and clause 8.5 Development Standards for Non-Dwellings;
- (f) Low Density Residential Zone - clause 10.4 Development Standards for Dwellings and clause 10.5 Development Standards for Non-Dwellings;
- (g) Rural Living Zone - clause 11.4 Development Standards for Building and Works;
- (h) Village Zone - clause 12.4 Development Standards for Building and Works;
- (i) Commercial Zone - clause 17.4 Development Standards for Building and Works;
- (j) Light Industrial Zone - clause 18.4 Development Standards for Building and Works;
- (k) General Industrial Zone - clause 19.4 Development Standards for Building and Works;
- (l) Rural Zone - clause 20.4 Development Standards for Building and Works;
- (m) Agriculture Zone - clause 21.4 Development Standards for Building and Works;
- (n) Landscape Conservation Zone - clause 22.4 Development Standards for Building and Works;
- (o) Environmental Management Zone - clause 23.4 Development Standards for Building and Works;
- (p) Major Tourism Zone - clause 24.4 Development Standards for Building and Works;
- (q) Utilities Zone - clause 26.4 Development Standards for Building and Works;
- (r) Community Purpose Zone - clause 27.4 Development Standards for Building and Works;

- (s) Recreation Zone - clause 28.4 Development Standards for Building and Works;
- (t) Open Space Zone - clause 29.4 Development Standards for Building and Works; and
- (u) Future Urban Zone - clause 30.4 Development Standards for Building and Works.

Objective:	
That the siting and design of development is inevident and does not negatively impact on the visual qualities of the southern approach into Launceston city and municipality.	
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Development must be limited to alterations or extensions to an existing building that:</p> <ul style="list-style-type: none"> (d) is increasing the gross floor area by not more than 20% from that existing at the effective date; (e) is not increasing the building height; and (f) has external finishes that that have a light reflectance value not more than 40%, and that do not include bold or bright colours. 	<p>P1</p> <p>Development must not be intrusive and must be compatible with the existing treed and rural character of the southern approach, having regard to:</p> <ul style="list-style-type: none"> (j) the visual impact on skylines and vistas when viewed from a major road; (k) the proximity of development to a major road; (l) the bulk and form of buildings including materials and finishes; (m) the potential for current or proposed vegetation to provide screening; (n) the need to clear existing vegetation; (o) the location of development to facilitate the retention of existing vegetation; (p) the impact of any clearing required for hazard management or infrastructure; and (q) any earthworks for cut or fill.

LAU-S14.7.2 Vegetation

This clause is in addition to the:

- (e) General Residential Zone - clause 8.4 Development Standards for Dwellings and clause 8.5 Development Standards for Non-Dwellings;

- (f) Low Density Residential Zone - clause 10.4 Development Standards for Dwellings and clause 10.5 Development Standards for Non-Dwellings;
- (g) Rural Living Zone - clause 11.4 Development Standards for Building and Works;
- (h) Village Zone - clause 12.4 Development Standards for Building and Works;
- (i) Commercial Zone - clause 17.4 Development Standards for Building and Works;
- (j) Light Industrial Zone - clause 18.4 Development Standards for Building and Works;
- (k) General Industrial Zone - clause 19.4 Development Standards for Building and Works;
- (l) Rural Zone - clause 20.4 Development Standards for Building and Works;
- (m) Agriculture Zone - clause 21.4 Development Standards for Building and Works;
- (n) Environmental Management Zone - clause 23.4 Development Standards for Building and Works;
- (o) Major Tourism Zone - clause 24.4 Development Standards for Building and Works;
- (p) Utilities Zone - clause 26.4 Development Standards for Building and Works;
- (q) Community Purpose Zone - clause 26.4 Development Standards for Building and Works;
- (r) Recreation Zone - clause 28.4 Development Standards for Building and Works;
- (s) Open Space Zone - clause 29.4 Development Standards for Building and Works; and
- (t) Future Urban Zone - clause 30.4 Development Standards for Building and Works.

Objective:	
That development is designed to protect existing vegetation.	
Acceptable Solutions	Performance Criteria
A1 No buildings or works within 4m of prominent trees.	P1 Buildings and works must not detract from the existing treed character of the southern approach, having regard to: (k) the potential impact of development on the life of the screening tree;

	<ul style="list-style-type: none"> (l) the likely future need to remove the screening tree; (m) the location of development to avoid the removal of screening trees; (n) The physical characteristics of the site; (o) the requirements for any hazard management; (p) the specific requirements of the development; and (q) any earthworks for cut or fill.
<p>A2</p> <p>No removal of screening vegetation or prominent trees.</p>	<p>P2</p> <p>Removal of screening vegetation or prominent trees must not detract from the existing treed and rural character of the southern approach, having regard to:</p> <ul style="list-style-type: none"> (a) the visual impact on skylines and vistas when viewed from a major road; (r) the location of development to avoid the removal of screening trees; (b) the bulk and form of buildings including materials and finishes; (s) the need to clear existing vegetation; (t) the potential to provide replacement vegetation; (f) the requirements for any hazard management; (g) the need for infrastructure services; (h) the specific requirements of the development; and (i) any earthworks for cut or fill.

LAU-S14.7.3 Signage

This clause is in addition to the Signs Code - clause C1.6 Development Standards for Buildings and Works.

<p>Objective: That development is designed to prevent the installation of inappropriate signage.</p>

Acceptable Solutions	Performance Criteria
<p>A1</p> <p>There are no billboard, third party or illuminated signs proposed.</p>	<p>P1</p> <p>No Performance Criteria.</p>

LAU-S14.8 Development Standards for Subdivision

This sub-clause is not used in this specific area plan.

LAU-S14.9 Tables

This sub-clause is not used in this specific area plan.

LAU-S15.0 Central Area Specific Area Plan

LAU-S15.1 Plan Purpose

The purpose of the Central Area Specific Area Plan is:

- LAU-S15.1.1 To provide for building height control in central Launceston which respects the cityscape.

LAU-S15.2 Application of this Plan

- LAU-S15.2.1 The specific area plan applies to the area of land designated as Central Area Specific Area Plan on the overlay maps.
- LAU-S15.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in modification and substitution for the provisions of the Central Business Zone, as specified in the relevant provision.

LAU-S15.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S15.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S15.5 Use Table

This sub-clause is not used in this specific area plan.

LAU-S15.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S15.7 Development Standards for Buildings and Works

LAU-S15.7.1 Building Height

This clause is in modification to:

- (a) A1 and P1 of Central Business Zone - clause 16.4.1 Building Height

This clause is in substitution for:

- (a) A2 and P2 of Central Business Zone - clause 16.4.1 Building Height

Objective:	That building height: (a) is compatible with the streetscape; and (b) does not cause an unreasonable loss of amenity to adjoining residential uses.
Acceptable Solutions	Performance Criteria

<p>A1</p> <p>Building height must be not more than:</p> <p>(a) 14.5m; or</p> <p>(b) 1m greater than the average of the building heights on the site or adjoining lots;</p> <p>whichever is higher.</p>	<p>P1</p> <p>Building height must be compatible with the streetscape and character of development existing on established properties in the area, having regard to:</p> <p>(a) the topography of the site;</p> <p>(b) the height, bulk and form of existing buildings on the site and adjacent properties;</p> <p>(c) the bulk and form of proposed buildings;</p> <p>(d) the apparent height when viewed from the adjoining road and public places; and</p> <p>(e) any overshadowing of public places.</p>
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LAU-S15.7.2 Signs

This clause is in substitution for:

- (a) A1 and P1.1 and P1.2 of the Signs Code - clause C1.6.1 Design and siting of signs; and
- (b) A1 and P1 of the Signs Code - clause C1.6.3 Third party sign.

Objective:	To prevent unacceptable signs in the central area of Launceston.
Acceptable Solutions	Performance Criteria
<p>A1</p> <p>Signage must not be for the following sign types:</p> <p>(a) an above awning sign;</p> <p>(b) a roof sign;</p> <p>(c) a sky sign;</p> <p>(d) a third party sign; and</p> <p>(e) a billboard.</p> <p>as defined in the Signs Code.</p>	<p>P1</p> <p>No Performance Criterion.</p>

LAU-S15.8 Development Standards for Subdivision

This sub-clause is not used in this specific area plan.

LAU-S16.0 Rural Conservation Specific Area Plan

LAU-S16.1 Plan Purpose

The purpose of the Rural Conservation Specific Area Plan is:

- LAU-S16.1.1 To provide for residential use for a single dwelling as a permitted use in the rural conservation areas.

LAU-S16.2 Application of this Plan

- LAU-S16.2.1 The specific area plan applies to the area of land designated as Rural Conservation Specific Area Plan on the overlay maps.
- LAU-S16.2.2 In the area of land to which this plan applies, the provisions of the specific area plan are in substitution for the provisions of the Landscape Conservation Zone, as specified in the relevant provision.

LAU-S16.3 Local Area Objectives

This sub-clause is not used in this specific area plan.

LAU-S16.4 Definition of Terms

This sub-clause is not used in this specific area plan.

LAU-S16.5 Use Table

This clause is in substitution for Land Conservation Zone - clause 22.2 Use Table

Use Class	Qualification
No Permit Required	
Natural and Cultural Values Management	
Passive Recreation	
Permitted	
Residential	if for a: (a) home-based business; or (b) single dwelling
Utilities	If for minor utilities.
Discretionary	
Community Meeting and	If for a place of worship, art and craft centre or public hall.

Entertainment	
Domestic Animal Breeding, Boarding and Training	
Emergency Services	
Food Services	If for a gross floor area of no more than 200m2.
General Retail and Hire	If associated with a Tourist Operation.
Resource Development	If not for intensive animal husbandry or plantation forestry.
Sports and Recreation	If for an outdoor recreation facility.
Tourist Operation	
Utilities	If not listed as No Permit Required.
Visitor Accommodation	
Prohibited	
All other uses	

LAU-S16.6 Use Standards

This sub-clause is not used in this specific area plan.

LAU-S16.7 Development Standards for Buildings and Works

This sub-clause is not used in this specific area plan.

LAU-S16.8 Development Standards for Subdivision

This sub-clause is not used in this specific area plan.

LAU-Site Specific Qualifications

Reference Number	Site Reference	Folio of the Register	Description (modification, substitution or addition)	Relevant Clause in State Planning Provisions
LAU-8.2	40 Ann Street, Launceston	131354/1	An additional Discretionary Use Class for this site to allow for: Business and Professional Services	General Residential Zone - 8.2 Use Table
LAU-18.2	6-8, 7, 9 12, 13, 14, 15, 17 and 19 Goodman Court, Invermay	Sealed Plan 148413	An additional Discretionary Use Class for this site to allow for: Business and Professional Services	Light Industrial Zone - 18.2 Use Table
LAU-18.2	18 Connector Park Drive, Kings Meadows	154489/23	An additional Discretionary Use Class for these sites to allow for: Educational and Occasional Care with the qualification "if for Trade, Employment or Transport Related Training and Licensing"	Light Industrial Zone - 18.2 Use Table

LAU-Code Lists

LAU-Table C3.1 Other Major Roads

This table is not used in this Local Provisions Schedule.

LAU-Table C6.1 Local Heritage Places

Ref. No.	THR No.	Town Locality	Street Address	Property Name	Folio of the Register	Description	Specific Extent	Statement of Significance
1076	N/A	NEWSTEAD	126 ABBOTT ST		88174_12	House	All of Title	N/A. Awaiting reassessment
1087	N/A	NEWSTEAD	128 ABBOTT ST		88174_13	House and garden	All of Title	N/A. Awaiting reassessment
1110	N/A	NEWSTEAD	130 ABBOTT ST		72892_1	House	All of Title	N/A. Awaiting reassessment
71	N/A	EAST LAUNCESTON	23 ADELAIDE ST		125222_2	Land adjoining Bennell Townhouse - Early Victorian Regency	All of Title	N/A. Awaiting reassessment
82	N/A	EAST LAUNCESTON	25 ADELAIDE ST		121527_2	Land adjoining Bennell Townhouse - Early Victorian Regency	All of Title	N/A. Awaiting reassessment
70	N/A	EAST LAUNCESTON	27 ADELAIDE ST		112667_2	Land adjoining Bennell Townhouse - Early Victorian Regency	All of Title	N/A. Awaiting reassessment
73	N/A	EAST LAUNCESTON	33 ADELAIDE ST		42189_2	Land adjoining Bennell Townhouse - Early Victorian Regency	All of Title	N/A. Awaiting reassessment
88	N/A	EAST LAUNCESTON	33 ADELAIDE ST		41919_2	Land adjoining Bennell Town House - Early Victorian Regency	All of Title	N/A. Awaiting reassessment
633	N/A	NEWNHAM	208 ALANVALE RD		52981_1	Property - 'Eastfield'	All of Title	N/A. Awaiting reassessment
165	N/A	LAUNCESTON	9 ALICE PL	ALICE PLACE	60334_2	House adjoining 'Alice Place'	All of Title	N/A. Awaiting reassessment
489	N/A	EAST LAUNCESTON	69 ARTHUR ST		60246_3	Conjoined House	All of Title	N/A. Awaiting reassessment
787	N/A	EAST LAUNCESTON	71 ARTHUR ST		60246_2	Conjoined House	All of Title	N/A. Awaiting reassessment
227	N/A	EAST LAUNCESTON	88 ARTHUR ST		226676_1	House	All of Title	N/A. Awaiting reassessment
563	N/A	EAST LAUNCESTON	UNIT 1 73 ARTHUR ST		60246_1	Conjoined House	All of Title	N/A. Awaiting reassessment

981	N/A	LAUNCESTON	1 BABINGTON ST		91375_9	House	All of Title	N/A. Awaiting reassessment
1071	N/A	LAUNCESTON	2 BABINGTON ST		83910_1	House	All of Title	N/A. Awaiting reassessment
1102	N/A	LAUNCESTON	3 BABINGTON ST		201125_1	House	All of Title	N/A. Awaiting reassessment
1083	N/A	LAUNCESTON	4 BABINGTON ST		83910_2	House	All of Title	N/A. Awaiting reassessment
1120	N/A	LAUNCESTON	6 BABINGTON ST		63615_2	House	All of Title	N/A. Awaiting reassessment
1206	N/A	LAUNCESTON	8 BABINGTON ST		117573_2	House	All of Title	N/A. Awaiting reassessment
1274	N/A	INVERMAY	1 BALACLAVA ST		121522_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1384	N/A	INVERMAY	10 BALACLAVA ST		101542_1	House	All of Title	N/A. Awaiting reassessment
1255	N/A	INVERMAY	11 BALACLAVA ST		220847_1	House	All of Title	N/A. Awaiting reassessment
1433	N/A	INVERMAY	12 BALACLAVA ST		20975_1	Cottage	All of Title	N/A. Awaiting reassessment
1276	N/A	INVERMAY	13 BALACLAVA ST		131593_1	House	All of Title	N/A. Awaiting reassessment
1448	N/A	INVERMAY	14 BALACLAVA ST		38146_1	House	All of Title	N/A. Awaiting reassessment
1213	N/A	INVERMAY	15 BALACLAVA ST		22974_1	House	All of Title	N/A. Awaiting reassessment
1431	N/A	INVERMAY	16 BALACLAVA ST		38399_1	Cottage	All of Title	N/A. Awaiting reassessment
1239	N/A	INVERMAY	17 BALACLAVA ST		56540_17	Conjoined House	All of Title	N/A. Awaiting reassessment
1430	N/A	INVERMAY	18 BALACLAVA ST		51816_1	House	All of Title	N/A. Awaiting reassessment
1459	N/A	INVERMAY	20 BALACLAVA ST		28938_1	House	All of Title	N/A. Awaiting reassessment
1400	N/A	INVERMAY	22 BALACLAVA ST		18412_1	Cottage	All of Title	N/A. Awaiting reassessment

313	N/A	INVERMAY	24 BALACLAVA ST		51308_1	House	All of Title	N/A. Awaiting reassessment
338	N/A	INVERMAY	26 BALACLAVA ST		222268_1	Cottage	All of Title	N/A. Awaiting reassessment
1449	N/A	INVERMAY	4 BALACLAVA ST		26176_4	Cottage 'Inveresk'	All of Title	N/A. Awaiting reassessment
1287	N/A	INVERMAY	7 BALACLAVA ST		33333_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1402	N/A	INVERMAY	8 BALACLAVA ST		25345_1	Cottage	All of Title	N/A. Awaiting reassessment
1277	N/A	INVERMAY	9 BALACLAVA ST		33333_2	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1532	N/A	LAUNCESTON	101 BALFOUR ST		222496_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
986	N/A	LAUNCESTON	103 BALFOUR ST		220717_1	Cottage - Georgian	All of Title	N/A. Awaiting reassessment
1009	N/A	LAUNCESTON	105 BALFOUR ST		22338_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
850	N/A	LAUNCESTON	109 BALFOUR ST		33424_1	House	All of Title	N/A. Awaiting reassessment
297	N/A	LAUNCESTON	111 BALFOUR ST		18870_1	House	All of Title	N/A. Awaiting reassessment
848	N/A	LAUNCESTON	114 BALFOUR ST		226508_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
728	N/A	LAUNCESTON	117 BALFOUR ST		43_1927	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
742	N/A	LAUNCESTON	119 BALFOUR ST		20143_6	House	All of Title	N/A. Awaiting reassessment
203	N/A	LAUNCESTON	12 BALFOUR ST		59683_2	House	All of Title	N/A. Awaiting reassessment
20	N/A	LAUNCESTON	128 BALFOUR ST		60055_0	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
173	N/A	LAUNCESTON	128 BALFOUR ST		60055_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
127	N/A	LAUNCESTON	130-132 BALFOUR ST		60334_4	House	All of Title	N/A. Awaiting reassessment

732	N/A	LAUNCESTON	131 BALFOUR ST		23683_1	House	All of Title	N/A. Awaiting reassessment
795	N/A	LAUNCESTON	133 BALFOUR ST	BALFOUR ST CHURCH OF CHRIST	23683_2	House	All of Title	N/A. Awaiting reassessment
329	N/A	LAUNCESTON	139 BALFOUR ST		23683_6	House	All of Title	N/A. Awaiting reassessment
152	N/A	LAUNCESTON	140 BALFOUR ST		224034_1	House	All of Title	N/A. Awaiting reassessment
325	N/A	LAUNCESTON	141 BALFOUR ST		23683_7	House	All of Title	N/A. Awaiting reassessment
477	N/A	LAUNCESTON	19 BALFOUR ST		117188_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
470	N/A	LAUNCESTON	2 BALFOUR ST		72879_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
724	N/A	LAUNCESTON	20 BALFOUR ST		26161_1	House	All of Title	N/A. Awaiting reassessment
736	N/A	LAUNCESTON	20 BALFOUR ST		69385_4	House	All of Title	N/A. Awaiting reassessment
510	N/A	LAUNCESTON	21 BALFOUR ST		216856_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
465	N/A	LAUNCESTON	23 BALFOUR ST		48202_1	House	All of Title	N/A. Awaiting reassessment
595	N/A	LAUNCESTON	24 BALFOUR ST		79361_4	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
646	N/A	LAUNCESTON	25 BALFOUR ST		91412_4	House	All of Title	N/A. Awaiting reassessment
725	N/A	LAUNCESTON	26 BALFOUR ST		201172_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
628	N/A	LAUNCESTON	27 BALFOUR ST		62341_2	House	All of Title	N/A. Awaiting reassessment
591	N/A	LAUNCESTON	28 BALFOUR ST		138675_2	House	All of Title	N/A. Awaiting reassessment
903	N/A	LAUNCESTON	3 BALFOUR ST		45737_1	Conjoined House	All of Title	N/A. Awaiting reassessment
578	N/A	LAUNCESTON	30 BALFOUR ST		27130_1	House	All of Title	N/A. Awaiting reassessment

750	N/A	LAUNCESTON	32 BALFOUR ST		20978_1	Conjoined House	All of Title	N/A. Awaiting reassessment
453	N/A	LAUNCESTON	33 BALFOUR ST		69386_1	House	All of Title	N/A. Awaiting reassessment
729	N/A	LAUNCESTON	34 BALFOUR ST		124161_1	Conjoined House	All of Title	N/A. Awaiting reassessment
621	N/A	LAUNCESTON	35 BALFOUR ST		124572_1	House	All of Title	N/A. Awaiting reassessment
425	N/A	LAUNCESTON	37 BALFOUR ST		222645_1	House	All of Title	N/A. Awaiting reassessment
524	N/A	LAUNCESTON	39 BALFOUR ST		17037_1	House	All of Title	N/A. Awaiting reassessment
382	N/A	LAUNCESTON	4 BALFOUR ST		226161_1	House	All of Title	N/A. Awaiting reassessment
544	N/A	LAUNCESTON	41 BALFOUR ST		52011_1	House	All of Title	N/A. Awaiting reassessment
553	N/A	LAUNCESTON	42 BALFOUR ST		82694_42	Conjoined House	All of Title	N/A. Awaiting reassessment
415	N/A	LAUNCESTON	43 BALFOUR ST		57921_3	Conjoined House	All of Title	N/A. Awaiting reassessment
557	N/A	LAUNCESTON	43 BALFOUR ST		57921_3	Conjoined House	All of Title	N/A. Awaiting reassessment
499	N/A	LAUNCESTON	44 BALFOUR ST		82694_44	Conjoined House	All of Title	N/A. Awaiting reassessment
312	N/A	LAUNCESTON	45 BALFOUR ST		57921_2	Conjoined House	All of Title	N/A. Awaiting reassessment
608	N/A	LAUNCESTON	45 BALFOUR ST		57921_2	Conjoined House	All of Title	N/A. Awaiting reassessment
22	N/A	LAUNCESTON	47 BALFOUR ST		57921_0	Conjoined House	All of Title	N/A. Awaiting reassessment
346	N/A	LAUNCESTON	47 BALFOUR ST		57921_1	Conjoined House	All of Title	N/A. Awaiting reassessment
484	N/A	LAUNCESTON	46 BALFOUR ST		149898_1	House	All of Title	N/A. Awaiting reassessment
1691	N/A	LAUNCESTON	48 BALFOUR ST		145278_1	House	All of Title	N/A. Awaiting reassessment

905	N/A	LAUNCESTON	48 BALFOUR ST		221049_1	Land adjoining house	All of Title	N/A. Awaiting reassessment
430	N/A	LAUNCESTON	49 BALFOUR ST		142557_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
699	N/A	LAUNCESTON	50-52 BALFOUR ST		233206_1	Vernacular Cottage	All of Title	N/A. Awaiting reassessment
384	N/A	LAUNCESTON	51 BALFOUR ST		139020_2	Conjoined House and shop	All of Title	N/A. Awaiting reassessment
434	N/A	LAUNCESTON	54 BALFOUR ST		227652_1	House	All of Title	N/A. Awaiting reassessment
542	N/A	LAUNCESTON	57 BALFOUR ST		47542_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
873	N/A	LAUNCESTON	63 BALFOUR ST		24428_1	House	All of Title	N/A. Awaiting reassessment
1314	N/A	LAUNCESTON	69 BALFOUR ST	LAUNCESTON CHRISTADELPHIAN HALL	147029_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
353	N/A	LAUNCESTON	7 BALFOUR ST		225961_1	Conjoined House	All of Title	N/A. Awaiting reassessment
1121	N/A	LAUNCESTON	71-71A BALFOUR ST	LAUNCESTON CHRISTADELPHIAN HALL	122260_2	Land adjoining Conjoined Houses - Victorian	All of Title	N/A. Awaiting reassessment
1188	N/A	LAUNCESTON	73 BALFOUR ST		124416_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
162	N/A	LAUNCESTON	8 BALFOUR ST	BALFOUR STREET HALL	225572_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
345	N/A	LAUNCESTON	82 BALFOUR ST		174105_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
520	N/A	LAUNCESTON	82 BALFOUR ST		174105_3	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1059	N/A	LAUNCESTON	87 BALFOUR ST		227757_1	formerly excluded from Balfour Street Precinct	All of Title	N/A. Awaiting reassessment
146	N/A	LAUNCESTON	9 BALFOUR ST		12131_1	Conjoined House	All of Title	N/A. Awaiting reassessment
823	N/A	LAUNCESTON	91 BALFOUR ST		230800_1	House	All of Title	N/A. Awaiting reassessment

1573	N/A	LAUNCESTON	94 BALFOUR ST		146418_1	Conjoined Terrace House	All of Title	N/A. Awaiting reassessment
1559	N/A	LAUNCESTON	97 BALFOUR ST		109811_1	House	All of Title	N/A. Awaiting reassessment
1504	N/A	LAUNCESTON	99 BALFOUR ST		109811_3	Cottage	All of Title	N/A. Awaiting reassessment
1612	N/A	LAUNCESTON	UNIT 1 116-118 BALFOUR ST	BALFOUR COURT	147748_1	Townhouse (2000s)	All of Title	N/A. Awaiting reassessment
1611	N/A	LAUNCESTON	UNIT 12 116-118 BALFOUR ST	BALFOUR COURT	147748_12	Townhouse (2000s)	All of Title	N/A. Awaiting reassessment
1295	N/A	INVERMAY	6 BARNARDS WAY		169278_1	Inveresk Precinct (former Launceston Railyards site)	All of Title	N/A. Awaiting reassessment
1060	N/A	NEWSTEAD	10 BARRINGTON CT		61247_9	House	All of Title	N/A. Awaiting reassessment
438	N/A	WEST LAUNCESTON	74-90 BASIN RD	FIRST BASIN RESERVE	243968_1	Cataract Gorge Reserve	All of Title	Refer to THR Datasheet for details of listing
511	N/A	WEST LAUNCESTON	74-90 BASIN RD	FIRST BASIN RESERVE	152533_1	Cataract Gorge Reserve	All of Title	Refer to THR Datasheet for details of listing
521	N/A	WEST LAUNCESTON	74-90 BASIN RD	FIRST BASIN RESERVE	152532_1	Cataract Gorge Reserve	All of Title	Refer to THR Datasheet for details of listing
1311	N/A	WEST LAUNCESTON	74-90 BASIN RD	FIRST BASIN RESERVE	230791_1	Cataract Gorge Reserve	All of Title	Refer to THR Datasheet for details of listing
685	N/A	LAUNCESTON	106-114 BATHURST ST	SHELL SERVICE STATION	22393_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
831	N/A	LAUNCESTON	106-114 BATHURST ST	SHELL SERVICE STATION	25029_2	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
842	N/A	LAUNCESTON	106-114 BATHURST ST	SHELL SERVICE STATION	24026_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
866	N/A	LAUNCESTON	106-114 BATHURST ST	SHELL SERVICE STATION	25029_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment

1035	N/A	LAUNCESTON	106-114 BATHURST ST	SHELL SERVICE STATION	24026_2	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1058	N/A	LAUNCESTON	106-114 BATHURST ST	SHELL SERVICE STATION	25028_3	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
840	N/A	LAUNCESTON	120 BATHURST ST		37567_1	Centennial Hotel	All of Title	N/A. Awaiting reassessment
841	N/A	LAUNCESTON	120 BATHURST ST		37566_2	Centennial Hotel	All of Title	N/A. Awaiting reassessment
43	N/A	LAUNCESTON	2-18 BATTEN ST		56302_0	Common Lot - Conjoined houses and driveways	All of Title	N/A. Awaiting reassessment
1410	N/A	INVERMAY	10-14 BEDFORD ST		232552_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1394	N/A	INVERMAY	1-3 BEDFORD ST		197487_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1475	N/A	INVERMAY	13-15 BEDFORD ST		126268_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
442	N/A	INVERMAY	16 BEDFORD ST		77996_2	Cottage	All of Title	N/A. Awaiting reassessment
1372	N/A	INVERMAY	17 BEDFORD ST		203310_1	House	All of Title	N/A. Awaiting reassessment
1457	N/A	INVERMAY	17 BEDFORD ST		214681_1	House	All of Title	N/A. Awaiting reassessment
235	N/A	INVERMAY	18 BEDFORD ST		77996_1	Cottage	All of Title	N/A. Awaiting reassessment
1471	N/A	INVERMAY	19 BEDFORD ST		56575_8	Cottage	All of Title	N/A. Awaiting reassessment
568	N/A	INVERMAY	20 BEDFORD ST		219289_1	Cottage	All of Title	N/A. Awaiting reassessment
1490	N/A	INVERMAY	21 BEDFORD ST		56575_7	Cottage	All of Title	N/A. Awaiting reassessment
707	N/A	INVERMAY	22 BEDFORD ST		150330_1	Cottage	All of Title	N/A. Awaiting reassessment
1472	N/A	INVERMAY	23 BEDFORD ST		56575_6	Cottage	All of Title	N/A. Awaiting reassessment
270	N/A	INVERMAY	24 BEDFORD ST		153458_24	Conjoined Cottage	All of Title	N/A. Awaiting reassessment

1473	N/A	INVERMAY	25 BEDFORD ST		56575_5	Cottage	All of Title	N/A. Awaiting reassessment
1491	N/A	INVERMAY	27 BEDFORD ST		56575_4	Cottage	All of Title	N/A. Awaiting reassessment
754	N/A	INVERMAY	28 BEDFORD ST		153458_28	House	All of Title	N/A. Awaiting reassessment
673	N/A	INVERMAY	32 BEDFORD ST		204289_1	Cottage	All of Title	N/A. Awaiting reassessment
1373	N/A	INVERMAY	5-7 BEDFORD ST		64094_2	House	All of Title	N/A. Awaiting reassessment
1494	N/A	INVERMAY	5-7 BEDFORD ST		64094_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1396	N/A	INVERMAY	8 BEDFORD ST		232219_1	House	All of Title	N/A. Awaiting reassessment
1371	N/A	INVERMAY	9-11 BEDFORD ST		91195_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1412	N/A	INVERMAY	9-11 BEDFORD ST		104082_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
828	N/A	ST LEONARDS	114 BLESSINGTON RD		110062_1	Land adjoining House 'North Cote'	All of Title	N/A. Awaiting reassessment
523	N/A	WHITE HILLS	91 BLESSINGTON RD		101194_1	Brick Barn 'Dunedin'	All of Title	N/A. Awaiting reassessment
704	N/A	LAUNCESTON	57 BOURKE ST	AULDINGTON	11821_1	Former Convent	All of Title	N/A. Awaiting reassessment
719	N/A	LAUNCESTON	57 BOURKE ST		196853_1	Former Convent	All of Title	N/A. Awaiting reassessment
860	N/A	LAUNCESTON	68-68A BRISBANE ST		197086_1	Shop facades - former Brisbane Street Precinct	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3889 - 62, 64, 66-66A Brisbane Street
1509	N/A	LAUNCESTON	75 BRISBANE ST		43773_1	Commercial Building	Refer to Datasheet: Com-Brisbane St 75	Refer to Datasheet: Com-Brisbane St 75

399	N/A	LAUNCESTON	86 BRISBANE ST		111828_2	Formerly part of Precinct	Refer to Datasheet: Com-Brisbane St 86	Refer to Datasheet: Com-Brisbane St 86
906	N/A	LAUNCESTON	102-106 BRISBANE ST		116524A_1	Commercial Building	Refer to Datasheet: Com-Brisbane St 102-106	Refer to Datasheet: Com-Brisbane St 102-106
1173	N/A	LAUNCESTON	102-106 BRISBANE ST		116524_1	Commercial Building	Refer to Datasheet: Com-Brisbane St 102-106	Refer to Datasheet: Com-Brisbane St 102-106
555	N/A	LAUNCESTON	191 BRISBANE ST		176023_2	House	Refer to Datasheet: Com-Brisbane St 191	Refer to Datasheet: Com-Brisbane St 191
1598	N/A	WEST LAUNCESTON	274 BRISBANE ST	CATARACT GORGE RESERVE	144179_1	Bushland and Zig-Zag Track	All of Title	N/A. Awaiting reassessment
1131	N/A	UNDERWOOD	691A BROWN MTN RD		163468_2	Rhododendron Reserve	All of Title	N/A. Awaiting reassessment
1317	N/A	UNDERWOOD	691 BROWN MTN RD		128564_1	Rhododendron Reserve	All of Title	N/A. Awaiting reassessment
1568	N/A	UNDERWOOD	67 WULFS RD		128564_3	Rhododendron Reserve	All of Title	N/A. Awaiting reassessment
1139	N/A	MOWBRAY	36 BUTTON ST		106501_1	Title adjoining Launceston Church Grammar School campus	All of Title	N/A. Awaiting reassessment
1143	N/A	MOWBRAY	36 BUTTON ST		39238_3	Title adjoining Launceston Church Grammar School campus	All of Title	N/A. Awaiting reassessment
413	N/A	LAUNCESTON	69A CAMERON ST	CIVIC SQUARE	40_175	Town Hall Precinct	Refer to Datasheet:	Refer to Datasheet: Civ-Cameron St 69A

							Civ-Cameron St 69A	
445	N/A	LAUNCESTON	69A CAMERON ST	CIVIC SQUARE	203726_1	Town Hall Precinct	Refer to Datasheet: Civ-Cameron St 69A	Refer to Datasheet: Civ-Cameron St 69A
514	N/A	LAUNCESTON	69A CAMERON ST	CIVIC SQUARE	150307_2	Town Hall Precinct	Refer to Datasheet: Civ-Cameron St 69A	Refer to Datasheet: Civ-Cameron St 69A
441	N/A	LAUNCESTON	71 CAMERON ST	LAUNCESTON LINC	150223_1	Government Library Building	Refer to Datasheet: Civ-Cameron St 71	Refer to Datasheet: Civ-Cameron St 71
669	N/A	LAUNCESTON	112-112A CAMERON ST		247998_1	Houses	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3942 - 112-112A Brisbane Street
223	N/A	LAUNCESTON	3 CANNING ST		214719_1	House	All of Title	N/A. Awaiting reassessment
1115	N/A	LAUNCESTON	32 CANNING ST		16805_2	Shop and House	All of Title	N/A. Awaiting reassessment
1324	N/A	LAUNCESTON	100 CHARLES ST		233746_4	Title to Rear of Shop - F & W Stewart's	All of Title	N/A. Awaiting reassessment
1323	N/A	LAUNCESTON	102-104 CHARLES ST		227500_5	Commercial and Residential Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3972 - 102-104 Charles Street
1341	N/A	LAUNCESTON	102-104 CHARLES ST		227496_1	Commercial and Residential Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR

								ID 3972 - 102-104 Charles Street
1342	N/A	LAUNCESTON	106 CHARLES ST		70326_1	Commercial Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3973 - 106 Charles Street
1256	N/A	LAUNCESTON	110 CHARLES ST		207812_1	Commercial Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3974 - 110-112 Charles Street
1328	N/A	LAUNCESTON	110 CHARLES ST		117342_2	Commercial Building	All of Title	Title adjoining significant building. Refer to Datasheet for THR ID 3974 - 110-112 Charles Street
1358	N/A	LAUNCESTON	112A-116 CHARLES ST		117153_1	Commercial Building	All of Title	N/A. Awaiting reassessment
1263	N/A	LAUNCESTON	118 CHARLES ST		54513_1	Commercial Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3978 - 118 Charles Street
1264	N/A	LAUNCESTON	120 CHARLES ST		54513_2	Commercial Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3979 - 120 Charles Street
1326	N/A	LAUNCESTON	122 CHARLES ST		119496_1	Commercial Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3980 - 122 Charles Street
1709	N/A	LAUNCESTON	123 CHARLES ST		147031_2	Commercial Building	Refer to Datasheet: Com-	Refer to Datasheet: Com-Charles St 123

							Charles St 123	
1298	N/A	LAUNCESTON	124 CHARLES ST		207989_1	Commercial Building	Refer to Datasheet: Com-Charles St 124	Refer to Datasheet: Com-Charles St 124
1047	N/A	LAUNCESTON	140-142 CHARLES ST		199070_3	Commercial Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3989 - 140-142 Charles Street
913	N/A	LAUNCESTON	159 CHARLES ST		40420_5	Formerly part of Precinct	Refer to Datasheet: Com-Charles St 159	Refer to Datasheet: Com-Charles St 159
1163	N/A	LAUNCESTON	178 CHARLES ST		28052_3	Commercial Building	All of Title	N/A. Awaiting reassessment
1348	N/A	LAUNCESTON	182-184 CHARLES ST	TASMANIAN ABORIGINAL CENTRE	122970_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1337	N/A	LAUNCESTON	183 CHARLES ST		56610_7	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1293	N/A	LAUNCESTON	186 CHARLES ST		53163_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
114	N/A	LAUNCESTON	207-215 CHARLES ST	CALTEX CITY STAR	106113_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
129	N/A	LAUNCESTON	207-215 CHARLES ST	CALTEX CITY STAR	106114_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
974	N/A	LAUNCESTON	207-215 CHARLES ST	CALTEX CITY STAR	221736_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
119	N/A	LAUNCESTON	223-225 CHARLES ST		32658_1	Shop - Residence over	All of Title	N/A. Awaiting reassessment
444	N/A	LAUNCESTON	232 CHARLES ST		38403_1	Terrace	All of Title	N/A. Awaiting reassessment
774	N/A	LAUNCESTON	244 CHARLES ST		16237_1	Cottage	All of Title	N/A. Awaiting reassessment

775	N/A	LAUNCESTON	246 CHARLES ST		16059_1	House	All of Title	N/A. Awaiting reassessment
589	N/A	LAUNCESTON	248 CHARLES ST		207042_1	Commercial Building	All of Title	N/A. Awaiting reassessment
545	N/A	LAUNCESTON	252 CHARLES ST	SPORTSMANS HALL HOTEL	39781_2	Hotel	All of Title	N/A. Awaiting reassessment
598	N/A	LAUNCESTON	252 CHARLES ST	SPORTSMANS HALL HOTEL	39781_1	Hotel	All of Title	N/A. Awaiting reassessment
789	N/A	LAUNCESTON	254 CHARLES ST		29311_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
12	N/A	LAUNCESTON	255 CHARLES ST		128960_0	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
301	N/A	LAUNCESTON	UNIT 1 255 CHARLES ST		128960_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
435	N/A	LAUNCESTON	UNIT 2 255 CHARLES ST		128960_2	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
421	N/A	LAUNCESTON	257 CHARLES ST		13264_2	Cottage	All of Title	N/A. Awaiting reassessment
41	N/A	LAUNCESTON	259 CHARLES ST		143582_0	House	All of Title	N/A. Awaiting reassessment
534	N/A	LAUNCESTON	263 CHARLES ST		46744_1	Terrace House	All of Title	N/A. Awaiting reassessment
373	N/A	LAUNCESTON	265 CHARLES ST		46744_2	Terrace House	All of Title	N/A. Awaiting reassessment
824	N/A	LAUNCESTON	266A CHARLES ST		50255_1	Formerly part of Precinct - Veterinary Hospital	All of Title	N/A. Awaiting reassessment
450	N/A	LAUNCESTON	267 CHARLES ST		114529_1	House	All of Title	N/A. Awaiting reassessment
569	N/A	LAUNCESTON	269 CHARLES ST		124080_1	House	All of Title	N/A. Awaiting reassessment
394	N/A	LAUNCESTON	275 CHARLES ST		35439_1	House	All of Title	N/A. Awaiting reassessment
446	N/A	LAUNCESTON	277 CHARLES ST		208817_1	House	All of Title	N/A. Awaiting reassessment
458	N/A	LAUNCESTON	279 CHARLES ST		231091_1	House	All of Title	N/A. Awaiting reassessment

946	N/A	LAUNCESTON	29-31 CHARLES ST		152657_1	Salisbury's Foundry/Office Building	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3958
896	N/A	LAUNCESTON	44A CHARLES ST		143482_3	Part of Bennell House complex (also known as 98-100 Cameron St)	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 3939
1290	N/A	LAUNCESTON	94 CHARLES ST		95801_8	Commercial Building	Refer to Datasheet: Com-Charles St 94	Refer to Datasheet: Com-Charles St 94
4	N/A	SOUTH LAUNCESTON	14 CHARLES ST (SOUTH)		58328_0	Cottage	All of Title	N/A. Awaiting reassessment
665	N/A	SOUTH LAUNCESTON	15 CHARLES ST (SOUTH)		58328_1	Former Scott and Griffiths Tamar Brewery - Georgian	All of Title	N/A. Awaiting reassessment
1627	N/A	LAUNCESTON	1 CIMITIERE ST		220077_1	Detached residence	Refer to Datasheet: Cim-Cimitiere St 1	Refer to Datasheet: Cim-Cimitiere St 1
1092	N/A	LAUNCESTON	16 CIMITIERE ST		30241_2	House	Refer to Datasheet: Cim-Cimitiere St 16	Refer to Datasheet: Cim-Cimitiere St 16
888	N/A	LAUNCESTON	18 CIMITIERE ST		145013_1	House	Refer to Datasheet: Cim-Cimitiere St 18	Refer to Datasheet: Cim-Cimitiere St 18
310	N/A	LAUNCESTON	45 CIMITIERE ST		25982_27	Cottage - Victorian	Refer to Datasheet: Cim-Cimitiere St 45	Refer to Datasheet: Cim-Cimitiere St 45

889	N/A	LAUNCESTON	52 CIMITIERE ST		41057_1	House	Refer to Datasheet: Cim-Cimitiere St 52	Refer to Datasheet: Cim-Cimitiere St 52
1336	N/A	EAST LAUNCESTON	20 CLAREMONT ST		168592_1	House - Victorian	All of Title	N/A. Awaiting reassessment
181	N/A	TREVALLYN	1-5 CORIN ST	CATARACT GORGE RESERVE (CLIFFGROUNDS)	149078_1	Hydro Power Station comprising former Power Station and associated buildings, works, structures and suspension bridge pylons	All of Title	N/A. Awaiting reassessment
834	N/A	WEST LAUNCESTON	1-5 CORIN ST	CATARACT GORGE RESERVE (CLIFFGROUNDS)	149077_1	Hydro Power Station comprising former Power Station and associated buildings, works, structures and suspension bridge pylons	All of Title	N/A. Awaiting reassessment
51	N/A	WEST LAUNCESTON	2 CORIN ST		_0	Duck Reach Cottage	All of Title	N/A. Awaiting reassessment
1209	N/A	WEST LAUNCESTON	2 CORIN ST		60647_7	Duck Reach Cottage	All of Title	N/A. Awaiting reassessment
1282	N/A	WEST LAUNCESTON	2 CORIN ST		60647_6	Duck Reach Cottage	All of Title	N/A. Awaiting reassessment
366	N/A	LAUNCESTON	12 CROWN ST		21999_1	House	All of Title	N/A. Awaiting reassessment
1533	N/A	LAUNCESTON	13 CROWN ST		121953_1	House	All of Title	N/A. Awaiting reassessment
1000	N/A	LAUNCESTON	11A CROWN ST	Formerly UNIT 2	153326_2	Conjoined House	All of Title	N/A. Awaiting reassessment
1406	N/A	TREVALLYN	64 GORGE RD	CATARACT GORGE RESERVE (CLIFFGROUNDS)	235401_1	Cataract Gorge Reserve (Cliffgrounds) (AKA 64 Gorge Road)	All of Title	N/A. Awaiting reassessment

1452	N/A	TREVALLYN	64 GORGE RD	CATARACT GORGE RESERVE (CLIFFGROUNDS)	120905_2	Cataract Gorge Reserve (Cliffgrounds) (AKA 64 Gorge Road)	All of Title	N/A. Awaiting reassessment
1463	N/A	TREVALLYN	64 GORGE RD	CATARACT GORGE RESERVE (CLIFFGROUNDS)	120827_1	Cataract Gorge Reserve (Cliffgrounds) (AKA 64 Gorge Road)	All of Title	N/A. Awaiting reassessment
1464	N/A	TREVALLYN	64 GORGE RD	CATARACT GORGE RESERVE (CLIFFGROUNDS)	7682_1	Cataract Gorge Reserve (Cliffgrounds) (AKA 64 Gorge Road)	All of Title	N/A. Awaiting reassessment
1465	N/A	TREVALLYN	64 GORGE RD	CATARACT GORGE RESERVE (CLIFFGROUNDS)	234180_1	Cataract Gorge Reserve (Cliffgrounds) (AKA 64 Gorge Road)	All of Title	N/A. Awaiting reassessment
1485	N/A	TREVALLYN	64 GORGE RD	CATARACT GORGE RESERVE (CLIFFGROUNDS)	130297_2	Cataract Gorge Reserve (Cliffgrounds) (AKA 64 Gorge Road)	All of Title	N/A. Awaiting reassessment
1240	N/A	INVERMAY	13-19 DRY ST	INVERESK HOTEL	126286_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1285	N/A	INVERMAY	13-19 DRY ST	INVERESK HOTEL	108657_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1294	N/A	INVERMAY	13-19 DRY ST	INVERESK HOTEL	35629_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1309	N/A	INVERMAY	13-19 DRY ST	INVERESK HOTEL	63531_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1425	N/A	INVERMAY	18 DRY ST		202846_1	House	All of Title	N/A. Awaiting reassessment
1362	N/A	INVERMAY	3-11 DRY ST		206548_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1482	N/A	INVERMAY	3-11 DRY ST		122987_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1487	N/A	INVERMAY	45 DRY ST		55300_14	House	All of Title	N/A. Awaiting reassessment
1443	N/A	INVERMAY	6 DRY ST		199257_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment
1474	N/A	INVERMAY	6 DRY ST		36887_1	Formerly part of Precinct	All of Title	N/A. Awaiting reassessment

1034	N/A	DILSTON	781 EAST TAMAR HWY		32218_2	House & Property 'Landfall' and attached Cottage - Georgian	All of Title	N/A. Awaiting reassessment
1054	N/A	DILSTON	781 EAST TAMAR HWY		17909_5	House & Property 'Landfall' and attached Cottage - Georgian	All of Title	N/A. Awaiting reassessment
1057	N/A	DILSTON	781 EAST TAMAR HWY		169233_1	House & Property 'Landfall' and attached Cottage - Georgian	All of Title	N/A. Awaiting reassessment
1111	N/A	DILSTON	781 EAST TAMAR HWY		32218_3	House & Property 'Landfall' and attached Cottage - Georgian	All of Title	N/A. Awaiting reassessment
1142	N/A	DILSTON	781 EAST TAMAR HWY		164309_1	House & Property 'Landfall' and attached Cottage - Georgian	All of Title	N/A. Awaiting reassessment
1591	N/A	DILSTON	781 EAST TAMAR HWY		158192_1	House & Property 'Landfall' and attached Cottage - Georgian	All of Title	N/A. Awaiting reassessment
1688	N/A	DILSTON	781 EAST TAMAR HWY		152440_1	House & Property 'Landfall' and attached Cottage - Georgian	All of Title	N/A. Awaiting reassessment
1183	N/A	LAUNCESTON	114 ELIZABETH ST		43627_1	Terrace Shop - Victorian	All of Title	N/A. Awaiting reassessment
1106	N/A	LAUNCESTON	7 ELIZABETH ST		29985_1	Conjoined Terrace House - Victorian	All of Title	N/A. Awaiting reassessment
1107	N/A	LAUNCESTON	13 ELIZABETH ST		50662_1	Conjoined House	All of Title	N/A. Awaiting reassessment
500	N/A	LAUNCESTON	15 ELIZABETH ST		104311_1	Conjoined House	All of Title	N/A. Awaiting reassessment
657	N/A	LAUNCESTON	31 ELIZABETH ST	COLONIAL ON ELIZABETH	205735_1	Colonial Motor Inn (former 'Overton House', Launceston Grammar School)	All of Title	N/A. Awaiting reassessment
661	N/A	LAUNCESTON	31 ELIZABETH ST	COLONIAL ON ELIZABETH	222047_1	Colonial Motor Inn (former 'Overton House', Launceston Grammar School)	All of Title	N/A. Awaiting reassessment

1301	N/A	LAUNCESTON	66 ELIZABETH ST	LAUNCESTON WORKING MENS CLUB	35280_1	Launceston Workers' Club	Refer to Datasheet: Com-Elizabeth St 66	Refer to Datasheet: Com-Elizabeth St 66
1331	N/A	LAUNCESTON	66 ELIZABETH ST	LAUNCESTON WORKING MENS CLUB	76861_1	Launceston Workers' Club	Refer to Datasheet: Com-Elizabeth St 66	Refer to Datasheet: Com-Elizabeth St 66
1344	N/A	LAUNCESTON	66 ELIZABETH ST	LAUNCESTON WORKING MENS CLUB	35280_2	Launceston Workers' Club	Refer to Datasheet: Com-Elizabeth St 66	Refer to Datasheet: Com-Elizabeth St 66
24	N/A	LAUNCESTON	92 ELIZABETH ST		157462_0	Terrace Shop - Victorian	All of Title	N/A. Awaiting reassessment
299	N/A	LAUNCESTON	UNIT 1 92 ELIZABETH ST		157462_1	Terrace Shop - Victorian	All of Title	N/A. Awaiting reassessment
390	N/A	LAUNCESTON	UNIT 2 92 ELIZABETH ST		157462_2	Terrace Shop - Victorian	All of Title	N/A. Awaiting reassessment
281	N/A	NEWSTEAD	146 ABBOTT ST	POLICE & CITIZENS YOUTH CLUB	208056_1	Former Tennis Racquet Factory site	All of Title	N/A. Awaiting reassessment
1194	N/A	LAUNCESTON	13A ELPHIN RD	Formerly part of 13 ELPHIN RD	158053_2	Land adjoining Victorian townhouse	All of Title	NA. Awaiting reassessment
177	N/A	LAUNCESTON	17A CIMITIERE ST	Formerly part of 17 ELPHIN RD	172979_2	House on land adjoining Victorian townhouse	All of Title	NA. Awaiting reassessment
351	N/A	LAUNCESTON	2 ELPHIN RD - outside		56623_1	Adye Douglas Fountain (Cnr High Street)	All of Title	NA. Awaiting reassessment
562	N/A	LAUNCESTON	2 ELPHIN RD - outside		56623_7	Adye Douglas Fountain (Cnr High Street)	All of Title	NA. Awaiting reassessment
654	N/A	LAUNCESTON	2 ELPHIN RD - outside		56623_7	Adye Douglas Fountain (Cnr High Street)	All of Title	NA. Awaiting reassessment

636	N/A	LAUNCESTON	21 ELPHIN RD		222040_1	Conjoined House	All of Title	NA. Awaiting reassessment
805	N/A	LAUNCESTON	23 ELPHIN RD		223103_1	Conjoined House	All of Title	NA. Awaiting reassessment
931	N/A	LAUNCESTON	25 ELPHIN RD		112787_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
650	N/A	LAUNCESTON	25a ELPHIN RD		112787_2	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
167	N/A	LAUNCESTON	27 ELPHIN RD		112787_3	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
376	N/A	LAUNCESTON	31 ELPHIN RD		111088_4	Conjoined House	All of Title	NA. Awaiting reassessment
284	N/A	LAUNCESTON	33 ELPHIN RD		60271_2	Conjoined House	All of Title	NA. Awaiting reassessment
254	N/A	LAUNCESTON	35 ELPHIN RD		216659_16	House	All of Title	NA. Awaiting reassessment
308	N/A	LAUNCESTON	37 ELPHIN RD		204855_1	House	All of Title	NA. Awaiting reassessment
467	N/A	LAUNCESTON	39 ELPHIN RD		202413_1	House	All of Title	NA. Awaiting reassessment
416	N/A	LAUNCESTON	41 ELPHIN RD		201272_1	House	All of Title	NA. Awaiting reassessment
251	N/A	LAUNCESTON	43 ELPHIN RD		59165_2	Conjoined House	All of Title	NA. Awaiting reassessment
186	N/A	EAST LAUNCESTON	13 BIFRONS CT		248921_1	Broadland School House	All of Title	NA. Awaiting reassessment
463	N/A	EAST LAUNCESTON	8-14 LYTTLETON ST		199205_2	Broadland School House	All of Title	NA. Awaiting reassessment
766	N/A	EAST LAUNCESTON	8-14 LYTTLETON ST		103204_1	Broadland School House	All of Title	NA. Awaiting reassessment
494	N/A	LAUNCESTON	45 ELPHIN RD	ROSLYN	59165_1	Conjoined House	All of Title	NA. Awaiting reassessment
178	N/A	LAUNCESTON	47-49 ELPHIN RD	ELPHIN GARDENS	109479_1	Apartments	All of Title	NA. Awaiting reassessment
303	N/A	INVERMAY	13 ESK ST		91659_4	House	All of Title	NA. Awaiting reassessment

1363	N/A	INVERMAY	15 ESK ST		50343_5	House	All of Title	NA. Awaiting reassessment
1434	N/A	INVERMAY	17-19 ESK ST		50343_6	House	All of Title	NA. Awaiting reassessment
748	N/A	LAUNCESTON	77 ESPLANADE		139996_1	Monds and Affleck Mill	All of Title	NA. Awaiting reassessment
1432	N/A	INVERMAY	23 ESK ST		63437_3	House	All of Title	NA. Awaiting reassessment
1401	N/A	INVERMAY	27-29 ESK ST		217267_1	House	All of Title	NA. Awaiting reassessment
1447	N/A	INVERMAY	27-29 ESK ST		50746_1	House	All of Title	NA. Awaiting reassessment
341	N/A	INVERMAY	3 ESK ST		60897_2	House	All of Title	NA. Awaiting reassessment
304	N/A	INVERMAY	5 ESK ST		60897_1	Cottage	All of Title	NA. Awaiting reassessment
340	N/A	INVERMAY	7 ESK ST		224510_1	House	All of Title	NA. Awaiting reassessment
339	N/A	INVERMAY	9 ESK ST		222394_1	House	All of Title	NA. Awaiting reassessment
392	N/A	LAUNCESTON	77 ESPLANADE		114457_1	Monds and Affleck Mill	All of Title	NA. Awaiting reassessment
428	N/A	LAUNCESTON	77 ESPLANADE		114458_1	Monds and Affleck Mill	All of Title	NA. Awaiting reassessment
670	N/A	LAUNCESTON	77 ESPLANADE		231289_1	Monds and Affleck Mill	All of Title	NA. Awaiting reassessment
874	N/A	LAUNCESTON	77 ESPLANADE		114522_1	Monds and Affleck Mill	All of Title	NA. Awaiting reassessment
922	N/A	LAUNCESTON	77 ESPLANADE		201664_1	Monds and Affleck Mill	All of Title	NA. Awaiting reassessment
1235	N/A	LAUNCESTON	92 ESPLANADE		_0	ESPLANADE	All of Title	NA. Awaiting reassessment
396	N/A	INVERMAY	18 FORSTER ST		59817_2	Terrace Houses - Federation	All of Title	NA. Awaiting reassessment
1468	N/A	INVERMAY	10 FRANK ST		214764_1	House	All of Title	NA. Awaiting reassessment

1484	N/A	INVERMAY	18 FRANK ST		147513_2	House	All of Title	NA. Awaiting reassessment
1404	N/A	INVERMAY	2 FRANK ST		22162_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1387	N/A	INVERMAY	20 FRANK ST		22963_1	House	All of Title	NA. Awaiting reassessment
1438	N/A	INVERMAY	8 FRANK ST		228400_1	House	All of Title	NA. Awaiting reassessment
533	N/A	LAUNCESTON	31 FRANKLAND ST		40956_1	Cottage	All of Title	NA. Awaiting reassessment
462	N/A	LAUNCESTON	33-33A FRANKLAND ST		39314_1	Conjoined Townhouse	All of Title	NA. Awaiting reassessment
530	N/A	LAUNCESTON	37 FRANKLAND ST		39314_2	Conjoined Townhouse	All of Title	NA. Awaiting reassessment
849	N/A	LAUNCESTON	52 FRANKLAND ST		_0	Nurses' Home	All of Title	NA. Awaiting reassessment
1172	N/A	LAUNCESTON	52 FRANKLAND ST		118827_1	Nurses' Home	All of Title	NA. Awaiting reassessment
781	N/A	LAUNCESTON	68 FRANKLAND ST		230551_1	Cottage	All of Title	NA. Awaiting reassessment
1351	N/A	LAUNCESTON	1-5 FREDERICK ST		131239_1	St Vincent's Hospital	All of Title	NA. Awaiting reassessment
1420	N/A	LAUNCESTON	37 FREDERICK ST		102745_2	Warehouse, New Glass Pty Ltd - Federation	All of Title	NA. Awaiting reassessment
182	N/A	LAUNCESTON	75 FREDERICK ST		12992_1	House	All of Title	NA. Awaiting reassessment
1084	N/A	LAUNCESTON	159 GEORGE ST		38215_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
666	N/A	LAUNCESTON	169 GEORGE ST		24406_2	Cottage	All of Title	NA. Awaiting reassessment

1105	N/A	LAUNCESTON	171 GEORGE ST		127419_2	Cottage	All of Title	NA. Awaiting reassessment
923	N/A	LAUNCESTON	17-25 GEORGE ST	LLOYDS HOTEL	198252_1	Lloyds Hotel - Modernist Extension	Refer to Datasheet: Ind-George St 17-25	Refer to Datasheet: Ind-George St 17-25
566	N/A	LAUNCESTON	175 GEORGE ST		63837_2	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1577	N/A	LAUNCESTON	179 GEORGE ST		172819_2	House	All of Title	NA. Awaiting reassessment
34	N/A	LAUNCESTON	183 GEORGE ST		56374_0	House	All of Title	NA. Awaiting reassessment
1046	N/A	LAUNCESTON	183 GEORGE ST		56374_4	House	All of Title	NA. Awaiting reassessment
548	N/A	LAUNCESTON	197 GEORGE ST		113257_1	Cottage	All of Title	NA. Awaiting reassessment
811	N/A	LAUNCESTON	199 GEORGE ST		44566_1	House	All of Title	NA. Awaiting reassessment
686	N/A	LAUNCESTON	202 GEORGE ST		69385_1	Formerly House	All of Title	NA. Awaiting reassessment
5	N/A	LAUNCESTON	204 GEORGE ST		126283_0	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
433	N/A	LAUNCESTON	204 GEORGE ST		126283_4	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
509	N/A	LAUNCESTON	204 GEORGE ST		126283_3	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
16	N/A	LAUNCESTON	47 GEORGE ST		127781_0	Commercial Building	Refer to Datasheet: Com-George St 47	Refer to Datasheet: Com-George St 47
207	N/A	LAUNCESTON	47 GEORGE ST		127781_4	Commercial Building	Refer to Datasheet: Com-George St 47	Refer to Datasheet: Com-George St 47

255	N/A	LAUNCESTON	47 GEORGE ST		127781_4	Commercial Building	Refer to Datasheet: Com-George St 47	Refer to Datasheet: Com-George St 47
222	N/A	LAUNCESTON	49-53 GEORGE ST		127781_3	Commercial Building	Refer to Datasheet: Com-George St 49-53	Refer to Datasheet: Com-George St 49-53
259	N/A	LAUNCESTON	81A GEORGE ST		15168_3	Commercial Building	Refer to Datasheet: Com-George St 81A	Refer to Datasheet: Com-George St 81A
239	N/A	LAUNCESTON	83 GEORGE ST		15168_2	Formerly part of Precinct	Refer to Datasheet: Com-George St 83	Refer to Datasheet: Com-George St 83
209	N/A	LAUNCESTON	85 GEORGE ST		15168_1	Formerly part of Precinct	Refer to Datasheet: Com-George St 85	Refer to Datasheet: Com-George St 85
1552	N/A	LAUNCESTON	91 GEORGE ST		247973_1	Lane associated with Kinross House - Georgian	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 4279
35	N/A	LAUNCESTON	173 GEORGE ST		134585_0	House	All of Title	NA. Awaiting reassessment
567	N/A	LAUNCESTON	UNIT 1 173 GEORGE ST		134585_1	House	All of Title	NA. Awaiting reassessment
832	N/A	LAUNCESTON	UNIT 2 173 GEORGE ST		134585_2	House	All of Title	NA. Awaiting reassessment
1158	N/A	NEWNHAM	128-132 GEORGE TOWN RD		142907_1	Newnham Uniting Church	All of Title	NA. Awaiting reassessment

275	N/A	NEWNHAM	44 GEORGE TOWN RD	THE CEDARS	19159_1	House 'The Cedars'	All of Title	NA. Awaiting reassessment
1367	N/A	INVERMAY	11 GLEADOW ST		60035_1	House	All of Title	NA. Awaiting reassessment
1579	N/A	INVERMAY	110 GLEADOW ST		113340_2	Industrial Complex (former Rapson Rubber Company)	All of Title	NA. Awaiting reassessment
1427	N/A	INVERMAY	13 GLEADOW ST		229414_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1395	N/A	INVERMAY	15-19 GLEADOW ST		60549_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1186	N/A	INVERMAY	21 GLEADOW ST		166258_2	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1454	N/A	INVERMAY	25 GLEADOW ST		166258_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1376	N/A	INVERMAY	29 GLEADOW ST		225068_1	House	All of Title	NA. Awaiting reassessment
1377	N/A	INVERMAY	31 GLEADOW ST		227091_1	House	All of Title	NA. Awaiting reassessment
1467	N/A	INVERMAY	5 GLEADOW ST		60035_3	House	All of Title	NA. Awaiting reassessment
1368	N/A	INVERMAY	7-9 GLEADOW ST		60035_2	Conjoined House	All of Title	NA. Awaiting reassessment
266	N/A	INVERMAY	98-100 GLEADOW ST		61499_3	Industrial Complex (former Rapson Rubber Company)	All of Title	NA. Awaiting reassessment
1385	N/A	INVERMAY	11 GOODWIN ST		231125_1	Cottage	All of Title	NA. Awaiting reassessment
1241	N/A	INVERMAY	12 GOODWIN ST		36972_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1370	N/A	INVERMAY	13 GOODWIN ST		218017_1	Cottage	All of Title	NA. Awaiting reassessment
1261	N/A	INVERMAY	14 GOODWIN ST		42023_1	Cottage	All of Title	NA. Awaiting reassessment
1439	N/A	INVERMAY	15 GOODWIN ST		32551_1	Cottage	All of Title	NA. Awaiting reassessment

1386	N/A	INVERMAY	17 GOODWIN ST		12306_2	House	All of Title	NA. Awaiting reassessment
1451	N/A	INVERMAY	17 GOODWIN ST		80050_2	House	All of Title	NA. Awaiting reassessment
1286	N/A	INVERMAY	18 GOODWIN ST		131325_1	Cottage	All of Title	NA. Awaiting reassessment
1462	N/A	INVERMAY	19 GOODWIN ST		147513_1	House	All of Title	NA. Awaiting reassessment
1318	N/A	INVERMAY	2 GOODWIN ST		136844_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1212	N/A	INVERMAY	20 GOODWIN ST		233733_1	Cottage	All of Title	NA. Awaiting reassessment
1365	N/A	INVERMAY	21 GOODWIN ST		240506_1	House	All of Title	NA. Awaiting reassessment
1364	N/A	INVERMAY	3 GOODWIN ST		135297_2	Conjoined House	All of Title	NA. Awaiting reassessment
1435	N/A	INVERMAY	3 GOODWIN ST		18161_1	Conjoined House	All of Title	NA. Awaiting reassessment
1307	N/A	INVERMAY	6 GOODWIN ST		121983_1	House	All of Title	NA. Awaiting reassessment
1369	N/A	INVERMAY	2-4 GRANT ST		122083_1	Cottage	All of Title	NA. Awaiting reassessment
1466	N/A	INVERMAY	3 GRANT ST		233856_1	Cottage	All of Title	NA. Awaiting reassessment
1614	N/A	SOUTH LAUNCESTON	12 HAMPDEN ST		220308_1	House	All of Title	NA. Awaiting reassessment
247	N/A	NEWSTEAD	102 HIGH ST		107546_1	Cottage - Georgian	All of Title	NA. Awaiting reassessment
55	N/A	EAST LAUNCESTON	18A HIGH ST		246404_2	Winmill Hill Parkland and part Launceston Aquatic	All of Title	NA. Awaiting reassessment
1593	N/A	EAST LAUNCESTON	21A HIGH ST		70486_10	Townhouse 'Beulah' - Georgian	All of Title	NA. Awaiting reassessment
1580	N/A	EAST LAUNCESTON	29 HIGH ST	HILLCREST	63699_1	Townhouse 'Hillcrest' - Federation	All of Title	NA. Awaiting reassessment
851	N/A	EAST LAUNCESTON	36 HIGH ST		221709_2	House	All of Title	NA. Awaiting reassessment

943	N/A	EAST LAUNCESTON	4 HIGH ST	ANNSBRAE	60120_3	'Annsbrae' - Italianate Victorian	All of Title	NA. Awaiting reassessment
60	N/A	EAST LAUNCESTON	47 HIGH ST		58390_0	House	All of Title	NA. Awaiting reassessment
989	N/A	EAST LAUNCESTON	47 HIGH ST		58390_4	House	All of Title	NA. Awaiting reassessment
953	N/A	EAST LAUNCESTON	49A HIGH ST		21377_5	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
517	N/A	EAST LAUNCESTON	49B HIGH ST		100314_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1045	N/A	WEST LAUNCESTON	6 HILLSIDE CR		226465_1	House 'Bryronya'	All of Title	NA. Awaiting reassessment
1492	N/A	INVERMAY	28 HOLBROOK ST		228910_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
248	N/A	INVERMAY	30-32 HOLBROOK ST	HOLY FAMILY ANGLICAN CHURCH	56574_3	Former church site	All of Title	NA. Awaiting reassessment
1692	N/A	INVERMAY	30-32 HOLBROOK ST		231413_2	Former church site	All of Title	NA. Awaiting reassessment
412	N/A	INVERMAY	34 HOLBROOK ST		56574_1	House	All of Title	NA. Awaiting reassessment
1414	N/A	INVERMAY	36 HOLBROOK ST		35910_1	House	All of Title	NA. Awaiting reassessment
1444	N/A	INVERMAY	38 HOLBROOK ST		205061_1	Cottage	All of Title	NA. Awaiting reassessment
1615	N/A	LAUNCESTON	5 INNES ST		247276_1	Cottage	Refer to Datasheet: Cim-Innes St 5	Refer to Datasheet: Cim-Innes St 5
1617	N/A	LAUNCESTON	7 INNES ST		81430_1	Conjoined residence	Refer to Datasheet: Cim-Innes St 7	Refer to Datasheet: Cim-Innes St 7
1616	N/A	LAUNCESTON	9 INNES ST		81430_2	Conjoined residence	Refer to Datasheet: Cim-Innes St 9	Refer to Datasheet: Cim-Innes St 9

641	N/A	INVERMAY	2 INVERMAY RD		169278_3	Inveresk Precinct (former Launceston Railyards site)	All of Title	NA. Awaiting reassessment
648	N/A	INVERMAY	2 INVERMAY RD		41309_1	Inveresk Precinct (former Launceston Railyards site)	All of Title	NA. Awaiting reassessment
731	N/A	INVERMAY	2 INVERMAY RD		174633_1	Inveresk Precinct (former Launceston Railyards site)	All of Title	NA. Awaiting reassessment
1201	N/A	INVERMAY	2 INVERMAY RD		41309_2	Inveresk Precinct (former Launceston Railyards site)	All of Title	NA. Awaiting reassessment
1570	N/A	INVERMAY	247-255 INVERMAY RD	ST FINN BARRS CATHOLIC SCHOOL	36354_1	St Finn Barrs School	All of Title	NA. Awaiting reassessment
1418	N/A	INVERMAY	39-41 INVERMAY RD		101746_1	Commercial Building 'Me Wah' Restaurant	All of Title	NA. Awaiting reassessment
575	N/A	INVERMAY	4 INVERMAY RD		156282_1	Inveresk Precinct (former Launceston Railyards site)	All of Title	NA. Awaiting reassessment
1479	N/A	INVERMAY	43-45 INVERMAY RD	PARK HOTEL	101685_1	Park Hotel - Art Deco (former Railway Inn)	All of Title	NA. Awaiting reassessment
845	N/A	INVERMAY	6 INVERMAY RD		245339_1	Inveresk Precinct (former Launceston Railyards site)	All of Title	NA. Awaiting reassessment
1493	N/A	INVERMAY	61 INVERMAY RD		91505_1	Commercial Building	All of Title	NA. Awaiting reassessment
1375	N/A	INVERMAY	63-65A INVERMAY RD		46137_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1476	N/A	INVERMAY	63-65A INVERMAY RD		46137_2	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1374	N/A	INVERMAY	67-71 INVERMAY RD	BIZZY-BEE	100480_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1458	N/A	INVERMAY	73 INVERMAY RD		100082_1	Commercial Building	All of Title	NA. Awaiting reassessment
1436	N/A	INVERMAY	75-77 INVERMAY RD		197636_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment

1409	N/A	INVERMAY	79 INVERMAY RD		20687_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
1378	N/A	INVERMAY	83-87 INVERMAY RD		214558_1	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
597	N/A	LAUNCESTON	12 KING ST		27775_1	House	All of Title	NA. Awaiting reassessment
417	N/A	LAUNCESTON	2 KING ST		13944_1	House	All of Title	NA. Awaiting reassessment
1696	N/A	TREVALLYN	19-21 Kootara		63874/67	House and land	All of Title	NA. Awaiting reassessment
1696.1	N/A	TREVALLYN	19-21 Kootara		63874/68	House and land	All of Title	NA. Awaiting reassessment
1500	N/A	LALLA	247 LALLA RD	WAG WALKER RHODODENDRON RES	198595_1	WAG Walker Rhododendron Reserve	All of Title	NA. Awaiting reassessment
1613	N/A	LAUNCESTON	20 LAW ST		_	Conjoined House	All of Title	NA. Awaiting reassessment
426	N/A	LAUNCESTON	14 LAW ST		28941_1	Conjoined House	All of Title	NA. Awaiting reassessment
945	N/A	LAUNCESTON	22 LAW ST		143564_1	Conjoined House	All of Title	NA. Awaiting reassessment
336	N/A	LAUNCESTON	25 LAWRENCE ST		25982_22	House	Refer to Datasheet: Cim-Lawrence St 25	Refer to Datasheet: Cim-Lawrence St 25
377	N/A	LAUNCESTON	27 LAWRENCE ST		25982_34	House	Refer to Datasheet: Cim-Lawrence St 27	Refer to Datasheet: Cim-Lawrence St 27
305	N/A	INVERMAY	10 LINDSAY ST		104362_1	House	All of Title	NA. Awaiting reassessment
1450	N/A	INVERMAY	14-16 LINDSAY ST		130167_1	House (AKA 1 Esk Street)	All of Title	NA. Awaiting reassessment
1275	N/A	INVERMAY	18 LINDSAY ST		41153_1	House	All of Title	NA. Awaiting reassessment

1366	N/A	INVERMAY	22 LINDSAY ST		134226_2	House	All of Title	NA. Awaiting reassessment
112	N/A	NEWNHAM	1-3 MAIDEN PL		146558_2	land associated with 'Tamarleigh' (Refer: 19 Mount Stuart Drive)	All of Title	NA. Awaiting reassessment
1043	N/A	NEWNHAM	5 MAIDEN PL		163210_2	land associated with 'Tamarleigh' (Refer: 19 Mount Stuart Drive)	All of Title	NA. Awaiting reassessment
1029	N/A	LILYDALE	1963 MAIN RD		152721_2	Bardenhagens' Store	All of Title	NA. Awaiting reassessment
925	N/A	LAUNCESTON	15 MAITLAND ST		100418_2	House - Gothic Revival	All of Title	NA. Awaiting reassessment
1095	N/A	LAUNCESTON	101 MARGARET ST		223272_5	House	All of Title	NA. Awaiting reassessment
872	N/A	LAUNCESTON	102 MARGARET ST		48_4018	Formerly part of Precinct	All of Title	NA. Awaiting reassessment
537	N/A	LAUNCESTON	107 MARGARET ST		49690_1	Cottage - Old Colonial Georgian	All of Title	NA. Awaiting reassessment
245	N/A	LAUNCESTON	111 MARGARET ST		152360_1	Cottage - Victorian Georgian	All of Title	NA. Awaiting reassessment
899	N/A	LAUNCESTON	32 MARGARET ST		104368_1	House	All of Title	NA. Awaiting reassessment
1002	N/A	LAUNCESTON	34 MARGARET ST		96379_24	House	All of Title	NA. Awaiting reassessment
671	N/A	LAUNCESTON	189-225 YORK ST	SACRED HEART	83622_1	Sacred Heart School	All of Title	NA. Awaiting reassessment
319	N/A	LAUNCESTON	68 MARGARET ST		23193_68	House	All of Title	NA. Awaiting reassessment
214	N/A	LAUNCESTON	70 MARGARET ST		59329_1	House	All of Title	NA. Awaiting reassessment
241	N/A	LAUNCESTON	70 MARGARET ST		59329_1	House	All of Title	NA. Awaiting reassessment
143	N/A	LAUNCESTON	86 MARGARET ST		204352_1	Cottage - Georgian	All of Title	NA. Awaiting reassessment
826	N/A	LAUNCESTON	95 MARGARET ST		220874_1	Cottage	All of Title	NA. Awaiting reassessment

839	N/A	LAUNCESTON	97 MARGARET ST		220655_1	Cottage	All of Title	NA. Awaiting reassessment
1093	N/A	LAUNCESTON	99 MARGARET ST		231490_5	Cottage	All of Title	NA. Awaiting reassessment
892	N/A	INVERMAY	35-43 MAYNE ST	INVERMAY PRIMARY SCHOOL	151660_1	Invermay State School	All of Title	NA. Awaiting reassessment
901	N/A	LAUNCESTON	10 MIDDLE ST		45567_1	House	All of Title	NA. Awaiting reassessment
882	N/A	LAUNCESTON	12 MIDDLE ST		114317_1	House	All of Title	NA. Awaiting reassessment
876	N/A	LAUNCESTON	2-4 MIDDLE ST		197621_1	House	All of Title	NA. Awaiting reassessment
881	N/A	LAUNCESTON	6 MIDDLE ST		28416_6	House	All of Title	NA. Awaiting reassessment
921	N/A	LAUNCESTON	8 MIDDLE ST		218722_1	House	All of Title	NA. Awaiting reassessment
900	N/A	LAUNCESTON	8A MIDDLE ST		202407_1	House	All of Title	NA. Awaiting reassessment
744	N/A	NUNAMARA	.	MT BARROW STATE RESERVE	_0	Mount Barrow State Reserve	All of Title	NA. Awaiting reassessment
49	N/A	NUNAMARA	491 MOUNT BARROW RD		_0	Mount Barrow Falls State Reserve and Mount Barrow State Reserve	All of Title	NA. Awaiting reassessment
212	N/A	WEST LAUNCESTON	7 NEIKA AV		12625_45	House 'Myrora' - Federation	All of Title	NA. Awaiting reassessment
252	N/A	SOUTH LAUNCESTON	13 NORTH ST		53290_1	Cottage	All of Title	NA. Awaiting reassessment
244	N/A	SOUTH LAUNCESTON	15 NORTH ST		35543_1	Cottage	All of Title	NA. Awaiting reassessment
879	N/A	SOUTH LAUNCESTON	16 NORTH ST		22567_1	Cottage	All of Title	NA. Awaiting reassessment
169	N/A	SOUTH LAUNCESTON	7 NORTH ST		231859_1	Cottage	All of Title	NA. Awaiting reassessment
852	N/A	BANGOR	5 PALING TRK		103525_2	Property associated with Anglican All	All of Title	NA. Awaiting reassessment

						Saints Church Cemetery		
100	N/A	BANGOR	7 PALING TRK	BANGOR CEMETERY	103525_1	Anglican All Saints Church Cemetery ?	All of Title	NA. Awaiting reassessment
1519	N/A	LAUNCESTON	145-151 PATERSON ST	PENNY ROYAL WORLD	240112_1	Penny Royal Motel (formerly Barton Mill)	All of Title	NA. Awaiting reassessment
1551	N/A	LAUNCESTON	145-151 PATERSON ST	PENNY ROYAL WORLD	243810_1	Penny Royal Motel (formerly Barton Mill)	All of Title	NA. Awaiting reassessment
1558	N/A	LAUNCESTON	145-151 PATERSON ST	PENNY ROYAL WORLD	35759_1	Penny Royal Motel (formerly Barton Mill)	All of Title	NA. Awaiting reassessment
735	N/A	LAUNCESTON	34-36 PATERSON ST	PILGRIM UNITING CHURCH	134290_1	Land associated with the former Methodist Church	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 4486
663	N/A	LAUNCESTON	78 PATERSON ST	ROYAL PARK	138979_10	Royal Park South, Military Sites and Monuments	All of Title	NA. Awaiting reassessment
136	N/A	PUNCHBOWL	102-134 PUNCHBOWL RD	PUNCHBOWL RESERVE	149996_1	Punchbowl Reserve	All of Title	NA. Awaiting reassessment
222	N/A	PUNCHBOWL	102-134 PUNCHBOWL RD	PUNCHBOWL RESERVE	37866_17	Punchbowl Reserve	All of Title	NA. Awaiting reassessment
228	N/A	PUNCHBOWL	102-134 PUNCHBOWL RD	PUNCHBOWL RESERVE	149995_1	Punchbowl Reserve	All of Title	NA. Awaiting reassessment
105	N/A	LAUNCESTON	18 QUADRANT MALL		49786_1	Commercial Building - former Precinct only	Refer to Datasheet: Com-Quadrant 18	Refer to Datasheet: Com-Quadrant 18
1228	N/A	LAUNCESTON	7 QUADRANT MALL		167191_1	Part of larger property - now strata titled	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 4504
1623	N/A	LAUNCESTON	20 RACECOURSE CR		91632_1	Detached residence	Refer to Datasheet: Cim-	Refer to Datasheet: Cim-Racecourse 20

							Racecourse 20	
116	N/A	INVERMAY	10 RUSSELL ST		154767_0	Cottage	All of Title	NA. Awaiting reassessment
1426	N/A	INVERMAY	10 RUSSELL ST		154767_2	Cottage	All of Title	NA. Awaiting reassessment
262	N/A	INVERMAY	11 RUSSELL ST		82371_1	House	All of Title	NA. Awaiting reassessment
1379	N/A	INVERMAY	13-15 RUSSELL ST		237111_1	Shed - former Precinct only	All of Title	NA. Awaiting reassessment
527	N/A	INVERMAY	17-31 RUSSELL ST		5272_3	Park - former Precinct only	All of Title	NA. Awaiting reassessment
1422	N/A	INVERMAY	26 RUSSELL ST		56573_8	House	All of Title	NA. Awaiting reassessment
1496	N/A	INVERMAY	3 RUSSELL ST		121969_1	Cottage - semi-detached	All of Title	NA. Awaiting reassessment
1389	N/A	INVERMAY	4 RUSSELL ST		33426_1	House	All of Title	NA. Awaiting reassessment
1382	N/A	INVERMAY	5 RUSSELL ST		126505_1	House	All of Title	NA. Awaiting reassessment
1495	N/A	INVERMAY	6 RUSSELL ST		232405_1	House	All of Title	NA. Awaiting reassessment
1453	N/A	INVERMAY	7 RUSSELL ST		202405_1	Cottage	All of Title	NA. Awaiting reassessment
1333	N/A	INVERMAY	8 RUSSELL ST		101864_2	Cottage	All of Title	NA. Awaiting reassessment
455	N/A	INVERMAY	9 RUSSELL ST		82371_2	House	All of Title	NA. Awaiting reassessment
1428	N/A	TREVALLYN	25 SOUTH ESK RD	CATARACT GORGE RESERVE (CLIFFGROUNDS)	167409_1	Path associated with the Cataract Gorge Reserve	All of Title	NA. Awaiting reassessment
1826	N/A	LAUNCESTON	92 ST JOHN ST		249495_1	Commercial Building (former CMS)	Refer to Datasheet: Com-St John St 92	Refer to Datasheet: Com-St John St 92
1062	N/A	LAUNCESTON	103 ST JOHN ST		117154_1	Commercial Building	Refer to Datasheet:	Refer to Datasheet: Com-St John St 103

							Com-St John St 103	
540	N/A	LAUNCESTON	119 ST JOHN ST	METZ CAFE BAR	125735_1	Commercial Building (former St George Hotel)	Refer to Datasheet: Com-St John St 119	Refer to Datasheet: Com-St John St 119
675	N/A	LAUNCESTON	179A ST JOHN ST		146111_1	Housing - former Precinct only - House not visible from street	All of Title	NA. Awaiting reassessment
574	N/A	LAUNCESTON	183A ST JOHN ST		119342_1	Apartments - former Precinct only - not clearly visible from street, but visible from surrounding	All of Title	NA. Awaiting reassessment
476	N/A	LAUNCESTON	184 ST JOHN ST		112125_2	House	All of Title	NA. Awaiting reassessment
723	N/A	LAUNCESTON	187A ST JOHN ST		198990_1	Conjoined House - Federation	All of Title	NA. Awaiting reassessment
588	N/A	LAUNCESTON	190 ST JOHN ST		226595_1	House	All of Title	NA. Awaiting reassessment
311	N/A	LAUNCESTON	192 ST JOHN ST		208877_1	House	All of Title	NA. Awaiting reassessment
582	N/A	LAUNCESTON	199 ST JOHN ST		113813_1	House	All of Title	NA. Awaiting reassessment
647	N/A	LAUNCESTON	203 ST JOHN ST		226119_1	House	All of Title	NA. Awaiting reassessment
622	N/A	LAUNCESTON	207 ST JOHN ST		9743_1	House	All of Title	NA. Awaiting reassessment
487	N/A	LAUNCESTON	219 ST JOHN ST		19336_1	Formerly part of precinct	All of Title	NA. Awaiting reassessment
344	N/A	ST LEONARDS	315-317 ST LEONARDS RD	ST PETERS ANGLICAN CHURCH	233022_1	St Peter's Anglican Church & Cemetery	All of Title	NA. Awaiting reassessment
410	N/A	ST LEONARDS	1/38 STATION RD	MOUNT ESK	146430_1	Mount Esk	All of Title	NA. Awaiting reassessment
1531	N/A	ST LEONARDS	23 STATION RD	KETTERINGHAM LODGE	20673_2	Ketteringham (title adjoining house)	All of Title	NA. Awaiting reassessment

619	N/A	ST LEONARDS	41 STATION RD		53559_7	Missionary College - 'Tolarno' - Late Victorian	All of Title	NA. Awaiting reassessment
532	N/A	WEST LAUNCESTON	9 STONE ST		199486_1	Crabtree' (title adjoining house)	All of Title	NA. Awaiting reassessment
486	N/A	SOUTH LAUNCESTON	100 TALBOT RD		123936_1	Cottage	All of Title	NA. Awaiting reassessment
1125	N/A	LAUNCESTON	100 TAMAR ST		249271_1	Townhouse (now office building)	All of Title	NA. Awaiting reassessment
883	N/A	LAUNCESTON	61-63 TAMAR ST	LAUNCESTON CLUB	108685_1	Launceston Club House, Garden and Trees (title adjoining Club House)	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 4643
1016	N/A	SOUTH LAUNCESTON	49-51 THISTLE (WEST) ST		142453_3	Patons and Baldwins Factory Buildings	All of Title	Awaiting reassessment. Refer to Datasheet for THR ID 11799
1197	N/A	NEWSTEAD	10A TREFFOS PL (also known as 57 PENQUITE RD)		175226_1	House - 'Norwood House'	All of Title	NA. Awaiting reassessment
1604	N/A	LAUNCESTON	7 TWINING ST		108360_2	Cottage	All of Title	NA. Awaiting reassessment
1153	N/A	LAUNCESTON	101 WELLINGTON ST		109573_1	Commercial Retail	All of Title	NA. Awaiting reassessment
157	N/A	LAUNCESTON	116-134 WELLINGTON ST	COLES WELLINGTON STREET	91317_1	Commercial - Corner building	All of Title	NA. Awaiting reassessment
190	N/A	LAUNCESTON	116-134 WELLINGTON ST	COLES WELLINGTON STREET	116710_1	Commercial - former Precinct only	All of Title	NA. Awaiting reassessment
1694	N/A	LAUNCESTON	116-134 WELLINGTON ST	COLES WELLINGTON STREET	69210_1	Commercial - former Precinct only	All of Title	NA. Awaiting reassessment
1693	N/A	LAUNCESTON	116-134 WELLINGTON ST	COLES WELLINGTON STREET	69210_2	Commercial - former Precinct only	All of Title	NA. Awaiting reassessment

664	N/A	LAUNCESTON	136 WELLINGTON ST		37657_1	Commercial Retail Building	All of Title	NA. Awaiting reassessment
98	N/A	LAUNCESTON	149-175 WELLINGTON ST		135606_0	Dunorlan Terrace	All of Title	NA. Awaiting reassessment
45	N/A	SOUTH LAUNCESTON	253 WELLINGTON ST		133842_0	Commercial Retail Building	All of Title	NA. Awaiting reassessment
1164	N/A	LAUNCESTON	95-97 WELLINGTON ST		196959_1	Commercial Building	All of Title	NA. Awaiting reassessment
74	N/A	LAUNCESTON	1 WELMAN ST		30372_2	My Street title to rear of Townhouse	All of Title	NA. Awaiting reassessment
75	N/A	LAUNCESTON	11 WELMAN ST		124217_2	My Street title to rear of Townhouse	All of Title	NA. Awaiting reassessment
76	N/A	LAUNCESTON	13 WELMAN ST		45749_2	My Street title to rear of Townhouse	All of Title	NA. Awaiting reassessment
786	N/A	LAUNCESTON	18 WELMAN ST		149967_1	House	All of Title	NA. Awaiting reassessment
69	N/A	LAUNCESTON	3 WELMAN ST		43497_2	My Street title to rear of Townhouse	All of Title	NA. Awaiting reassessment
68	N/A	LAUNCESTON	5 WELMAN ST		100075_2	My Street title to rear of House	All of Title	NA. Awaiting reassessment
87	N/A	LAUNCESTON	9 WELMAN ST		25359_2	My Street title to rear of Conjoined Townhouse	All of Title	NA. Awaiting reassessment
166	N/A	SOUTH LAUNCESTON	22 WEST ST		63616_1	Cottage	All of Title	NA. Awaiting reassessment
952	N/A	SOUTH LAUNCESTON	4 WEST ST		206968_1	Cottage	All of Title	NA. Awaiting reassessment
347	N/A	LAUNCESTON	10 WILLIS ST		156397_1201	0	All of Title	NA. Awaiting reassessment
1068	N/A	SWAN BAY	9 WOODLAWN RD	NATIVE POINT NATURE RES	7615_1	Native Point Nature Reserve	All of Title	NA. Awaiting reassessment
1148	N/A	LAUNCESTON	10 YORK ST	COACH HOUSE MOTOR INN	122791_1	Motel (formerly house)	All of Title	NA. Awaiting reassessment
1251	N/A	LAUNCESTON	10 YORK ST	COACH HOUSE MOTOR INN	122791_2	Formerly part of Precinct	All of Title	NA. Awaiting reassessment

822	N/A	LAUNCESTON	14 YORK ST		121311_1	House	All of Title	NA. Awaiting reassessment
1393	N/A	LAUNCESTON	15 YORK ST		69295_1	Title adjoining house	All of Title	NA. Awaiting reassessment
1565	N/A	LAUNCESTON	192 YORK ST		142531_4	Commercial Building	Refer to Datasheet: Com-York St 192	Refer to Datasheet: Com-York St 192
1119	N/A	LAUNCESTON	196 YORK ST		168696_2	Commercial Building	Refer to Datasheet: Com-York St 196	Refer to Datasheet: Com-York St 196
1032	N/A	LAUNCESTON	198-200 YORK ST		168696_1	Commercial Building	Refer to Datasheet: Com-York St 198-200	Refer to Datasheet: Com-York St 198-200
859	N/A	LAUNCESTON	22 YORK ST		229161_1	House and gardens	All of Title	NA. Awaiting reassessment
918	N/A	LAUNCESTON	22 YORK ST		61000_1	Gardens	All of Title	NA. Awaiting reassessment
971	N/A	LAUNCESTON	270-280 YORK ST	OLD BAKERY INN	50235_2	Coach house to rear of former Jubille Bakery	All of Title	NA. Awaiting reassessment
1020	N/A	LAUNCESTON	270-280 YORK ST	OLD BAKERY INN	50235_3	Former Jubille Bakery	All of Title	NA. Awaiting reassessment
1070	N/A	LAUNCESTON	270-280 YORK ST	OLD BAKERY INN	101069_1	Title adjoining terraces	All of Title	NA. Awaiting reassessment
1516	N/A	LAUNCESTON	49 YORK ST		150060_2	Title adjoining significant house	All of Title	Directly adjoining significant house. Refer THR Datasheet 4721
62	N/A	LAUNCESTON	50 YORK ST		153342_0	Motel - Former Precinct only	All of Title	NA. Awaiting reassessment
927	N/A	LAUNCESTON	62 YORK ST	RURAL YOUTH CLUB	121226_1	House	All of Title	NA. Awaiting reassessment
64	N/A	LAUNCESTON	68 YORK ST		164764_0	House	All of Title	NA. Awaiting reassessment

950	N/A	LAUNCESTON	68 YORK ST		164764_1	House	All of Title	NA. Awaiting reassessment
1056	N/A	LAUNCESTON	68 YORK ST	ASHCROFT RESIDENTIAL APARTMENTS	164764_2	House	All of Title	NA. Awaiting reassessment
1109	N/A	LAUNCESTON	68 YORK ST	ASHCROFT RESIDENTIAL APARTMENTS	164764_2	House	All of Title	NA. Awaiting reassessment
1633	N/A	LAUNCESTON	15 LAWRENCE ST		122067_1	Detached residence	Refer to Datasheet: Cim-Lawrence St 15	Refer to Datasheet: Cim-Lawrence St 15
1635	N/A	LAUNCESTON	UNIT 1 11-13 LAWRENCE ST		163038_1	Residential terrace	Refer to Datasheet: Cim-Lawrence St 1.11-13	Refer to Datasheet: Cim-Lawrence St 1.11-13
1636	N/A	LAUNCESTON	UNIT 2 11-13 LAWRENCE ST		163038_2	Residential terrace	Refer to Datasheet: Cim-Lawrence St 2.11-13	Refer to Datasheet: Cim-Lawrence St 2.11-13
1637	N/A	LAUNCESTON	29 LAWRENCE ST		25982_33	Conjoined residence	Refer to Datasheet: Cim-Lawrence St 29	Refer to Datasheet: Cim-Lawrence St 29
1638	N/A	LAUNCESTON	37 LAWRENCE ST		25982_19	Detached residence	Refer to Datasheet: Cim-Lawrence St 37	Refer to Datasheet: Cim-Lawrence St 37

1746	N/A	LAUNCESTON	10 RACECOURSE CR		214866_1	Conjoined Cottage	Refer to Datasheet: Cim- Racecourse 10	Refer to Datasheet: Cim-Racecourse 10
1755	N/A	LAUNCESTON	8 RACECOURSE CR		91125_2	Conjoined Cottage	Refer to Datasheet: Cim- Racecourse 8	Refer to Datasheet: Cim-Racecourse 8
1859	N/A	LAUNCESTON	ST GEORGES SQ		176422_1	Brick fence associated with property now known as Torkington	Refer to Datasheet: High-St Georges Sq 14-16	Refer to Datasheet: High-St Georges Sq 14-16
1859	N/A	LAUNCESTON	ST GEORGES SQ		176422_3	Brick fence associated with property now known as Torkington	Refer to Datasheet: High-St Georges Sq 14-16	Refer to Datasheet: High-St Georges Sq 14-16
1860	N/A	LAUNCESTON	ST GEORGES SQ		139647_1	Brick fence associated with property now known as Torkington	Refer to Datasheet: High-St Georges Sq 18	Refer to Datasheet: High-St Georges Sq 18
1861	N/A	LAUNCESTON	ST GEORGES SQ		139647_2	Brick fence associated with property now known as Torkington	Refer to Datasheet: High-St Georges Sq 20	Refer to Datasheet: High-St Georges Sq 20
1799	N/A	LAUNCESTON	104 GEORGE ST		198203_1		Refer to Datasheet:	Refer to Datasheet: Com-George St 104

							Com-George St 104	
1772	N/A	LAUNCESTON	105 YORK ST		134032_1		Refer to Datasheet: Com-York St 105	Refer to Datasheet: Com-York St 105
1816	N/A	LAUNCESTON	106 GEORGE ST		129780_1		Refer to Datasheet: Com-George St 106	Refer to Datasheet: Com-George St 106
1790	N/A	LAUNCESTON	107 GEORGE ST		112669_2		Refer to Datasheet: Com-George St 107	Refer to Datasheet: Com-George St 107
1796	N/A	LAUNCESTON	108-110 GEORGE ST		129780_2		Refer to Datasheet: Com-George St 108-110	Refer to Datasheet: Com-George St 108-110
1754	N/A	LAUNCESTON	108-116 BRISBANE ST		115270_1		Refer to Datasheet: Com-Brisbane St 108-116	Refer to Datasheet: Com-Brisbane St 108-116
1791	N/A	LAUNCESTON	109 GEORGE ST	COCOON LIVING	138148_1		Refer to Datasheet: Com-George St 109	Refer to Datasheet: Com-George St 109
1792	N/A	LAUNCESTON	111 GEORGE ST		52195_1		Refer to Datasheet: Com-George St 111	Refer to Datasheet: Com-George St 111

1814	N/A	LAUNCESTON	112-114 GEORGE ST		49275_1		Refer to Datasheet: Com- George St 112-114	Refer to Datasheet: Com-George St 112- 114
1793	N/A	LAUNCESTON	113 GEORGE ST		35190_4		Refer to Datasheet: Com- George St 113	Refer to Datasheet: Com-George St 113
1794	N/A	LAUNCESTON	115 GEORGE ST		42016_1		Refer to Datasheet: Com- George St 115	Refer to Datasheet: Com-George St 115
1738	N/A	LAUNCESTON	119 CIMITIERE ST		36328_3		Refer to Datasheet: Com- Cimiteire St 119	Refer to Datasheet: Com-Cimiteire St 119
1761	N/A	LAUNCESTON	123 YORK ST		109677_1		Refer to Datasheet: Com-York St 116	Refer to Datasheet: Com-York St 116
1815	N/A	LAUNCESTON	124 GEORGE ST	O'KEEFES HOTEL	52165_1		Refer to Datasheet: Com- George St 124	Refer to Datasheet: Com-George St 124
1788	N/A	LAUNCESTON	130 CIMITIERE ST		40068_1		Refer to Datasheet: Ind- Cimiteire St 130	Refer to Datasheet: Ind-Cimiteire St 130
1753	N/A	LAUNCESTON	136-138 GEORGE ST		20666_1		Refer to Datasheet: Com-	Refer to Datasheet: Com-George St 136- 138

							George St 136-138	
1739	N/A	LAUNCESTON	14 BRISBANE ST	ROYAL OAK HOTEL	53673_1		Refer to Datasheet: Com- Brisbane St 14	Refer to Datasheet: Com-Brisbane St 14
1752	N/A	LAUNCESTON	140 GEORGE ST		124325_1		Refer to Datasheet: Com- George St 140	Refer to Datasheet: Com-George St 140
1735	N/A	LAUNCESTON	143 GEORGE ST		112170_1		Refer to Datasheet: Com- George St 143	Refer to Datasheet: Com-George St 143
1743	N/A	LAUNCESTON	143 GEORGE ST		112170_1		Refer to Datasheet: Com- George St 143	Refer to Datasheet: Com-George St 143
1849	N/A	LAUNCESTON	145 GEORGE ST		112170_2		Refer to Datasheet: Com- George St 145	Refer to Datasheet: Com-George St 145
1850	N/A	LAUNCESTON	145 GEORGE ST		112170_2		Refer to Datasheet: Com- George St 145	Refer to Datasheet: Com-George St 145
1777	N/A	LAUNCESTON	148 GEORGE ST		170979_1		Refer to Datasheet: Com- George St 148	Refer to Datasheet: Com-George St 148

1780	N/A	LAUNCESTON	151-155 BRISBANE ST		56062_1		Refer to Datasheet: Com- Brisbane St 151-155	Refer to Datasheet: Com-Brisbane St 151-155
1771	N/A	LAUNCESTON	152 BRISBANE ST		73743_1		Refer to Datasheet: Com- George St 152	Refer to Datasheet: Com-George St 152
1808	N/A	LAUNCESTON	15-21 TAMAR ST		124937_2		Refer to Datasheet: Ind-Tamar St 15-21	Refer to Datasheet: Ind-Tamar St 15-21
1769	N/A	LAUNCESTON	152-154 ELIZABETH ST	CROWN HOTEL	51424_1		Refer to Datasheet: Com- Elizabeth St 152-154	Refer to Datasheet: Com-Elizabeth St 152-154
1809	N/A	LAUNCESTON	152-154 ELIZABETH ST	CROWN HOTEL	64059_3		Refer to Datasheet: Com- Elizabeth St 152-154	Refer to Datasheet: Com-Elizabeth St 152-154
1781	N/A	LAUNCESTON	157 BRISBANE ST		56062_2		Refer to Datasheet: Com- Brisbane St 157	Refer to Datasheet: Com-Brisbane St 157
1803	N/A	LAUNCESTON	160-162 CIMITIERE ST		28766_1		Refer to Datasheet: Ind- Cimitiere St 160-162	Refer to Datasheet: Ind-Cimitiere St 160-162
1805	N/A	LAUNCESTON	168 BRISBANE ST		42254_1		Refer to Datasheet: Com-	Refer to Datasheet: Com-Brisbane St 168

							Brisbane St 168	
1783	N/A	LAUNCESTON	18-20 KINGSWAY		89638_626		Refer to Datasheet: Com-Kingsway 18-20	Refer to Datasheet: Com-Kingsway 2
1782	N/A	LAUNCESTON	2 KINGSWAY		56062_3		Refer to Datasheet: Com-Kingsway 18-21	Refer to Datasheet: Com-Kingsway 18-21
1797	N/A	LAUNCESTON	20 ELIZABETH ST		131855_1		Refer to Datasheet: Com-ElizabethSt 20	Refer to Datasheet: Com-ElizabethSt 20
1740	N/A	LAUNCESTON	22 BRISBANE ST		42169_2		Refer to Datasheet: Com-Brisbane St 22	Refer to Datasheet: Com-Brisbane St 22
1342	N/A	LAUNCESTON	25 ST JOHN ST		20942_3		Refer to Datasheet: Com-St John St 25	Refer to Datasheet: Com-St John St 25
1802	N/A	LAUNCESTON	26 BRISBANE ST		13215_7		Refer to Datasheet: Com-Brisbane St 26	Refer to Datasheet: Com-Brisbane St 26
1745	N/A	LAUNCESTON	28 BRISBANE ST		63122_5		Refer to Datasheet: Com-Brisbane St 28	Refer to Datasheet: Com-Brisbane St 28

1773	N/A	LAUNCESTON	30-36 KINGSWAY		118501_1		Refer to Datasheet: Com- Kingsway 30-36	Refer to Datasheet: Com-Kingsway 30- 36
1784	N/A	LAUNCESTON	30-36 KINGSWAY		118174_1		Refer to Datasheet: Com- Kingsway 30-36	Refer to Datasheet: Com-Kingsway 30- 36
1810	N/A	LAUNCESTON	33 BATHURST ST	LAUNCESTON CITY BAND	115658_1		Refer to Datasheet: Com- Bathurst St 33	Refer to Datasheet: Com-Bathurst St 33
1762	N/A	LAUNCESTON	35 BRISBANE ST		150067_2		Refer to Datasheet: Com- Brisbane St 35	Refer to Datasheet: Com-Brisbane St 35
1731	N/A	LAUNCESTON	35-37 BRISBANE ST		150067_0		Refer to Datasheets: Com- Brisbane St 35 - Com- Brisbane St 37B	Refer to Datasheets: Com- Brisbane St 35 - Com-Brisbane St 37B
1734	N/A	LAUNCESTON	36 BRISBANE ST		91667_1		Refer to Datasheet: Com- Brisbane St 36	Refer to Datasheet: Com-Brisbane St 36
1854	N/A	LAUNCESTON	37B BRISBANE ST		150067_4		Refer to Datasheet: Com- Brisbane St 37B	Refer to Datasheet: Com-Brisbane St 37B

1855	N/A	LAUNCESTON	37A BRISBANE ST		150067_1		Refer to Datasheet: Com-Brisbane St 37A	Refer to Datasheet: Com-Brisbane St 37A
1856	N/A	LAUNCESTON	37 BRISBANE ST		150067_3		Refer to Datasheet: Com-Brisbane St 37	Refer to Datasheet: Com-Brisbane St 37
1737	N/A	LAUNCESTON	35 TAMAR ST		206574_1		Refer to Datasheet: Ind-Tamar St 35	Refer to Datasheet: Ind-Tamar St 35
1776	N/A	LAUNCESTON	37-39 TAMAR ST (includes property known as 41-41A)		206477_1		Refer to Datasheets: Ind-Tamar St 37-39 and Ind-Tamar St 37-39	Refer to Datasheets: Ind-Tamar St 37-39 and Ind-Tamar St 37-39
1736	N/A	LAUNCESTON	4 PATERSON ST		35505_1		Refer to Datasheet: Com-Paterson St 4	Refer to Datasheet: Com-Paterson St 4
1742	N/A	LAUNCESTON	48 BRISBANE ST		23968_2		Refer to Datasheet: Com-Brisbane St 48	Refer to Datasheet: Com-Brisbane St 48
1798	N/A	LAUNCESTON	59 YORK ST	LEGACY HOUSE	204509_1		Refer to Datasheet: Com-York St 59	Refer to Datasheet: Com-York St 59
1741	N/A	LAUNCESTON	59-61 PATERSON ST		63897_1		Refer to Datasheet: Com-	Refer to Datasheet: Com-Paterson St 59-61

							Paterson St 59-61	
1766	N/A	LAUNCESTON	62 TAMAR ST		13505_1		Refer to Datasheets: Com-Tamar St 62	Refer to Datasheets: Com- Tamar St 62
1767	N/A	LAUNCESTON	62A TAMAR ST		13505_2		Refer to Datasheets: Com-Tamar St 62A	Refer to Datasheets: Com- Tamar St 62A
1807	N/A	LAUNCESTON	64-66 TAMAR ST		233757_1		Refer to Datasheets: Com-Tamar St 64-66	Refer to Datasheets: Com- Tamar St 64-66
1768	N/A	LAUNCESTON	66A TAMAR ST		207926_1		Refer to Datasheets: Com-Tamar St 66A	Refer to Datasheets: Com- Tamar St 66A
1801	N/A	LAUNCESTON	68 TAMAR ST		31819_1		Refer to Datasheets: Com-Tamar St 68	Refer to Datasheets: Com- Tamar St 68
1804	N/A	LAUNCESTON	69 WILLIAM ST		52624_2		Refer to Datasheets: Ind-William St 69	Refer to Datasheets: Ind- William St 69
1770	N/A	LAUNCESTON	80A-88 CHARLES ST		244444_1		Refer to Datasheets: Com- Charles St 80-88A	Refer to Datasheets: Com- Charles St 80-88A
1775	N/A	LAUNCESTON	89-93 CIMITIERE ST		112123_1		Refer to Datasheets: Com- Cimitiere St 89-93	Refer to Datasheets: Com- Cimitiere St 89-93
1749	N/A	LAUNCESTON	99-101 CHARLES ST		102602_2		Refer to Datasheets:	Refer to Datasheets: Civ-

							Com-Charles St 80-88A	Charles St 99-101_99 and Civ-Charles St 99-101_101
1750	N/A	LAUNCESTON	99-101 CHARLES ST		149096_2		Refer to Datasheets: Com-Charles St 99-101	Refer to Datasheets: Com-Charles St 99-101_99
1756	N/A	LAUNCESTON	APARTMENT 103 16 PATERSON ST		162450_103		Refer to Datasheet: Com-Paterson St 16	Refer to Datasheet: Com-Paterson St 16
1760	N/A	LAUNCESTON	APARTMENT 203 16 PATERSON ST		162450_203		Refer to Datasheet: Com-Paterson St 16	Refer to Datasheet: Com-Paterson St 16
1759	N/A	LAUNCESTON	APARTMENT 303 16 PATERSON ST		162450_303		Refer to Datasheet: Com-Paterson St 16	Refer to Datasheet: Com-Paterson St 16
1758	N/A	LAUNCESTON	APARTMENT 504 16 PATERSON ST		162450_504		Refer to Datasheet: Com-Paterson St 16	Refer to Datasheet: Com-Paterson St 16
1730	N/A	LAUNCESTON	16 PATERSON ST - Common Lot		162450_0		Refer to Datasheet: Com-Paterson St 17	Refer to Datasheet: Com-Paterson St 17
1763	N/A	LAUNCESTON	UNIT 1 14 PATERSON ST		171947_1		Refer to Datasheet: Com-	Refer to Datasheet: Com-Paterson St 1.14

						Paterson St 1.14	
	N/A	LAUNCESTON	UNIT 1 GROUND FLOOR 105 GEORGE ST	150928_1		Refer to Datasheet: Com- George St 1.105	Refer to Datasheet: Com-George St 1.105
1764	N/A	LAUNCESTON	UNIT 2 14 PATERSON ST	171947_2		Refer to Datasheet: Com- Paterson St 2.14	Refer to Datasheet: Com-Paterson St 2.14
1789	N/A	LAUNCESTON	UNIT 2 LEVEL 1 105 GEORGE ST	150928_2		Refer to Datasheet: Com- George St 2.105	Refer to Datasheet: Com-George St 2.105
1786	N/A	LAUNCESTON	UNIT 5 14 PATERSON ST	171947_5		Refer to Datasheet: Com- Paterson St 5.14	Refer to Datasheet: Com-Paterson St 5.14
1748	N/A	LAUNCESTON	UNIT 7 127 CHARLES ST	OZ KNITS 131355_7		Refer to Datasheets: Com- Charles St 127	Refer to Datasheets: Com- Charles St 127
1828	N/A	LAUNCESTON	18 BRISBANE ST	129601_2		Refer to Datasheets: Com- Brisbane St 18	Refer to Datasheets: Com- Brisbane St 18
1829	N/A	LAUNCESTON	20 BRISBANE ST	129601_1		Refer to Datasheets: Com- Brisbane St 20	Refer to Datasheets: Com- Brisbane St 20

1839	N/A	LAUNCESTON	62 CHARLES ST		91903_3	City Commercial	Refer to Datasheets: Com-Charles St 62	Refer to Datasheets: Com-Charles St 62
1703	N/A	LAUNCESTON	71-79 YORK ST (also known as 77 York Street)		149897_1	City Commercial	Refer to Datasheets: Com-York St 71-79.1	Refer to Datasheets: Com-York St 71-79.1
1704	N/A	LAUNCESTON	71-79 YORK ST (also known as 79 York Street)		145937_1	City Commercial	Refer to Datasheets: Com-York St 71-79.2	Refer to Datasheets: Com-York St 71-79.2
1845	N/A	LAUNCESTON	UNIT 1 41 YORK ST		123620_1	Commercial building	Refer to Datasheets: Com-York St 1/41	Refer to Datasheets: Com-York St 1/41
1643	N/A	LAUNCESTON	148 BRISBANE ST LAUNCESTON TAS 7250		73743_2	Commercial terrace	Refer to Datasheet: Com-Brisbane St 148	Refer to Datasheet: Com-Brisbane St 148
1644	N/A	LAUNCESTON	22-28 KINGSWAY LAUNCESTON TAS 7250		211914_7	Commercial building	Refer to Datasheet: Com-Kingsway 22-28	Refer to Datasheet: Com-Kingsway 22-28
1646	N/A	LAUNCESTON	50 ELIZABETH ST LAUNCESTON TAS 7250		60999_2	Commercial residential terrace	Refer to Datasheet: Com-ElizabethSt 50	Refer to Datasheet: Com-ElizabethSt 50
1647	N/A	LAUNCESTON	52 ELIZABETH ST LAUNCESTON TAS 7250		60999_3	Commercial residential terrace	Refer to Datasheet: Com-ElizabethSt 52	Refer to Datasheet: Com-ElizabethSt 52

1640	N/A	LAUNCESTON	7-11 TAMAR ST LAUNCESTON TAS 7250		33711_2	Commercial building group	Refer to Datasheet: Ind-Tamar St 7-11	Refer to Datasheet: Ind-Tamar St 7-11
1641	N/A	LAUNCESTON	9-13 GEORGE ST LAUNCESTON TAS 7250		247686_1	Commercial stores/warehouse	Refer to Datasheet: Ind-George St 9-13	Refer to Datasheet: Ind-George St 9-13
1840	N/A	LAUNCESTON	6-8 PATERSON ST		157318_1		Refer to Datasheet: Com- Paterson St 6-8	Refer to Datasheet: Com-Paterson St 6- 8
1841	N/A	LAUNCESTON	72-72a TAMAR		31819_3		Refer to Datasheet: Com-Tamar St 72-72A	Refer to Datasheet: Com-Tamar St 72- 72A
1836	N/A	LAUNCESTON	63 YORK		121721_1		Refer to Datasheet: Com-York St 63	Refer to Datasheet: Com-York St 63
1837	N/A	LAUNCESTON	4 KINGSWAY		89638_4	Former Benevolent Society	Refer to Datasheet: Com- Kingsway 4	Refer to Datasheet: Com-Kingsway 4
1852	N/A	LAUNCESTON	139 GEORGE ST		59750_2		Refer to Datasheet: Com- George St 139	Refer to Datasheet: Com-George St 139
1853	N/A	LAUNCESTON	141 GEORGE ST		59750_1		Refer to Datasheet: Com- George St 141	Refer to Datasheet: Com-George St 141
292	11039	NEWSTEAD	146 ABBOTT ST	POLICE & CITIZENS YOUTH CLUB	208057_1	Alexander Patent Racket Company	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

						Factory and Launceston PCYC		
1600	3711	EAST LAUNCESTON	16 ADELAIDE ST		200953_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1053	3712	EAST LAUNCESTON	23 ADELAIDE ST		125222_1	Bennell Townhouse - Early Victorian Regency	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1066	3713	EAST LAUNCESTON	25 ADELAIDE ST		121527_1	Bennell Townhouse - Early Victorian Regency	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1079	3714	EAST LAUNCESTON	27 ADELAIDE ST		112667_1	Bennell Townhouse - Early Victorian Regency	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1091	3715	EAST LAUNCESTON	29 ADELAIDE ST		35187_1	Bennell Townhouse - Early Victorian Regency	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
667	3716	EAST LAUNCESTON	31 ADELAIDE ST		122602_1	Bennell Townhouse - Early Victorian Regency	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
362	3717	EAST LAUNCESTON	33 ADELAIDE ST		122602_2	Bennell Townhouse - Early Victorian Regency	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1587	3710	EAST LAUNCESTON	8-10 ADELAIDE ST	PONTEFIORE	72295_1	House 'Pontefiore' - Victorian Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1159	3719	NEWNHAM	210 ALANVALE RD		125301_1	House - 'Eastfield'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
815	3720	INVERMAY	16 ALBION ST	INVERLEIGH	62848_2	Victorian House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
196	3722	LAUNCESTON	14 ALICE PL		231254_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
195	3721	LAUNCESTON	9 ALICE PL	ALICE PLACE	60334_3	House 'Alice Place' - Early Victorian Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1225	3723	EAST LAUNCESTON	54 ANN ST	TORKINGTON	110111_1	House 'Torkington' - Victorian Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1408	3728	TREVALLYN	34 BAIN TCE		237623_1	St Oswalds Anglican Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
734	3746	LAUNCESTON	1 BALFOUR ST		220552_1	Portion of former Georgian church altered to Victorian by J.T. Gunn for Mr Robson 1901	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
733	3754	LAUNCESTON	10 BALFOUR ST		59683_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
695	3809	LAUNCESTON	100 BALFOUR ST	DUNORLAN	61027_2	Dunorlan cottages' (Alms Houses)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
538	3811	LAUNCESTON	102 BALFOUR ST	DUNORLAN	61027_1	Dunorlan cottages' (Alms Houses)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
966	3755	LAUNCESTON	11 BALFOUR ST		12131_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
886	3819	LAUNCESTON	121-127 BALFOUR ST	ALICES COTTAGES & SPA HIDEAW 1	41567_2	Conjoined Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
779	3821	LAUNCESTON	129 BALFOUR ST		41567_1	Georgian cottage, Former Meat Works supervisor's house	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
342	3825	LAUNCESTON	135 BALFOUR ST		227047_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
159	3829	LAUNCESTON	142 BALFOUR ST		222331_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1004	3757	LAUNCESTON	15 BALFOUR ST		38394_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

701	3761	LAUNCESTON	22 BALFOUR ST		30_403	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
432	3767	LAUNCESTON	29 BALFOUR ST		62341_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
668	3772	LAUNCESTON	36 BALFOUR ST		26454_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
605	3750	LAUNCESTON	5 BALFOUR ST		57805_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
407	3785	LAUNCESTON	53 BALFOUR ST		139020_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
404	3787	LAUNCESTON	56 BALFOUR ST		204353_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
37	4657	LAUNCESTON	6 BALFOUR ST		130881_0	common title adjoining house	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
485	4657	LAUNCESTON	6 BALFOUR ST		130881_1	common title adjoining house	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
891	3790	LAUNCESTON	65 BALFOUR ST		44917_1	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1171	3791	LAUNCESTON	67 BALFOUR ST		51342_1	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1176	3793	LAUNCESTON	71-71A BALFOUR ST		122260_1	Conjoined Houses - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
982	3795	LAUNCESTON	76 BALFOUR ST		16592_1	Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1086	3796	LAUNCESTON	77 BALFOUR ST		46388_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
995	3797	LAUNCESTON	78 BALFOUR ST		45346_1	Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
994	3798	LAUNCESTON	80 BALFOUR ST		47745_1	Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1193	3799	LAUNCESTON	81 BALFOUR ST		91175_1	House - Late Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
862	3800	LAUNCESTON	83 BALFOUR ST		52341_1	Cottage - Late Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
806	3801	LAUNCESTON	85 BALFOUR ST		163452_1	Cottage - Late Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
807	3803	LAUNCESTON	92 BALFOUR ST		131140_3	Conjoined Terrace House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
830	3804	LAUNCESTON	95 BALFOUR ST		39871_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
218	3805	LAUNCESTON	96 BALFOUR ST		146419_1	Conjoined Terrace House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
825	3807	LAUNCESTON	98 BALFOUR ST	DUNORLAN	61027_3	Dunorlan cottages' (Alms Houses)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
160	4657	LAUNCESTON	UNIT 1 6 BALFOUR ST		130881_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
961	4657	LAUNCESTON	UNIT 2 6 BALFOUR ST		130881_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1037	3830	NEWSTEAD	10 BARRINGTON CT		61247_8	House	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
438	3995	WEST LAUNCESTON	74-90 BASIN RD	FIRST BASIN RESERVE	243968_1	Cataract Gorge Reserve	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
511	3995	WEST LAUNCESTON	74-90 BASIN RD	FIRST BASIN RESERVE	152533_1	Cataract Gorge Reserve	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
521	3995	WEST LAUNCESTON	74-90 BASIN RD	FIRST BASIN RESERVE	152532_1	Cataract Gorge Reserve	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1311	3995	WEST LAUNCESTON	74-90 BASIN RD	FIRST BASIN RESERVE	230791_1	Cataract Gorge Reserve	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
967	3834	LAUNCESTON	136 BATHURST ST		24407_1	Cottage	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
93	3835	LAUNCESTON	148 BATHURST ST		58490_0	Terrace House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1601	3835	LAUNCESTON	148 BATHURST ST		58490_1	Terrace House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1605	3837	LAUNCESTON	152 BATHURST ST		58490_3	Terrace House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1585	3838	LAUNCESTON	154 BATHURST ST		58490_4	Terrace House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1578	3839	LAUNCESTON	156 BATHURST ST		58490_5	Terrace House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1586	3840	LAUNCESTON	158 BATHURST ST		23338_1	Terrace House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

788	6630	LAUNCESTON	10 BATTEN ST		56302_5	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
361	3843	LAUNCESTON	11 BATTEN ST		27200_6	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
800	6629	LAUNCESTON	12 BATTEN ST		56302_6	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
606	3844	LAUNCESTON	13 BATTEN ST		23326_7	Cottage 'Jasmin'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
424	6628	LAUNCESTON	14 BATTEN ST		56302_7	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
577	3845	LAUNCESTON	15 BATTEN ST		133589_8	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
777	6627	LAUNCESTON	16 BATTEN ST		56302_8	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
391	3846	LAUNCESTON	17 BATTEN ST		156359_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
457	6626	LAUNCESTON	18 BATTEN ST		56302_9	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
543	3841	LAUNCESTON	2 BATTEN ST		56302_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
387	6633	LAUNCESTON	4 BATTEN ST		56302_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
398	3842	LAUNCESTON	5 BATTEN ST		23776_3	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

349	6632	LAUNCESTON	6 BATTEN ST		56302_3	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
784	6614	LAUNCESTON	7 BATTEN ST		56298_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
803	6631	LAUNCESTON	8 BATTEN ST		56302_4	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
776	6615	LAUNCESTON	9 BATTEN ST		56298_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1589	8749	EAST LAUNCESTON	9 BEULAH GDNS		140170_1	Elm Tree	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
659	3865	EAST LAUNCESTON	6 BIFRONS CT	LONAH	17260_18	House 'Lonah? - English Vernacular	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
700	3866	EAST LAUNCESTON	8 BIFRONS CT		17260_17	House - English Vernacular	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
934	3869	ST LEONARDS	1 BLESSINGTON RD	OLD ILLAROO	149377_1	House 'Old Illaroo'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
278	3868	ST LEONARDS	104 BLESSINGTON RD	NORTHCOTE	143381_1	House 'North Cote'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1080	5318	WHITE HILLS	570 BLESSINGTON RD		110109_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
940	4205	LAUNCESTON	10 BOLAND ST		156397_1101	Old Gas company offices	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
30	3870	LAUNCESTON	20 BOLAND ST		56284_0	Conjoined Cottages	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

857	3870	LAUNCESTON	20 BOLAND ST		56284_5	Conjoined Cottages	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
357	5920	LAUNCESTON	22 BOLAND ST		56284_4	Conjoined Cottages	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
420	5921	LAUNCESTON	24 BOLAND ST		56284_3	Conjoined Cottages	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
586	5922	LAUNCESTON	26 BOLAND ST		56284_2	Conjoined Cottages	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
771	5923	LAUNCESTON	28 BOLAND ST		56284_1	Conjoined Cottages	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
932	7176	LAUNCESTON	170 HENRY ST		172767_1	North Esk Powder Magazine	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
50	4205	LAUNCESTON	8 BOLAND ST		156397_0	Part of Launceston Gasworks Site (AKA 35-39 Esplanade, 10-14 Boland St)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
496	4205	LAUNCESTON	8 BOLAND ST		156397_1105	Part of Launceston Gasworks Site (AKA 35-39 Esplanade, 10-14 Boland St)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
250	9135	LAUNCESTON	24 BOURKE ST		203307_1	House 'Crabtree' Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
529	9135	LAUNCESTON	26 BOURKE ST		148858_1	House 'Crabtree' Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1236	3871	LAUNCESTON	32A BOURKE ST		_0	Land adjoining Powder Magazine and former Electricity Distributing Station	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1575	3871	LAUNCESTON	34 BOURKE ST	CANNING STREET RESERVE	159104_1	Powder Magazine and former Electricity Distributing Station	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1031	9138	LAUNCESTON	4 BOURKE ST		219012_1	Conjoined Houses - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
985	9141	LAUNCESTON	51 BOURKE ST		226689_1	Cottage 'Fern Cottage'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1052	9138	LAUNCESTON	6 BOURKE ST		200746_1	Conjoined Houses - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
147	7986	LAUNCESTON	61 BOURKE ST		115049_2	Cottage 'Georgina Cottage' - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
240	9144	LAUNCESTON	65 BOURKE ST		162092_2	Lanoma Villa' & former Hythe School	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
204	9144	LAUNCESTON	65A BOURKE ST		162092_1	Lanoma Villa' & former Hythe School	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
295	3872	LAUNCESTON	2 BRIDGE RD	RITCHIES MILL ARTS CENTRE	133965_1	Ritchies Mill	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
963	3878	LAUNCESTON	1 BRISBANE ST		142262_1	House 'Glenfruin' - Late Victorian Eclectic Includes that part of the garden and iron railings between the building and Brisbane Street	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1550	3906	LAUNCESTON	107 BRISBANE ST		140109_1	The Launceston Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1518	3907	LAUNCESTON	109 BRISBANE ST		231513_1	Shop (former Westpac, Bank of NSW, Ludbrooks)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

844	3879	LAUNCESTON	11 BRISBANE ST	WADDOW	63614_3	House 'Waddow' Townhouse - Victorian Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
915	3908	LAUNCESTON	111 BRISBANE ST		134894_1	ANZ (former Bank of Australasia)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
584	3910	LAUNCESTON	118-122 BRISBANE ST		126644_2	Birchalls	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
91	3911	LAUNCESTON	127-129 BRISBANE ST		32814_3	Shop (formerly Fitzgeralds, McKinlay's)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
679	3912	LAUNCESTON	131-135 BRISBANE ST		121727_1	Shop (formerly Fitzgeralds, The Block) - title fronting Brisbane Street	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1359	3913	LAUNCESTON	141-147 BRISBANE ST		95801_2	Shop - Edwardian (former McClymont's shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
846	3880	LAUNCESTON	15 BRISBANE ST		249514_3	House and Gate - originally Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
220	7143	LAUNCESTON	16 BRISBANE ST		132181_1	Commercial building ? Finney?s	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1027	10093	LAUNCESTON	182 BRISBANE ST		55409_15	Commercial Building (former Tasmanian Tyre Service)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1340	3915	LAUNCESTON	186-192 BRISBANE ST		228623_1	Shop (house above)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
28	3917	LAUNCESTON	193 BRISBANE ST		137569_0	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
505	3917	LAUNCESTON	193 BRISBANE ST		137569_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1205	3917	LAUNCESTON	193 BRISBANE ST		137569_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1216	3917	LAUNCESTON	195 BRISBANE ST		137569_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1204	3917	LAUNCESTON	197 BRISBANE ST		137569_3	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1243	3917	LAUNCESTON	197 BRISBANE ST		137569_3	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1149	3918	LAUNCESTON	211 BRISBANE ST	IRISH MURPHYS	131618_1	Hotel 'Irish Murphy's' - Art Deco (former Victoria Hotel)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1543	3919	LAUNCESTON	264 BRISBANE ST		202922_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1069	3920	WEST LAUNCESTON	303 BRISBANE ST	WINSVILLE	136542_1	House 'Winsville' - Late Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1041	11059	WEST LAUNCESTON	317 BRISBANE ST		225668_1	House 'Burnside'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1065	11060	WEST LAUNCESTON	319 BRISBANE ST		5287_1	House (for Gee's)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1090	11061	WEST LAUNCESTON	323 BRISBANE ST		233588_1	House 'Tara'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1217	11062	WEST LAUNCESTON	325-327 BRISBANE ST		100211_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1101	3881	LAUNCESTON	33 BRISBANE ST		239221_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1063	3882	LAUNCESTON	39-39A BRISBANE ST		132325_2	Masonic Hall Chambers	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
935	3883	LAUNCESTON	41 BRISBANE ST		121226_3	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1145	3884	LAUNCESTON	43-45 BRISBANE ST		56948_1	Offices 'Duncan House'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1146	3884	LAUNCESTON	43-45 BRISBANE ST		56948_1	Offices 'Duncan House'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1150	3884	LAUNCESTON	43-45 BRISBANE ST		56948_1	Offices 'Duncan House'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
21	3885	LAUNCESTON	50 BRISBANE ST		54574_0	Shop - facing Brisbane Street only 'Habitat'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
506	3885	LAUNCESTON	50 BRISBANE ST		54574_23	Shop - facing Brisbane Street only 'Habitat'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
559	3885	LAUNCESTON	50 BRISBANE ST		54574_24	Shop - facing Brisbane Street only 'Habitat'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
593	3885	LAUNCESTON	50 BRISBANE ST		54574_25	Shop - facing Brisbane Street only 'Habitat'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
238	3886	LAUNCESTON	52-60 BRISBANE ST		124078_1	Offices 'Holyman House'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1521	3888	LAUNCESTON	59 BRISBANE ST		47528_2	Offices - Victorian Boom Style (former Medhurst Building)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
653	3889	LAUNCESTON	62 BRISBANE ST		197870_4	Shops 'Joseph's Corner'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

236	3889	LAUNCESTON	64 BRISBANE ST		39812_1	Shops 'Joseph's Corner' - former Brisbane Street Precinct	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
712	3889	LAUNCESTON	66 BRISBANE ST		39810_1	Shops 'Joseph's Corner'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
148	3890	LAUNCESTON	70 BRISBANE ST		107535_1	Shop facades 'Brisbane Hotel'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
363	3890	LAUNCESTON	70A BRISBANE ST		51430_2	Shop facades 'Brisbane Hotel'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
364	3890	LAUNCESTON	70B BRISBANE ST		51430_1	Shop facades 'Brisbane Hotel'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
907	3893	LAUNCESTON	78 (-78A) BRISBANE ST		117364_1	Shop	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
649	3894	LAUNCESTON	80 BRISBANE ST		111780_1	Shop	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
875	3896	LAUNCESTON	82 BRISBANE ST		111828_4	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1140	3897	LAUNCESTON	84-86 BRISBANE ST		111828_5	Shop	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1502	3898	LAUNCESTON	81-83 BRISBANE ST		44956_2	ex Commonwealth Bank - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
110	3900	LAUNCESTON	92-94 BRISBANE ST		101341_1	Centre Point - Neo-Classical (former Perrins)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
431	3900	LAUNCESTON	92-94 BRISBANE ST		101341_2	Centre Point - Neo-Classical (former Perrins)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1542	3902	LAUNCESTON	95 BRISBANE ST		140112_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
919	9883	LAUNCESTON	96 BRISBANE ST		47269_1	formerly excluded from Brisbane Street Precinct	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1517	3903	LAUNCESTON	97 BRISBANE ST	COMMONWEALTH BANK BRISBANE ST	18_946	Commonwealth Bank - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1556	3903	LAUNCESTON	97 BRISBANE ST	COMMONWEALTH BANK BRISBANE ST	18_5891	Commonwealth Bank - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
354	3904	LAUNCESTON	98-100 BRISBANE ST		236547_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1144	3921	MOWBRAY	36 BUTTON ST		144358_1	Launceston Church Grammar School Chapel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1175	3922	MOWBRAY	41 BUTTON ST	POIMENA	102085_1	House 'Poimena' - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1246	6312	LAUNCESTON	101 CAMERON ST		101321_101	Conjoined Houses/Offices 'Middlesex Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1278	6313	LAUNCESTON	103 CAMERON ST		101321_103	Conjoined Houses/Offices 'Middlesex Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1247	6315	LAUNCESTON	105 CAMERON ST		101321_105	Conjoined Houses/Offices 'Middlesex Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
359	11005	LAUNCESTON	106 CAMERON ST		135640_1	Jackson's Locksmiths Shop and Conjoined Townhouses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1419	6316	LAUNCESTON	107 CAMERON ST		46795_1	Conjoined Houses 'Middlesex Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1407	6315	LAUNCESTON	107-109 CAMERON ST		46795_2	Conjoined Houses 'Middlesex Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
644	3940	LAUNCESTON	108 CAMERON ST		142270_1	Jackson's Locksmiths Shop and Conjoined Townhouses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
696	3940	LAUNCESTON	110 CAMERON ST		142270_2	Jackson's Locksmiths Shop and Conjoined Townhouses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
95	6317	LAUNCESTON	111-119 CAMERON ST	ESK VIEW TERRACE	95826_111	Conjoined Houses/Offices 'Esk View Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
101	6318	LAUNCESTON	111-119 CAMERON ST	ESK VIEW TERRACE	198944_1	Conjoined Houses/Offices 'Esk View Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
130	6319	LAUNCESTON	111-119 CAMERON ST	ESK VIEW TERRACE	95826_117	Conjoined Houses/Offices 'Esk View Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
131	6321	LAUNCESTON	111-119 CAMERON ST	ESK VIEW TERRACE	134907_1	Conjoined Houses/Offices 'Esk View Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
139	6320	LAUNCESTON	111-119 CAMERON ST	ESK VIEW TERRACE	95826_119	Conjoined Houses/Offices 'Esk View Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
316	3942	LAUNCESTON	112-112A CAMERON ST		123282_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1583	3943	LAUNCESTON	116 CAMERON ST	SUPREME COURT-STRUAN	_0	Supreme Court 'Struan House'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1237	3923	LAUNCESTON	22-26 CAMERON ST		233613_1	Crown Mill - Late Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1260	3924	LAUNCESTON	34 CAMERON ST	HOLY TRINITY ANGLICAN CHURCH	226231_1	Holy Trinity Church - Gothic Revival	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

230	3925	LAUNCESTON	35-39 CAMERON ST	BATMAN FAWKNER INN	252023_1	Batman Fawkner Inn (formerly Cornwall Hotel)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
267	3926	LAUNCESTON	41-43 CAMERON ST	CITY VIEW CHRISTIAN CHURCH	15125_1	Offices and Chapel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
501	4254	LAUNCESTON	UNIT 1 45 CAMERON ST		141273_1	Offices and Apartments - Victorian - Peter Mills - AKA 54- 56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
518	4254	LAUNCESTON	45 CAMERON ST		141273_6	Offices and Apartments - Victorian - Peter Mills - AKA 54- 56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
522	4254	LAUNCESTON	45 CAMERON ST		141273_4	Offices and Apartments - Victorian - Peter Mills - AKA 54- 56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
683	4254	LAUNCESTON	45 CAMERON ST		141273_8	Offices and Apartments - Victorian - Peter Mills - AKA 54- 56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1233	4254	LAUNCESTON	45 CAMERON ST		141273_5	Offices and Apartments - Victorian - Peter Mills - AKA 54- 56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1398	4254	LAUNCESTON	UNIT 2 45 CAMERON ST		141273_2	Offices and Apartments - Victorian - Peter Mills - AKA 54- 56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1429	4254	LAUNCESTON	45 CAMERON ST		141273_1	Offices and Apartments - Victorian - Peter Mills - AKA 54- 56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
27	4254	LAUNCESTON	45B CAMERON ST		141273_0	Offices and Apartments - Victorian - Peter Mills - AKA 54- 56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1259	4254	LAUNCESTON	45B CAMERON ST		141273_7	Offices and Apartments - Victorian - Peter Mills - AKA 54-56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1446	4254	LAUNCESTON	45B CAMERON ST		141273_2	Offices and Apartments - Victorian - Peter Mills - AKA 54-56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1553	4254	LAUNCESTON	45B CAMERON ST		141273_3	Offices and Apartments - Victorian - Peter Mills - AKA 54-56 George St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
210	3927	LAUNCESTON	55 CAMERON ST		198448_1	Sun Alliance Insurance	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
219	3928	LAUNCESTON	57 CAMERON ST		248718_4	J S Cox Building - Edwardian (2 storey, brick)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
86	3929	LAUNCESTON	61 CAMERON ST	NORTHERN CLUB TAVERN	142829_0	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
269	3930	LAUNCESTON	62 CAMERON ST		70659_1	Offices - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1411	3931	LAUNCESTON	63-65 CAMERON ST	MCKENZIE BUILDING	48709_1	Mc Kenzie Building - (Victorian facade only)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
208	3932	LAUNCESTON	66 CAMERON ST		251939_1	AMP Building - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1	3933	LAUNCESTON	68-72 CAMERON ST	LAUNCESTON POST OFFICE	128563_0	Post Office - Queen Anne	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
317	3933	LAUNCESTON	68-72 CAMERON ST	LAUNCESTON POST OFFICE	128563_1	Post Office - Queen Anne	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

323	3933	LAUNCESTON	68-72 CAMERON ST	LAUNCESTON POST OFFICE	128563_1	Post Office - Queen Anne	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
302	7085	LAUNCESTON	68-72 CAMERON ST	LAUNCESTON POST OFFICE	128563_1	Post Office - Queen Anne	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
279	7085	LAUNCESTON	68-72 CAMERON ST	POST OFFICE CLOCK TOWER	128563_2	Post Office - Queen Anne	All of Title	Part of THR property. Refer to Datasheet for THR ID 5254 - 68- 72 Cameron Street
14	3936	LAUNCESTON	75-77 CAMERON ST	CIVIC SQUARE SURGERY	140034_0	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
140	3936	LAUNCESTON	75-77 CAMERON ST	CIVIC SQUARE SURGERY	140034_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
813	3937	LAUNCESTON	92 CAMERON ST	CIVIC SQUARE (MACQUARIE HOUSE)	118058_1	'Macquarie House' (former Henry Reed warehouse)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1218	3938	LAUNCESTON	95 CAMERON ST	MIDDLESEX TERRACE	134906_1	Conjoined Houses 'Middlesex Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1207	6310	LAUNCESTON	97-99 CAMERON ST	MIDDLESEX TERRACE	134844_1	Conjoined Houses 'Middlesex Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1268	6310	LAUNCESTON	97-99 CAMERON ST	MIDDLESEX TERRACE	101321_99	Conjoined Houses 'Middlesex Terrace'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
978	3929	LAUNCESTON	UNIT 1 61 CAMERON ST	NORTHERN CLUB TAVERN	142829_1	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
979	3929	LAUNCESTON	UNIT 1 61 CAMERON ST	NORTHERN CLUB TAVERN	142829_1	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
264	3929	LAUNCESTON	UNIT 5 61 CAMERON ST	NORTHERN CLUB TAVERN	142829_5	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

977	3929	LAUNCESTON	UNIT 2 61 CAMERON ST	NORTHERN CLUB TAVERN	142829_2	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
987	3929	LAUNCESTON	UNIT 5 61 CAMERON ST	NORTHERN CLUB TAVERN	142829_3	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1018	3929	LAUNCESTON	UNIT 4 61 CAMERON ST	NORTHERN CLUB TAVERN	142829_4	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1019	3929	LAUNCESTON	UNIT 4 61 CAMERON ST	NORTHERN CLUB TAVERN	142829_4	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1028	3929	LAUNCESTON	UNIT 5 61 CAMERON ST	NORTHERN CLUB TAVERN	142829_3	Northern Club - Edwardian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1595	11619	LAUNCESTON	107 CANNING ST		206550_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
158	3951	LAUNCESTON	107A-109 CANNING ST		223274_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
171	11295	LAUNCESTON	111 CANNING ST		11281_4	House - Harold Masters	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1581	11295	LAUNCESTON	113 CANNING ST		11281_3	House - Harold Masters	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
145	11295	LAUNCESTON	115 CANNING ST		11281_2	House - Harold Masters	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
154	11295	LAUNCESTON	117 CANNING ST		140629_1	House - Harold Masters	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
150	3947	LAUNCESTON	12 CANNING ST		215043_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1008	3948	LAUNCESTON	26-28 CANNING ST	CANNING COTTAGES	230775_1	Conjoined Houses - Georgian	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
1006	3949	LAUNCESTON	30 CANNING ST		16805_1	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1319	7138	LAUNCESTON	42 CANNING ST	SEXUAL HEALTH BRANCH	107224_7	House - Georgian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1421	7472	LAUNCESTON	44A CANNING ST		51_3043	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
801	3950	LAUNCESTON	45 CANNING ST		58444_1	Conjoined House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
405	6174	LAUNCESTON	47 CANNING ST		58444_2	Conjoined House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
603	6174	LAUNCESTON	47 CANNING ST		58444_2	Conjoined House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
46	6175	LAUNCESTON	49 CANNING ST		58444_0	Conjoined House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
585	6175	LAUNCESTON	49 CANNING ST		58444_3	Conjoined House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
614	3946	LAUNCESTON	7 CANNING ST		228073_1	House - Gothic Revival	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
176	11615	LAUNCESTON	74 CANNING ST		146173_1	Cottage - Thomas Black's Cottage	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
216	10872	LAUNCESTON	78 CANNING ST		126362_1	Conjoined Terraces - Federation	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

7	10872	LAUNCESTON	80 CANNING ST		126362_0	Conjoined Terraces - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
242	10872	LAUNCESTON	80 CANNING ST		126362_2	Conjoined Terraces - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
183	10872	LAUNCESTON	82 CANNING ST		102498_2	Conjoined Terraces - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
191	10872	LAUNCESTON	84 CANNING ST		52461_1	Conjoined Terraces - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1269	3969	LAUNCESTON	100 CHARLES ST		233747_3	Shop F & W Stewart's	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1334	3972	LAUNCESTON	102-104 CHARLES ST		200312_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
447	3971	LAUNCESTON	103A-109 CHARLES ST		234031_1	National Theatre	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1325	3973	LAUNCESTON	106 CHARLES ST		198387_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1327	3973	LAUNCESTON	106 CHARLES ST		126869_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1357	3974	LAUNCESTON	110 CHARLES ST		117342_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1067	3976	LAUNCESTON	113 CHARLES ST	STAR BAR CAFE RESTAURANT	51490_1	Star Hotel - Victorian additions	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
368	3977	LAUNCESTON	115 CHARLES ST		154841_1	Conjoined Shops - Residence over	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

164	3977	LAUNCESTON	117 CHARLES ST		95802_2	Conjoined Shops - Residence over	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1219	3978	LAUNCESTON	118 CHARLES ST		112391_3	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
708	11969	LAUNCESTON	119 CHARLES ST		71119_3	Conjoined Shops - Residence over	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1220	3979	LAUNCESTON	120 CHARLES ST		112391_4	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
681	11969	LAUNCESTON	121 CHARLES ST		95802_4	Conjoined Shops - Residence over	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1248	3980	LAUNCESTON	122 CHARLES ST		149989_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1187	3982	LAUNCESTON	126 CHARLES ST		134033_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1021	3983	LAUNCESTON	130 CHARLES ST		10774_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1198	3984	LAUNCESTON	132 CHARLES ST		47766_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1184	3985	LAUNCESTON	134 CHARLES ST		47675_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
409	3986	LAUNCESTON	137 CHARLES ST		44900_1	Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
993	3987	LAUNCESTON	138 CHARLES ST		95876_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

478	3988	LAUNCESTON	139 CHARLES ST		37914_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
81	3989	LAUNCESTON	140-142 CHARLES ST		136008_0	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1003	3989	LAUNCESTON	140-142 CHARLES ST		136008_3	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
536	3990	LAUNCESTON	141 CHARLES ST		126576_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
928	3991	LAUNCESTON	143-145 CHARLES ST		146488_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
383	3994	LAUNCESTON	147-151 CHARLES ST		40420_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
626	3994	LAUNCESTON	147-151 CHARLES ST		18464_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1030	3998	LAUNCESTON	153 CHARLES ST		40420_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
437	3999	LAUNCESTON	155 CHARLES ST		40420_3	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
374	4001	LAUNCESTON	157 CHARLES ST		40420_4	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
482	4003	LAUNCESTON	161 CHARLES ST		47746_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
32	11260	LAUNCESTON	16-24 CHARLES ST		175691_0	'C H Smith and Co.' Warehouse - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

565	11260	LAUNCESTON	16-24 CHARLES ST		175691_1	'C H Smith and Co.' Warehouse - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1162	4006	LAUNCESTON	168 CHARLES ST		33566_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
472	4007	LAUNCESTON	169 CHARLES ST		41726_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
541	4007	LAUNCESTON	169 CHARLES ST		23897_4	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
365	4008	LAUNCESTON	171 CHARLES ST		23897_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1157	4010	LAUNCESTON	174 CHARLES ST		35613_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
469	4011	LAUNCESTON	175-177 CHARLES ST		23897_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1361	4017	LAUNCESTON	190 CHARLES ST		46569_1	Restaurant (former 'Morton House', St John's Hospital	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1360	4018	LAUNCESTON	191-193 CHARLES ST	TASMANIA HOTEL	133971_1	Hotel Tasmania	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1555	4019	LAUNCESTON	192 CHARLES ST		134170_1	Townhouse 'Drysdale House' - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1498	4020	LAUNCESTON	194 CHARLES ST		132231_1	House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1345	4021	LAUNCESTON	195 CHARLES ST	TASMANIA HOTEL	133971_2	Hotel Tasmania	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1316	4022	LAUNCESTON	201-203 CHARLES ST		91444_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1347	4023	LAUNCESTON	205-205B CHARLES ST		20092_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1085	4025	LAUNCESTON	217 CHARLES ST		129118_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
612	4026	LAUNCESTON	218 CHARLES ST		136871_2	House - now Business Premises	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
388	4029	LAUNCESTON	226 CHARLES ST		26820_1	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
580	9914	LAUNCESTON	228 CHARLES ST		35161_1	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
783	9915	LAUNCESTON	230 CHARLES ST		33504_3	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
999	4032	LAUNCESTON	233 CHARLES ST		162796_1	Teacher's Centre - Victorian Vernacular (former Charles Street School)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
639	4031	LAUNCESTON	233A CHARLES ST		54421_2	Teacher's Centre - Victorian Vernacular (former Charles Street School)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
792	9917	LAUNCESTON	234 CHARLES ST		19121_1	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
475	4033	LAUNCESTON	235 CHARLES ST		54458_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
590	4034	LAUNCESTON	236 CHARLES ST	RED DOOR GALLERY	35542_1	Cottage + Shop	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

799	4035	LAUNCESTON	238-240 CHARLES ST		54032_2	Shop - Residence over	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
808	4035	LAUNCESTON	238-240 CHARLES ST		54032_1	Shop - Residence over	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
403	4036	LAUNCESTON	239 CHARLES ST		48979_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
468	4038	LAUNCESTON	241 CHARLES ST		34848_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
609	4039	LAUNCESTON	242 CHARLES ST		24242_1	House and shop	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
878	4040	LAUNCESTON	243 CHARLES ST		197419_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
454	4042	LAUNCESTON	245 CHARLES ST		121021_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
885	4045	LAUNCESTON	251 CHARLES ST		7516_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
576	4046	LAUNCESTON	252 CHARLES ST	SPORTSMANS HALL HOTEL	91554_1	Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
423	4047	LAUNCESTON	253 CHARLES ST		7516_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
448	4051	LAUNCESTON	259 CHARLES ST		143582_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
337	4052	LAUNCESTON	261 CHARLES ST	THE CHARLES WESLEY	132135_1	Townhouse 'Garthowen' - Gothic Revival	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

911	4055	LAUNCESTON	266 CHARLES ST		50255_2	House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
600	4058	LAUNCESTON	271-273 CHARLES ST		230647_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
429	4062	LAUNCESTON	281 CHARLES ST		233749_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
929	3958	LAUNCESTON	29-31 CHARLES ST		155119_1	Former Salisbury's Foundry/Office Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
937	3958	LAUNCESTON	29-31 CHARLES ST		128262_4	Salisbury's Foundry/Office Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
153	3939	LAUNCESTON	44 CHARLES ST		143482_1	Bennell House (also 98-100 Cameron St)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
126	3961	LAUNCESTON	54A-56 CHARLES ST		106178_1	Staffordshire House (former Fergusson's warehouse)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
793	3962	LAUNCESTON	61 CHARLES ST		139252_1	Precinct (former Launceston Corporation)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
835	3963	LAUNCESTON	63 CHARLES ST		45073_1	Archer and Bushby, Solicitors & Barristers (former Old Telegraph Printery, National Scots Church)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
122	3964	LAUNCESTON	64 CHARLES ST		145946_0	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1152	3964	LAUNCESTON	64 CHARLES ST		145946_2	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1167	3964	LAUNCESTON	64 CHARLES ST		145946_7	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1289	3960	LAUNCESTON	90-92 CHARLES ST		95801_9	Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
18	4004	LAUNCESTON	UNIT 1	162-166 CHARLES ST	152798_0	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
355	4004	LAUNCESTON	UNIT 1	162-166 CHARLES ST	152798_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
984	4030	LAUNCESTON	UNIT 1	227-229 CHARLES ST	160896_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
627	4004	LAUNCESTON	UNIT 3	162-166 CHARLES ST	152798_3	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
880	4004	LAUNCESTON	UNIT 1	162-166 CHARLES ST	152798_4	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
108	4004	LAUNCESTON	UNIT 5	162-166 CHARLES ST	152798_5	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
616	4004	LAUNCESTON	UNIT 2	162-166 CHARLES ST	152798_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
456	7944	SOUTH LAUNCESTON	14 CHARLES ST (SOUTH)		58328_3	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
307	7945	SOUTH LAUNCESTON	15 CHARLES ST (SOUTH)		49294_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
930	7942	SOUTH LAUNCESTON	4 CHARLES ST (SOUTH)		229618_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
525	7943	SOUTH LAUNCESTON	5 CHARLES ST (SOUTH)		142538_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

960	4650	LAUNCESTON	116-128 CIMITIERE ST		161986_1	Hotel	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
217	4086	LAUNCESTON	121 CIMITIERE ST	COMMUNITY HISTORY MUSEUM	19923_1	1842 Gallery (formerly Johnstone and Wilmot Warehouse, Launceston Maritime Museum)	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1481	11492	LAUNCESTON	136 CIMITIERE ST		149875_1	Rankin & Bond Foundry	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
747	4067	LAUNCESTON	14 CIMITIERE ST	GLEBE COTTAGES	226200_1	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1813	11040	LAUNCESTON	170-180 CIMITIERE ST		163002_1	Tasmanian Woolgrowers' Agency Headquarters	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
895	4087	LAUNCESTON	194-196 CIMITIERE ST		63383_2	Grant Staples	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
385	4088	LAUNCESTON	198 CIMITIERE ST	TAS FARMERS & GRAZIERS ASSOC	145951_1	Tasmanian Farmers & Graziers Association	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
180	4065	LAUNCESTON	2 CIMITIERE ST		62544_5	Stone Cottage - Gothic revival	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1561	4063	LAUNCESTON	19 CIMITIERE ST		25982_2	Row of Terrace Houses - Victorian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1705	6280	LAUNCESTON	21 CIMITIERE ST		55977_21	Row of Terrace Houses - Victorian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
479	6281	LAUNCESTON	23 CIMITIERE ST		55977_23	Row of Terrace Houses - Victorian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1560	6281	LAUNCESTON	23 CIMITIERE ST		55977_23	Row of Terrace Houses - Victorian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

655	4070	LAUNCESTON	24 CIMITIERE ST		114635_1	Conjoined House - Victorian Boom Style	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1505	4071	LAUNCESTON	25 CIMITIERE ST		25982_4	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
375	4072	LAUNCESTON	26 CIMITIERE ST		114635_2	Conjoined House - Victorian Boom Style	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
721	4072	LAUNCESTON	27 CIMITIERE ST		25982_5	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
466	4073	LAUNCESTON	28 CIMITIERE ST		27884_1	Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1089	6283	LAUNCESTON	29 CIMITIERE ST	CHAPDEN COTTAGE	25982_6	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
516	6259	LAUNCESTON	30 CIMITIERE ST		26740_1	Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1036	6284	LAUNCESTON	31 CIMITIERE ST	THYME COTTAGE	25982_7	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
155	6292	LAUNCESTON	32 CIMITIERE ST		20289_1	Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1075	6285	LAUNCESTON	33 CIMITIERE ST	COTTAGE ON CIMITIERE	25982_8	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
838	6293	LAUNCESTON	34 CIMITIERE ST		106555_1	Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1098	6286	LAUNCESTON	35 CIMITIERE ST		25982_9	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

414	4074	LAUNCESTON	36 CIMITIERE ST		139977_1	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1049	6287	LAUNCESTON	37 CIMITIERE ST		25982_10	Conjoined House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
300	6288	LAUNCESTON	38 CIMITIERE ST		139977_2	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
189	4075	LAUNCESTON	39 CIMITIERE ST	GLEBE COTTAGE	25982_30	Conjoined Cottage - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
551	6289	LAUNCESTON	40 CIMITIERE ST		37804_1	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
772	4076	LAUNCESTON	41 CIMITIERE ST		25982_29	Conjoined Cottage - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
488	5926	LAUNCESTON	42 CIMITIERE ST		29359_1	Conjoined Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
705	4078	LAUNCESTON	43 CIMITIERE ST		25982_28	Conjoined Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1051	5925	LAUNCESTON	44 CIMITIERE ST		29358_1	Conjoined Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
151	4077	LAUNCESTON	46 CIMITIERE ST		130308_1	Conjoined Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
764	4080	LAUNCESTON	47 CIMITIERE ST		25982_26	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
193	6291	LAUNCESTON	48 CIMITIERE ST		41163_1	Conjoined Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

418	4081	LAUNCESTON	49 CIMITIERE ST		25982_25	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
812	4082	LAUNCESTON	51 CIMITIERE ST		25982_24	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
561	4064	LAUNCESTON	53 CIMITIERE ST		25982_23	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
877	4066	LAUNCESTON	7 CIMITIERE ST		215585_5	House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1138	4084	LAUNCESTON	81 CIMITIERE ST		233548_1	Shop -Victorian Italianate (formerly Baptist Tabernacle)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
645	4205	LAUNCESTON	90-110 CIMITIERE ST		166920_2	Launceston Gasworks Site (AKA 35-39 Esplanade, 10-14 Boland St)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1136	4205	LAUNCESTON	90-110 CIMITIERE ST		175929_2	Launceston Gasworks Site (AKA 35-39 Esplanade, 10-14 Boland St)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
726	4093	EAST LAUNCESTON	13 CLAREMONT ST		163486_1	House 'Claremont' (including gardens)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1073	4091	EAST LAUNCESTON	5 CLAREMONT ST		91494_5	House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
507	4092	EAST LAUNCESTON	6 CLAREMONT ST	CLAREMONT HOUSE	230226_1	House 'Claremont House' (including Iron railings)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
201	7941	LAUNCESTON	35 CLEVELAND ST	OCKERBY GARDENS	114334_1	Ockerby Gardens	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
816	9190	NEWSTEAD	3 COLLEGE ST		112661_18	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1607	9190	NEWSTEAD	3 COLLEGE ST		160441_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1208	8167	WEST LAUNCESTON	10 CORIN ST		60647_2	Duck Reach Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1279	8167	WEST LAUNCESTON	10 CORIN ST		60647_1	Duck Reach Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1258	8167	WEST LAUNCESTON	2 CORIN ST		249671_1	Duck Reach Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1265	8164	WEST LAUNCESTON	4 CORIN ST		60647_5	Duck Reach Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
853	8165	WEST LAUNCESTON	6 CORIN ST	DUCK REACH COTTAGE	60647_4	Duck Reach Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
594	8166	WEST LAUNCESTON	8 CORIN ST		60647_3	Duck Reach Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
324	4102	LAUNCESTON	10 CROWN ST	FORTUNA	22542_2	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1594	4106	LAUNCESTON	16 CROWN ST		108360_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
694	4096	LAUNCESTON	2 CROWN ST		49660_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1571	4107	LAUNCESTON	20 CROWN ST		227283_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
676	4097	LAUNCESTON	4 CROWN ST		150431_3	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1010	4098	LAUNCESTON	5 CROWN ST		116672_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
631	4099	LAUNCESTON	6 CROWN ST		150431_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
976	4100	LAUNCESTON	7-7A CROWN ST		229985_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1534	4101	LAUNCESTON	9 CROWN ST		126698_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
991	4103	LAUNCESTON	UNIT 1 11 CROWN ST	UNIT 1	153326_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
715	4114	DILSTON	30 DILSTON RD		12713_22	former Dilston Inn	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1460	4111	INVERMAY	21-27 DRY ST		173590_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
271	7140	SOUTH LAUNCESTON	30-30A EARDLEY ST		20937_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1096	4116	DILSTON	781 EAST TAMAR HWY		141733_1	House & Property 'Landfall' and attached Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1033	4118	LAUNCESTON	1 ELIZABETH ST		58910_1	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1108	4118	LAUNCESTON	1 ELIZABETH ST		58910_1	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1214	4142	LAUNCESTON	100 ELIZABETH ST		37718_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1226	4143	LAUNCESTON	102 ELIZABETH ST		30788_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1014	9933	LAUNCESTON	104 ELIZABETH ST		117030_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
996	4145	LAUNCESTON	106 ELIZABETH ST		105482_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
983	9934	LAUNCESTON	108 ELIZABETH ST		133593_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
820	6249	LAUNCESTON	11 ELIZABETH ST		31187_1	Conjoined House - brick	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1178	4147	LAUNCESTON	110 ELIZABETH ST		122879_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1170	9935	LAUNCESTON	112 ELIZABETH ST		45979_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1185	4151	LAUNCESTON	118 ELIZABETH ST		53532_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1192	4152	LAUNCESTON	120 ELIZABETH ST	ANGLICARE	140861_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1103	6250	LAUNCESTON	15 ELIZABETH ST	GREEN GABLES	230901_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1541	4122	LAUNCESTON	22 ELIZABETH ST		136413_1	Townhouse - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1117	4123	LAUNCESTON	23 ELIZABETH ST	FERRING INN	47305_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

33	6107	LAUNCESTON	3 ELIZABETH ST		58910_0	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1048	6107	LAUNCESTON	3 ELIZABETH ST		58910_3	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1072	6107	LAUNCESTON	3 ELIZABETH ST		58910_3	Conjoined Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
632	4124	LAUNCESTON	31 ELIZABETH ST	COLONIAL ON ELIZABETH	251573_1	Colonial Motor Inn (former 'Overton House', Launceston Grammar School)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
660	4125	LAUNCESTON	39 ELIZABETH ST		7008_1	House + part of Colonial Motor Inn	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1548	4126	LAUNCESTON	48 ELIZABETH ST		60999_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1545	4127	LAUNCESTON	54 ELIZABETH ST	THEOSOPHICAL SOCIETY	148747_1	House, Theosophical Society	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1300	4128	LAUNCESTON	58 ELIZABETH ST		35120_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1292	4131	LAUNCESTON	66A ELIZABETH ST	LAUNCESTON GOSPEL HALL	106840_1	Gospel Hall	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1302	4132	LAUNCESTON	68 ELIZABETH ST		36695_1	Terrace House - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1346	4133	LAUNCESTON	70 ELIZABETH ST		20092_1	Warehouse (City Mill Offices)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
350	6621	LAUNCESTON	74 ELIZABETH ST		50_6815	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

289	4135	LAUNCESTON	80 ELIZABETH ST		35798_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
321	4136	LAUNCESTON	82 ELIZABETH ST	CULTURE TO CULTURE	19605_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
298	4136	LAUNCESTON	84-86 ELIZABETH ST		19605_2	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
327	4136	LAUNCESTON	84-86 ELIZABETH ST		19605_3	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1254	4137	LAUNCESTON	88 ELIZABETH ST		169408_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1281	4137	LAUNCESTON	88 ELIZABETH ST		169408_2	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
718	4119	LAUNCESTON	9 ELIZABETH ST		32349_1	Conjoined House - brick	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
288	4138	LAUNCESTON	90 ELIZABETH ST		41295_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
693	4140	LAUNCESTON	94 ELIZABETH ST		101015_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
624	4141	LAUNCESTON	96 ELIZABETH ST		39552_1	Terrace Shop - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1514	4153	LAUNCESTON	1 ELPHIN RD		25982_18	Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
698	4180	NEWSTEAD	109 ELPHIN RD		28899_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1567	4158	LAUNCESTON	11-11A ELPHIN RD		25982_14	Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
746	4181	NEWSTEAD	117-119 ELPHIN RD	LAUNCESTON PREPARATORY SCHOOL	139193_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
709	4182	NEWSTEAD	136-138 ELPHIN RD	FAIRLAWN	138389_5	House 'Fairlawn' (including garden)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1546	4160	LAUNCESTON	15 ELPHIN RD		49601_15	Conjoined Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
256	4161	LAUNCESTON	17-17A ELPHIN RD		172979_1	Conjoined Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1536	4162	LAUNCESTON	19 ELPHIN RD		208802_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
461	4166	LAUNCESTON	29-29A ELPHIN RD	VIETNAM VETS COUNSELLING SERV	111088_3	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1547	4155	LAUNCESTON	3 ELPHIN RD		25982_17	Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
378	7139	EAST LAUNCESTON	44 ELPHIN RD		103203_3	Broadland School House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
449	7139	EAST LAUNCESTON	44 ELPHIN RD		103203_2	Broadland School House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
682	7139	EAST LAUNCESTON	44 ELPHIN RD		233729_1	Broadland School House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
947	7139	EAST LAUNCESTON	44 ELPHIN RD		199205_1	Broadland School House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

67	4175	LAUNCESTON	47-49 ELPHIN RD	ELPHIN GARDENS	109479_0	Apartments	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
331	4175	LAUNCESTON	47-49 ELPHIN RD	ELPHIN GARDENS	109479_6	Apartments	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
335	4175	LAUNCESTON	47-49 ELPHIN RD	THE LIDO BOUTIQUE APARTMENTS	109479_2	Apartments	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1508	4156	LAUNCESTON	5 ELPHIN RD		25982_16	Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
904	4176	LAUNCESTON	54 ELPHIN RD		137333_1	House - Georgian with Victorian verandah	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
372	4177	LAUNCESTON	56-56A ELPHIN RD		116489_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
739	4178	LAUNCESTON	66 ELPHIN RD	KILMARNOCK HOUSE	89633_5	Guest House 'Kilmarnock' (including fence and entrance gates) - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1022	8276	LAUNCESTON	69 ELPHIN RD		202395_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1507	4157	LAUNCESTON	7 ELPHIN RD		57548_1	Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1557	4157	LAUNCESTON	7 ELPHIN RD		57548_1	Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
863	4179	NEWSTEAD	74-78 ELPHIN RD	SCOTCH OAKBURN COLLEGE - ELPHIN CAMPUS	91494_2	Scotch Oakburn College 'Lemana' - (former M.L.C. building)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
865	4179	NEWSTEAD	74-78 ELPHIN RD	SCOTCH OAKBURN	103209_1	Scotch Oakburn College 'Lemana' -	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

				COLLEGE - ELPHIN CAMPUS		(former M.L.C. building)		
970	4179	NEWSTEAD	74-78 ELPHIN RD	SCOTCH OAKBURN COLLEGE - ELPHIN CAMPUS	91494_1	Scotch Oakburn College 'Lemana' - (former M.L.C. building)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1001	4179	NEWSTEAD	74-78 ELPHIN RD	SCOTCH OAKBURN COLLEGE - ELPHIN CAMPUS	91494_3	Scotch Oakburn College 'Lemana' - (former M.L.C. building)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1569	4157	LAUNCESTON	9-9A ELPHIN RD		57548_2	Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1538	4159	LAUNCESTON	13-13A ELPHIN RD		158053_1	Conjoined Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1689	4154	LAUNCESTON	ELPHIN ROAD	ROAD RESERVE ADJACENT TO 2 ELPHIN ROAD		Adye Douglas Fountain	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
607	4183	EAST LAUNCESTON	4 ELSMERE ST		235312_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1097	4184	EAST LAUNCESTON	30 ERINA ST		109668_1	Cottage - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
702	4201	LAUNCESTON	77 ESPLANADE		114459_1	Monds and Affleck Mill	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
170	4202	LAUNCESTON	89 ESPLANADE	AUSTRALIAN CUSTOMS SERVICE	54427_3	Customs House - Victorian Eclectic	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
111	11302	LAUNCESTON	92 ESPLANADE		_0	St John Street Pumping Station	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
782	6582	LAUNCESTON	1 ETHEL ST		222156_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

951	4209	INVERMAY	105 FORSTER ST		37467_2	Pump Station	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1497	4207	INVERMAY	17 FORSTER ST		131220_1	Terrace Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1513	4207	INVERMAY	17 FORSTER ST		131220_1	Terrace Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1563	4207	INVERMAY	19 FORSTER ST		131220_2	Terrace Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1564	4207	INVERMAY	19 FORSTER ST		131220_2	Terrace Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1353	4208	INVERMAY	UNIT 1 21-23 (23) FORSTER ST		127973_1	Terrace Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1332	4208	INVERMAY	UNIT 2 21-23 (21) FORSTER ST		127973_2	Terrace Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1338	4208	INVERMAY	UNIT 2 21-23 (21) FORSTER ST		127973_2	Terrace Houses - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
370	4215	LAUNCESTON	27 FRANKLAND ST		233612_1	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1200	4219	LAUNCESTON	35 FRANKLAND ST		52170_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
322	4220	LAUNCESTON	40 FRANKLAND ST		101035_1	House (former 'Watson House')	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
459	4222	LAUNCESTON	46-48 FRANKLAND ST		158539_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

552	4228	LAUNCESTON	83 FRANKLAND ST		164790_2	Conjoined Townhouse	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
427	4229	LAUNCESTON	98 FRANKLAND ST		231470_1	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
57	4227	LAUNCESTON	UNIT 1	77-81 FRANKLAND ST	58798_0	Conjoined Townhouse	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1128	4227	LAUNCESTON	UNIT 1	77-81 FRANKLAND ST	58798_1	Conjoined Townhouse	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1137	4227	LAUNCESTON	UNIT 1	77-81 FRANKLAND ST	58798_1	Conjoined Townhouse	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
519	4226	LAUNCESTON	UNIT 2	77-81 FRANKLAND ST	58798_2	Conjoined Townhouse	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
481	4225	LAUNCESTON	UNIT 2	77-81 FRANKLAND ST	58798_2	Conjoined Townhouse	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
711	4242	LAUNCESTON	102 FREDERICK ST		247361_3	House 'Braeside' including outbuilding	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
118	4232	LAUNCESTON	11 FREDERICK ST		18905_3	Christ Church	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
677	4243	LAUNCESTON	114 FREDERICK ST		248596_1	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1403	4234	LAUNCESTON	27 FREDERICK ST		51391_2	House (former 'Widdowson')	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1349	4499	LAUNCESTON	28A FREDERICK ST	PRINCES SQUARE	205694_1	Princes Square	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

1312	4235	LAUNCESTON	33-35 FREDERICK ST		111736_1	House (now Commercial)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1321	4236	LAUNCESTON	37 FREDERICK ST		231414_1	Warehouse, New Glass Pty Ltd - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1168	4237	LAUNCESTON	40 FREDERICK ST		133781_1	Townhouse - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1155	4238	LAUNCESTON	46 FREDERICK ST	LAUNCESTON CITY MISSION	50998_1	City Mission Chapel - Victorian (former Primitive Methodist Church)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1526	4239	LAUNCESTON	56 FREDERICK ST	FREDERICK ST KINDERGARTEN	216133_1	Frederick Street Kindergarten - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
326	4240	LAUNCESTON	59-61 FREDERICK ST		152142_1	Conjoined Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
53	6619	LAUNCESTON	7 FREDERICK ST		58314_0	Conjoined Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
975	4231	LAUNCESTON	9 FREDERICK ST	COMMUNITY OPTIONS SERVICE	197663_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1015	6619	LAUNCESTON	UNIT 2 7 FREDERICK ST		58314_2	Conjoined Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
730	4244	SOUTH LAUNCESTON	2 GARFIELD ST		101067_1	House and corner shop - Victorian - excludes weatherboard additions	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
957	4245	KINGS MEADOWS	22 GASCOYNE ST		225418_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

958	4246	KINGS MEADOWS	24 GASCOYNE ST		69688_52	House and garden	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
902	4281	LAUNCESTON	147 GEORGE ST		109300_1	Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
688	4282	LAUNCESTON	149 GEORGE ST		237102_1	Townhouse - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
867	4283	LAUNCESTON	150 GEORGE ST		34724_1	'3 Steps on George' - Georgian (former chapel, Bailey's Tavern)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
406	4284	LAUNCESTON	151 GEORGE ST		46587_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
497	4285	LAUNCESTON	153-155 GEORGE ST	ALBION HOUSE	111203_1	Albion House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
690	4286	LAUNCESTON	157 GEORGE ST		38562_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1094	4288	LAUNCESTON	161 GEORGE ST		47572_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
689	4289	LAUNCESTON	163 GEORGE ST		203955_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
710	4290	LAUNCESTON	165 GEORGE ST		205509_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
827	4291	LAUNCESTON	167 GEORGE ST		51427_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
942	4311	LAUNCESTON	17-25 GEORGE ST	LLOYDS HOTEL	44701_1	Lloyds Hotel - Victorian Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

962	4311	LAUNCESTON	17-25 GEORGE ST	LLOYDS HOTEL	44701_2	Lloyds Hotel - Victorian Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1166	4296	LAUNCESTON	177 GEORGE ST		172818_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
38	4297	LAUNCESTON	179 GEORGE ST		172819_0	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
369	4297	LAUNCESTON	179 GEORGE ST		172819_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1597	4297	LAUNCESTON	179 GEORGE ST		172819_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
613	4299	LAUNCESTON	188 GEORGE ST		16588_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1055	4300	LAUNCESTON	189 GEORGE ST		48458_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1104	4301	LAUNCESTON	191 GEORGE ST		15468_1	House 'Hargate' - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
215	4302	LAUNCESTON	193-195 GEORGE ST	HILLVIEW HOUSE	16887_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
773	4308	LAUNCESTON	225 GEORGE ST		218254_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1005	4309	LAUNCESTON	227 GEORGE ST		131979_1	House - Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1253	4312	LAUNCESTON	27 GEORGE ST	COMMERCIAL HOTEL	43783_4	Commercial Hotel (eastern wing, northern facade)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

296	4248	LAUNCESTON	34 GEORGE ST		34661_1	Masonic Club (former townhouse)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
804	4247	LAUNCESTON	3-7 GEORGE ST		169239_1	Commercial Building 'Tulloch's' (former Irvine & McEachern, Reliance Worsted Mills)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
268	4249	LAUNCESTON	37-39 GEORGE ST		15125_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
229	4250	LAUNCESTON	41 GEORGE ST		25215_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
206	4251	LAUNCESTON	43 GEORGE ST		25215_3	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
224	4252	LAUNCESTON	45 GEORGE ST		25215_4	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
234	4255	LAUNCESTON	57 GEORGE ST		49383_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1488	4256	LAUNCESTON	58 GEORGE ST		109813_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1525	4256	LAUNCESTON	58 GEORGE ST		109813_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
291	4314	LAUNCESTON	6 GEORGE ST		197443_1	Offices - Georgian (remnants of Penitentiary, former Telecom Depot)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1440	4257	LAUNCESTON	60 GEORGE ST		132160_1	Commercial Building 'Shott's Umbrella Shop' (National Trust shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1456	4258	LAUNCESTON	64 GEORGE ST		124430_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1424	4259	LAUNCESTON	66 GEORGE ST		161449_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1441	4259	LAUNCESTON	66 GEORGE ST		161449_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1489	4259	LAUNCESTON	66 GEORGE ST		161449_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
258	4260	LAUNCESTON	67 GEORGE ST		49219_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
272	4262	LAUNCESTON	69-71 GEORGE ST		49334_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
471	4313	LAUNCESTON	72 GEORGE ST		7025_1	Commercial Building (former 'Shrimps')	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
226	4264	LAUNCESTON	73 GEORGE ST		23829_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
814	4265	LAUNCESTON	76 GEORGE ST		7025_2	Commercial Building (terrace shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
309	4266	LAUNCESTON	78 GEORGE ST		7025_3	Commercial Building (terrace shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
596	4268	LAUNCESTON	80 GEORGE ST		7025_4	Commercial Building (terrace shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
231	4270	LAUNCESTON	82 GEORGE ST		7025_5	Commercial Building (terrace shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
819	4272	LAUNCESTON	84 GEORGE ST		7025_6	Commercial Building (terrace shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

843	4274	LAUNCESTON	86 GEORGE ST		231705_1	Commercial Building - Victorian (terrace shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1081	4274	LAUNCESTON	86 GEORGE ST		158366_1	Commercial Building - Victorian (terrace shop)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
61	4275	LAUNCESTON	88 GEORGE ST		158366_0	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1024	4275	LAUNCESTON	88 GEORGE ST		158366_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
318	4276	LAUNCESTON	88A GEORGE ST		158366_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
968	4276	LAUNCESTON	88A GEORGE ST		158366_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
762	4277	LAUNCESTON	88B-88C GEORGE ST	ROYAL ON GEORGE	119604_3	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
389	4278	LAUNCESTON	90 GEORGE ST	ROYAL ON GEORGE	224721_1	Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1528	4279	LAUNCESTON	91 GEORGE ST	KINROSS HOUSE	69250_1	Kinross House - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
528	4280	LAUNCESTON	94 GEORGE ST	ALBERTO'S	39090_3	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
36	4305	LAUNCESTON	UNIT 1 201-211 (201) GEORGE ST		59421_0	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
367	4305	LAUNCESTON	UNIT 1 201-211 (201) GEORGE ST		59421_1	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

817	4305	LAUNCESTON	UNIT 1	201-211 (201) GEORGE ST	59421_1	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
617	6176	LAUNCESTON	UNIT 2	201-211 (203) GEORGE ST	59421_2	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
691	6176	LAUNCESTON	UNIT 2	201-211 (203) GEORGE ST	59421_2	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
550	6177	LAUNCESTON	UNIT 3	201-211 (205) GEORGE ST	59421_3	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
713	6177	LAUNCESTON	UNIT 3	201-211 (205) GEORGE ST	59421_3	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
172	6178	LAUNCESTON	UNIT 4	201-211 (207) GEORGE ST	59421_4	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
253	6178	LAUNCESTON	UNIT 4	201-211 (207) GEORGE ST	59421_4	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
293	6179	LAUNCESTON	UNIT 5	201-211 (209) GEORGE ST	59421_5	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
625	6179	LAUNCESTON	UNIT 5	201-211 (209) GEORGE ST	59421_5	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
198	6180	LAUNCESTON	UNIT 6	201-211 (211) GEORGE ST	59421_6	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
285	6180	LAUNCESTON	UNIT 6	201-211 (211) GEORGE ST	59421_6	Terrace Houses	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1141	4316	NEWNHAM	158 GEORGE TOWN RD	TREHERNE	229593_1	'Treherne' - Victorian Italianate (formerly Belmont) including the garden	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1523	4440	KINGS MEADOWS	82 GIBSON ST		138816_2	Mount Pleasant (also 9 Luxmore Place)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
887	4325	INVERMAY	86-96 GLEADOW ST		78781_1	Industrial Complex (former Rapson Rubber Company)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
890	4326	SOUTH LAUNCESTON	82 GLEN DHU ST		63888_2	Cottage - Arts and Crafts /Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
821	7076	SOUTH LAUNCESTON	84 GLEN DHU ST		63888_1	Cottage - Arts and Crafts /Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1461	4327	INVERMAY	1 GOODWIN ST		134226_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1405	4329	INVERMAY	3 GOODWIN ST		135297_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1306	4331	INVERMAY	8 GOODWIN ST		224820_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1391	4332	INVERMAY	9 GOODWIN ST		246905_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1297	3873	LAUNCESTON	64 GORGE RD	CATARACT GORGE RESERVE (CLIFFGROUNDS)	120905_1	Caretaker's Cottage - King's Bridge	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
554	4344	SOUTH LAUNCESTON	1 HEATHER ST		63888_3	Cottage - Arts and Crafts/ Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
280	4349	SOUTH LAUNCESTON	11 HEATHER ST		63888_8	Cottage - Arts and Crafts/ Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
328	4350	SOUTH LAUNCESTON	13 HEATHER ST		63888_9	Cottage - Arts and Crafts/ Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

379	4345	SOUTH LAUNCESTON	3 HEATHER ST		63888_4	Cottage - Arts and Crafts/ Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
587	4346	SOUTH LAUNCESTON	5 HEATHER ST		63888_5	Cottage - Arts and Crafts/ Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
187	4347	SOUTH LAUNCESTON	7 HEATHER ST		63888_6	Cottage - Arts and Crafts/ Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
408	4348	SOUTH LAUNCESTON	9 HEATHER ST		63888_7	Cottage - Arts and Crafts/ Garden City Movement	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
348	4352	EAST LAUNCESTON	1 HIGH ST	BIFRONS HOUSE	17260_19	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
638	4384	EAST LAUNCESTON	115 HIGH ST		43_2016	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
680	4354	EAST LAUNCESTON	13 HIGH ST		117016_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1126	4355	EAST LAUNCESTON	14 HIGH ST		50569_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1572	4356	EAST LAUNCESTON	17 HIGH ST	BEXLEY	78395_3	House 'Bexley'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1576	4358	EAST LAUNCESTON	21 HIGH ST	BEULAH	70486_9	Townhouse 'Beulah' - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
658	4359	EAST LAUNCESTON	22 HIGH ST	WINDMILL HILL TOURIST LODGE	33253_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1602	4360	EAST LAUNCESTON	23 HIGH ST	EVERSLEY	44760_13	House 'Eversley'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1603	4361	EAST LAUNCESTON	25 HIGH ST		91559_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1596	4362	EAST LAUNCESTON	27 HIGH ST	ROSEMOUNT	35958_1	Townhouse 'Rosemount'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1606	4363	EAST LAUNCESTON	29 HIGH ST	HILLCREST	221910_1	Townhouse 'Hillcrest' - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1042	4364	EAST LAUNCESTON	32 HIGH ST	ASHTON GATE GUESTHOUSE	175155_1	Guest House 'Ashton Gate'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
611	4365	EAST LAUNCESTON	32A HIGH ST		29693_1	Corner Shop, Residence over - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
592	4366	EAST LAUNCESTON	35 HIGH ST		51176_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
837	4367	EAST LAUNCESTON	36 HIGH ST		25540_3	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
149	4368	EAST LAUNCESTON	37 HIGH ST		105814_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
358	4369	EAST LAUNCESTON	39 HIGH ST		15975_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
939	4353	EAST LAUNCESTON	4 HIGH ST	ANNSBRAE	60120_5	'Annsbrae' - Italianate Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
202	4370	EAST LAUNCESTON	41 HIGH ST		28149_1	House - Gothic Revival	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
997	4371	EAST LAUNCESTON	43 HIGH ST	HATHERLEY HOUSE	231347_1	House 'Hatherley' - Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

618	4372	EAST LAUNCESTON	45 HIGH ST		21377_8	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
124	4374	EAST LAUNCESTON	48 HIGH ST		153340_1	House 'Eurella'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
558	4375	EAST LAUNCESTON	49 HIGH ST		100314_2	Cottage - Victorian Italianate	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
741	4377	EAST LAUNCESTON	51 HIGH ST		59707_1	Cottage - Late Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
282	4378	EAST LAUNCESTON	52 HIGH ST	THE GABLES	233522_1	Townhouse 'The Gables' - Late Victorian Gothic Revival	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
452	4379	EAST LAUNCESTON	53 HIGH ST		232452_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
332	4380	EAST LAUNCESTON	54 HIGH ST		144775_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
758	4381	EAST LAUNCESTON	95 HIGH ST		44092_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
916	4382	EAST LAUNCESTON	97 HIGH ST		124734_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1077	8895	WEST LAUNCESTON	30 HILL ST		31984_1	House 'Lock Ley'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1038	8896	WEST LAUNCESTON	32 HILL ST		46053_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1078	8897	WEST LAUNCESTON	34 HILL ST		45356_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1122	8899	WEST LAUNCESTON	38 HILL ST	HILLCREST	120402_2	House 'Hillcrest'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
909	8901	WEST LAUNCESTON	44 HILL ST		82876_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
910	8902	WEST LAUNCESTON	50 HILL ST	VICTORIA ON HILL	229136_1	House 'Victoria on Hill'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1223	4386	WEST LAUNCESTON	7 HILL ST	TOXETH	223154_1	House 'Toxteth' - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1273	4386	WEST LAUNCESTON	7 HILL ST	TOXETH	67884_2	House 'Toxteth' - Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
352	9542	WEST LAUNCESTON	5 HILLSIDE CR		20986_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1129	9542	WEST LAUNCESTON	5 HILLSIDE CR		251301_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
495	9543	WEST LAUNCESTON	6 HILLSIDE CR		227124_6	House 'Bryronya'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
546	4388	YOUNGTOWN	413-419 HOBART RD	FRANKLIN HOUSE	138099_3	House and School 'Franklin House' - Georgian (National Trust Headquarters)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
629	4388	YOUNGTOWN	413-419 HOBART RD	FRANKLIN HOUSE	138099_1	House and School 'Franklin House' - Georgian (National Trust Headquarters)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
651	4388	YOUNGTOWN	413-419 HOBART RD	FRANKLIN HOUSE	138100_2	House and School 'Franklin House' - Georgian (National Trust Headquarters)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

360	4389	YOUNGTOWN	418 HOBART RD	ST JAMES ANGLICAN CHURCH	125414_1	Church 'St James' Anglican Church - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
797	4390	YOUNGTOWN	513 HOBART RD		198704_1	House "Greycliffe" - Gothic Style (former 'Lyndhurst')	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
737	4472	SOUTH LAUNCESTON	33-39 HOWICK ST		147820_1	Former Infectious Diseases Ward of LGH - including garden area between building and street frontage to Howick and Mulgrave Streets - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
791	4396	SOUTH LAUNCESTON	57 HOWICK ST		156220_1	Conjoined House - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
44	4396	SOUTH LAUNCESTON	59 HOWICK ST		156220_0	Conjoined House - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
237	4396	SOUTH LAUNCESTON	59 HOWICK ST		156220_2	Conjoined House - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
115	7974	INVERMAY	100 INVERMAY RD	ST GEORGES ANGLICAN CHURCH	100878_3	St George's Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
796	10869	INVERMAY	124 INVERMAY RD		151657_2	Hose 'Malunna'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1234	4399	INVERMAY	2 INVERMAY RD		174633_2	Inveresk Precinct (former Launceston Railyards site)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing and the 'Launceston Railway Workshops Conservation Plan' documents for guidance

1147	4412	INVERMAY	217B INVERMAY RD	ST VINCENT DE PAUL	52349_1	Former 'Star' Theatre (now St Vincent De Paul)	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
1544	4413	INVERMAY	247-255 INVERMAY RD	ST FINN BARRS CATHOLIC SCHOOL	149676_1	St Finn Barrs School	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1480	4402	INVERMAY	39-41 INVERMAY RD		101759_1	Commercial Building 'Me Wah' Restaurant	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1399	4402	INVERMAY	43-45 INVERMAY RD	PARK HOTEL	45072_1	Park Hotel - Art Deco (former Railway Inn)	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1423	4410	INVERMAY	81 INVERMAY RD		60023_1	Townhouse	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
381	4115	DILSTON	408 JOHN LEES DR	DILSTON LODGE	8688_1	'Dilston Lodge'	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1303	4117	DILSTON	728 JOHN LEES DR		158188_1	'Burnside Granary'	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
535	4418	LAUNCESTON	10 KING ST		31928_1	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
571	4420	LAUNCESTON	16 KING ST		31184_1	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
604	4415	LAUNCESTON	4 KING ST		42191_1	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
802	4416	LAUNCESTON	6 KING ST		33408_1	Cottage	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
602	4417	LAUNCESTON	8 KING ST		31928_2	House	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

1064	4422	NEWNHAM	13-15 LAVER GR		8116_5	House 'The Cedars' - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1169	4422	NEWNHAM	13-15 LAVER GR		55329_7	House 'The Cedars' - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1174	4425	LAUNCESTON	23 LAWRENCE ST	GUNNERS ARMS TAVERN	100831_2	Gunners Arms Hotel (formerly Lawrence Hotel)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
926	4428	LAUNCESTON	31 LAWRENCE ST		25982_32	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
283	4429	LAUNCESTON	33 LAWRENCE ST		25982_21	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1177	4424	LAUNCESTON	7 LAWRENCE ST		126683_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1039	4432	NEWSTEAD	2 LIME AV		208768_1	House 'Westerhall' - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
620	4433	NEWSTEAD	3 LIME AV		222256_1	House - Federation - including fence	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
314	8163	INVERMAY	14-16 LINDSAY ST		60897_3	House (AKA 1 Esk Street)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1308	4437	INVERMAY	20 LINDSAY ST		107229_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1339	4437	INVERMAY	20 LINDSAY ST		107229_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
990	4440	PROSPECT	9 LUXMORE PL		173898_1	House ?Mount Pleasant? (including outbuildings, entrance gates, lodge and	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

						grave of Henry Reed - Victorian Italianate		
199	4443	EAST LAUNCESTON	15 LYTTLETON ST	MAGNOLIA COTTAGE	60434_2	House 'Magnolia Cottage'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
959	4444	EAST LAUNCESTON	30 LYTTLETON ST		144788_1	House - Victorian (including fence and gate)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1582	4445	EAST LAUNCESTON	36 LYTTLETON ST		208153_1	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1590	4446	EAST LAUNCESTON	38 LYTTLETON ST		39_7045	House - Federation	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
515	4447	EAST LAUNCESTON	43 LYTTLETON ST	LAUDERDALE	54939_1	House 'Lauderdale' - Georgian section	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
547	4448	EAST LAUNCESTON	71 LYTTLETON ST		233118_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
419	4442	EAST LAUNCESTON	9 LYTTLETON ST		40633_3	House - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
964	4430	LILYDALE	1953 MAIN RD	LILYDALE UNITING CHURCH	41578_1	Lilydale Uniting Church and Hall	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
727	4431	LILYDALE	1965 MAIN RD		152721_1	Bardenhagens' Store	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
912	4449	LAUNCESTON	15 MAITLAND ST		100418_1	House - Gothic Revival	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
672	4206	LAUNCESTON	44 MARGARET ST		83622_2	Roman Catholic Church of the Apostles - Gothic Revival	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
678	4206	LAUNCESTON	44 MARGARET ST		83622_3	Roman Catholic Church of the Apostles - Gothic Revival	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

334	7966	LAUNCESTON	60 MARGARET ST		51385_1	Shop and Flat	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
276	7967	LAUNCESTON	64 MARGARET ST		43611_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
287	7968	LAUNCESTON	66 MARGARET ST		21974_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
306	4451	LAUNCESTON	69 MARGARET ST		124079_1	Cottage - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
232	7971	LAUNCESTON	72 MARGARET ST		59329_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
233	7971	LAUNCESTON	72 MARGARET ST		59329_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
798	4454	LAUNCESTON	89 MARGARET ST	MEWS MOTEL	146281_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
103	3820	LAUNCESTON	96 MARGARET ST	ST STEPHENS UNITING CHURCH	174608_1	Uniting Church (former Margaret Street Methodist Church & Church Hall) - former Balfour Street Precinct	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
144	3820	LAUNCESTON	96-98 MARGARET ST	ST STEPHENS UNITING CHURCH	96066_6	Uniting Church (former Margaret Street Methodist Church & Church Hall) - former Balfour Street Precinct	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
179	4458	LAUNCESTON	96-98 MARGARET ST	ST STEPHENS UNITING CHURCH	174608_2	Uniting Church (former Margaret Street Methodist Church & Church Hall) - former Balfour Street Precinct	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

188	4458	LAUNCESTON	96-98 MARGARET ST	ST STEPHENS UNITING CHURCH	214317_1	Uniting Church (former Margaret Street Methodist Church & Church Hall) - former Balfour Street Precinct	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
1588	4459	LAUNCESTON	96-98 MARGARET ST	ST STEPHENS UNITING CHURCH	215362_1	Uniting Church (former Margaret Street Methodist Church & Church Hall) - former Balfour Street Precinct	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
174	4453	LAUNCESTON	UNIT 1 88-92 MARGARET ST		59957_1	Conjoined Cottage - Georgian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
197	4455	LAUNCESTON	UNIT 2 88-92 MARGARET ST		59957_2	Conjoined Cottage - Georgian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
156	4456	LAUNCESTON	UNIT 3 88-92 MARGARET ST		59957_3	Conjoined Cottage - Georgian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1160	3718	NEWNHAM	19 MOUNT STUART DR		163210_1	'Tamarleigh' (formerly 43 Alanvale Road)	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1196	4469	NEWNHAM	33-35 MOUNT STUART DR		143180_1	'Mount Stuart' - including gardens	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
740	4470	SOUTH LAUNCESTON	50 MULGRAVE ST		219488_1	Cottage	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1562	4471	SOUTH LAUNCESTON	55 MULGRAVE ST		122050_1	House - Georgian with Victorian extensions	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
213	4474	WEST LAUNCESTON	7 NEIKA AV		12625_46	House 'Myrora' - Federation	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1199	4475	NEWNHAM	100 NEWNHAM DR	MARITIME COLLEGE	166044_1	Newnham Hall' (including stables and outbuildings) and	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

						'Riverside Cottage' - Georgian		
1524	4477	NEWSTEAD	10 NEWSTEAD CR		115831_1	'Newstead House' - Georgian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
956	8349	KARoola	14 NICHOLLS RD	TURNERS MARSH CATHOLIC CHAPEL	242417_1	Karoola Catholic Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
133	7950	SOUTH LAUNCESTON	14 NORTH ST		125202_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
856	4479	NEWSTEAD	3 OLIVE ST	ELPHIN HOUSE	60609_3	'Elphin House' - Early Gothic Revival	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
941	4651	BANGOR	11 PALING TRK	CLARACH	103525_5	former Anglican All Saints Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1061	4481	LAUNCESTON	3 PARK ST		140122_2	House -'Margaret McIntyre House'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1296	11010	LAUNCESTON	105-119 PATERSON ST	LAUNCESTON COLLEGE	150204_1	Launceston College and former Female Factory and Gaol, 107-119 Paterson Street, and part of Paterson Street, Launceston	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1310	11010	LAUNCESTON	105-119 PATERSON ST	LAUNCESTON COLLEGE	150341_1	Launceston College and former Female Factory and Gaol, 107-119 Paterson Street, and part of Paterson Street, Launceston	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1320	11010	LAUNCESTON	105-119 PATERSON ST	LAUNCESTON COLLEGE	150341_2	Launceston College and former Female Factory and Gaol, 107-119 Paterson Street, and part of Paterson Street, Launceston	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1350	11010	LAUNCESTON	105-119 PATERSON ST	LAUNCESTON COLLEGE	150341_3	Launceston College and former Female Factory and Gaol, 107- 119 Paterson Street, and part of Paterson Street, Launceston	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
1354	11010	LAUNCESTON	105-119 PATERSON ST	LAUNCESTON COLLEGE	_0	Launceston College and former Female Factory and Gaol, 107- 119 Paterson Street, and part of Paterson Street, Launceston	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1520	4492	LAUNCESTON	145-151 PATERSON ST	PENNY ROYAL WORLD	250739_2	Penny Royal Motel (formerly Barton Mill)	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1455	8350	LAUNCESTON	18-20 PATERSON ST		24187_1	Commercial Building	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
90	4261	LAUNCESTON	2 PATERSON ST	LUCK'S CORNER	147398_0	'Luck's Corner'	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
194	4483	LAUNCESTON	21-23 PATERSON ST		47479_1	Commercial Retail	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1469	8182	LAUNCESTON	22-24 PATERSON ST		24187_2	Commercial Building	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
634	4484	LAUNCESTON	34-36 PATERSON ST	PILGRIM UNITING CHURCH	134198_1	former Methodist Church and Chapel and Wesley Chambers (former Methodist Manse)	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
752	4484	LAUNCESTON	34-36 PATERSON ST	PILGRIM UNITING CHURCH	134292_1	land associated with the former Methodist Church	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
125	4488	LAUNCESTON	62-66 PATERSON ST		141250_1	Former F Paine Carriage Building	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

59	7141	LAUNCESTON	67-75 PATERSON ST		175786_0	The Examiner building	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
132	4490	LAUNCESTON	68 PATERSON ST		243101_1	Craigowen	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1099	4480	LAUNCESTON	80 PATERSON ST		28774_3	Commercial Retail	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
992	11011	LAUNCESTON	85-89 PATERSON ST	LAUNCESTON FIRE STATION	12_1433	Launceston Fire Station	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1026	11011	LAUNCESTON	85-89 PATERSON ST	LAUNCESTON FIRE STATION	232911_1	Launceston Fire Station	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1017	4494	LAUNCESTON	91 PATERSON ST		48294_1	Courthouse Hotel - Victorian	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
56	4491	LAUNCESTON	93 PATERSON ST		137633_0	Launceston Polytechnic southern campus and former Treadmill, Male House of Correction, Wellington Square School at 93 Paterson St & part of Barrow St	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1270	4261	LAUNCESTON	FLAT 1 2 PATERSON ST	LUCK'S CORNER	147398_1	'Luck's Corner'	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1222	4263	LAUNCESTON	FLAT 2 2 PATERSON ST	LUCK'S CORNER	147398_2	'Luck's Corner'	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1211	4261	LAUNCESTON	SHOP 3 2 PATERSON ST	LUCK'S CORNER	147398_3	'Luck's Corner'	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1535	4491	LAUNCESTON	UNIT 1 93 PATERSON ST	DRYSDALE CENTRE	137633_1	Launceston Polytechnic southern campus and former	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

						Treadmill, Male House of Correction, Wellington Square School at 93 Paterson St & part of Barrow St		
1112	4491	LAUNCESTON	UNIT 2 93 PATERSON ST	PATERSON-TAFE	137633_2	Launceston Polytechnic southern campus and former Treadmill, Male House of Correction, Wellington Square School at 93 Paterson St & part of Barrow St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1511	4491	LAUNCESTON	UNIT 3 93 PATERSON ST	PATERSON-TAFE	137633_3	Launceston Polytechnic southern campus and former Treadmill, Male House of Correction, Wellington Square School at 93 Paterson St & part of Barrow St	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
356	4496	NORWOOD	316 PENQUITE RD	KOMBACY	129464_1	Kombacy	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1179	4495	NEWSTEAD	57 PENQUITE RD		175226_2	House - 'Norwood House'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
243	4497	NEWSTEAD	5 PEN-Y-BRYN PL	PEN-Y-BRYN	135310_1	House - 'Peny-Y-Bryn House' - Including gate and fence	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1011	4500	LAUNCESTON	20 PRINCES ST		131524_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1527	4506	LAUNCESTON	13 QUADRANT MALL		109405_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1050	4507	LAUNCESTON	14-16 QUADRANT MALL		46958_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1499	4508	LAUNCESTON	15 QUADRANT MALL		112084_14	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1566	4509	LAUNCESTON	17 QUADRANT MALL	ST LUKES HEALTH	146029_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1506	4511	LAUNCESTON	23-27 QUADRANT MALL		12413_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1549	4512	LAUNCESTON	27-29 QUADRANT MALL		109818_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1123	4501	LAUNCESTON	4-12 QUADRANT MALL		123919_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1503	4502	LAUNCESTON	5-5B QUADRANT MALL		67539_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
92	4504	LAUNCESTON	7-11 QUADRANT MALL		167191_0	Part of larger property - now strata titled	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1229	4505	LAUNCESTON	7-11 QUADRANT MALL		167191_4	Part of larger property - now strata titled	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
809	4513	LAUNCESTON	28 RACECOURSE CR		60674_2	House Victorian	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
286	4514	RAVENSWOOD	157-159 RAVENSWOOD RD		16333_2	Old Distillery Complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
294	4514	RAVENSWOOD	157-159 RAVENSWOOD RD		16333_3	Old Distillery Complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

998	4515	RAVENSWOOD	177 RAVENSWOOD RD	OLD WAVERLEY	199135_1	Old Waverley (Woolen Mills)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
464	4516	DILSTON	135 ROSTELLA RD	ROSTELLA	38796_1	Rostella	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
498	4517	NEWSTEAD	8 RUPERT ST	RATHGAEL	55009_2	Rathgael	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
717	4517	NEWSTEAD	8 RUPERT ST	RATHGAEL	55009_1	Rathgael	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1486	4526	INVERMAY	12 RUSSELL ST		108542_5	Cottage - semi-detached	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1397	4528	INVERMAY	14 RUSSELL ST		69592_4	Cottage - attached	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1417	4529	INVERMAY	16 RUSSELL ST		69592_3	Cottage - attached	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1388	4531	INVERMAY	18 RUSSELL ST		69592_2	Cottage - attached	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1390	4532	INVERMAY	20 RUSSELL ST		246213_1	Cottage - attached	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1392	4533	INVERMAY	22 RUSSELL ST		226496_1	Cottage - attached	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1437	4534	INVERMAY	24 RUSSELL ST		235104_9	House - former church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
684	10789	ROCHERLEA	43 RUSSELLS PLAINS RD		121823_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

549	4537	LAUNCESTON	10 SHEPPY ST		58922_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
583	4538	LAUNCESTON	12 SHEPPY ST		58922_3	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
436	4539	LAUNCESTON	14 SHEPPY ST		58922_4	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
393	4536	LAUNCESTON	8 SHEPPY ST		58922_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
908	4197	LAUNCESTON	21 SHIELDS ST	J BOAG & SON BREWERY	146686_1	J. Boag and Son Esk Brewery	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
473	4541	EAST LAUNCESTON	2 SHORT ST		77054_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
402	4542	WEST LAUNCESTON	14 ST ANDREWS ST	EDENHOLME GRANGE	248021_1	House - Victorian - 'Edenholme Grange'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
330	4543	EAST LAUNCESTON	8 ST GEORGES SQ		229366_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
273	4545	LAUNCESTON	1-15 ST JOHN ST		52624_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1291	4563	LAUNCESTON	116 ST JOHN ST		122594_1	Commercial Retail - Georgian (former Lawyer's office)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1343	4565	LAUNCESTON	120 ST JOHN ST		197008_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1315	4567	LAUNCESTON	126 ST JOHN ST	LAUNCESTON HEBREW SYNAGOGUE	3_375	Synagogue	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

526	4568	LAUNCESTON	127 ST JOHN ST		26431_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1202	4569	LAUNCESTON	128 ST JOHN ST		12537_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1242	4569	LAUNCESTON	128 ST JOHN ST		12537_2	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
868	4571	LAUNCESTON	131-133 ST JOHN ST		146293_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
138	4619	LAUNCESTON	134 ST JOHN ST		162540_2	Chalmers Church including iron railings	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
833	4572	LAUNCESTON	135-137 ST JOHN ST		140848_1	Commercial Retail (Kaw Building)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1007	4573	LAUNCESTON	136 ST JOHN ST		28901_1	Dorset Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
123	4574	LAUNCESTON	138 ST JOHN ST	AIRLIE DORSET TERRACE	40626_1	Dorset Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
564	4575	LAUNCESTON	139 ST JOHN ST		54741_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
99	4576	LAUNCESTON	140 ST JOHN ST		40005_1	Dorset Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
137	4577	LAUNCESTON	142 ST JOHN ST		19268_1	Dorset Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
29	4578	LAUNCESTON	143-149 ST JOHN ST		165372_0	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

94	4579	LAUNCESTON	144 ST JOHN ST		51759_1	Dorset Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
107	4580	LAUNCESTON	146 ST JOHN ST		130523_0	House (former residence of CJ Weedon)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1522	4580	LAUNCESTON	146 ST JOHN ST		130523_1	House (former residence of CJ Weedon)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
120	4580	LAUNCESTON	148 ST JOHN ST		130523_2	House (former residence of CJ Weedon)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1023	4580	LAUNCESTON	148 ST JOHN ST		130523_2	House (former residence of CJ Weedon)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1574	4580	LAUNCESTON	148 ST JOHN ST		130523_2	House (former residence of CJ Weedon)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
643	4612	LAUNCESTON	155 ST JOHN ST	ST JOHNS CHURCH-CARPARK	236606_1	St John's Church and Rectory	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
973	4582	LAUNCESTON	159 ST JOHN ST		159968_2	Nelumie	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
745	4582	LAUNCESTON	161 ST JOHN ST		159968_1	Nelumie (title including stables adjoining house)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
192	4583	LAUNCESTON	163 ST JOHN ST	CHALMERS HALL	136965_1	Chalmers Hall	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
168	4584	LAUNCESTON	165 ST JOHN ST		168125_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
290	4585	LAUNCESTON	167 ST JOHN ST		47322_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1025	4586	LAUNCESTON	169 ST JOHN ST		91553_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1304	4587	LAUNCESTON	171 ST JOHN ST		247954_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1305	4588	LAUNCESTON	173 ST JOHN ST		115059_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1352	4589	LAUNCESTON	175 ST JOHN ST		115059_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
581	4590	LAUNCESTON	177 ST JOHN ST		39896_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
687	4591	LAUNCESTON	179 ST JOHN ST		125038_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
751	4592	LAUNCESTON	181 ST JOHN ST		128124_1	House - Dowling House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1210	4547	LAUNCESTON	18-28 ST JOHN ST	LAUNCESTON TOWN HALL	48952_1	Launceston Town Hall	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1221	4547	LAUNCESTON	18-28 ST JOHN ST	LAUNCESTON TOWN HALL	233437_1	Launceston Town Hall Annexe (former Mail Exchnage)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1249	4547	LAUNCESTON	18-28 ST JOHN ST	LAUNCESTON TOWN HALL	233336_1	Launceston Town Hall complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1250	4547	LAUNCESTON	18-28 ST JOHN ST	LAUNCESTON TOWN HALL	49208_1	Launceston Town Hall complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
743	4593	LAUNCESTON	183 ST JOHN ST		128124_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1114	4595	LAUNCESTON	185 ST JOHN ST		170083_1	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
757	4596	LAUNCESTON	187 ST JOHN ST		170083_2	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
573	4597	LAUNCESTON	189 ST JOHN ST		144961_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
760	4599	LAUNCESTON	191 ST JOHN ST		36_8922	Ferraville	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
579	4601	LAUNCESTON	193 ST JOHN ST		40767_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
572	4602	LAUNCESTON	195 ST JOHN	HILLCREST	138675_3	Former Queen Victoria Hospital	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
716	4603	LAUNCESTON	197 ST JOHN ST		146460_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
397	4546	LAUNCESTON	2 ST JOHN ST	PATERSON BARRACKS	54427_2	Paterson Military Barracks (former Commissariat Store)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1787	4548	LAUNCESTON	27 ST JOHN ST		20942_2	Ritchie's Mill Town Warehouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
490	4607	LAUNCESTON	209 ST JOHN ST		58809_1	Alpha Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
508	4607	LAUNCESTON	209 ST JOHN ST		58809_1	Alpha Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
483	4608	LAUNCESTON	211 ST JOHN ST		58809_2	Alpha Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

656	4608	LAUNCESTON	211 ST JOHN ST		58809_2	Alpha Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
443	4609	LAUNCESTON	213 ST JOHN ST		58810_1	Alpha Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
623	4609	LAUNCESTON	213 ST JOHN ST		58810_1	Alpha Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
439	4610	LAUNCESTON	215 ST JOHN ST		58810_2	Alpha Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
440	4610	LAUNCESTON	215 ST JOHN ST		58810_2	Alpha Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1478	11576	LAUNCESTON	31-35 ST JOHN ST		131686_1	Tasmanian Woolgrowers' Agency Headquarters	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
610	4614	LAUNCESTON	36 ST JOHN ST	ST ANDREWS PRESBYTERIAN CHURCH	150307_1	St Andrew's Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
615	4614	LAUNCESTON	36 ST JOHN ST	ST ANDREWS PRESBYTERIAN CHURCH	150307_3	St Andrew's Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
836	4618	LAUNCESTON	38 ST JOHN ST	BENDIGO BANK	46368_1	Former Union Bank	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
185	4549	LAUNCESTON	50-54 ST JOHN ST		34143_1	Bank	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1470	4550	LAUNCESTON	55 ST JOHN ST		_0	Government Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
502	4615	LAUNCESTON	63 ST JOHN ST		91555_1	former ANZ Bank	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

221	4551	LAUNCESTON	68 ST JOHN ST		51197_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
512	6278	LAUNCESTON	74-82 ST JOHN ST		17477_3	Commercial Retail Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
570	6278	LAUNCESTON	74-82 ST JOHN ST		17477_2	Commercial Retail Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
765	6278	LAUNCESTON	74-82 ST JOHN ST		17477_1	Commercial Retail Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
104	4553	LAUNCESTON	77-81 ST JOHN ST		42042_5	Bank	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
893	4554	LAUNCESTON	84 ST JOHN ST	MEDICARE OFFICE	197091_1	Commercial Retail Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
697	4557	LAUNCESTON	88 ST JOHN ST		51137_1	Commercial Building - former Precinct only	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
460	4561	LAUNCESTON	96-102 ST JOHN ST		196798_1	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1539	4559	LAUNCESTON	93 ST JOHN ST		135625_1	Former City Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1540	4560	LAUNCESTON	95 ST JOHN ST		247146_1	Former Theatre	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
401	4621	ST LEONARDS	315-317 ST LEONARDS RD	ST PETERS ANGLICAN CHURCH	_0	St Peter's Anglican Church & Cemetery	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
11	4625	ST LEONARDS	1/38 STATION RD		146430_0	Mount Esk	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1529	4622	ST LEONARDS	15 STATION RD	ST LEONARDS UNITING CHURCH	134171_1	St Leonards Methodist Chapel and Burial Ground	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
386	4623	ST LEONARDS	22 STATION RD	THE OLD RECTORY	132484_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1530	4624	ST LEONARDS	23 STATION RD	KETTERINGHAM LODGE	20673_1	Ketteringham	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
411	4625	ST LEONARDS	38A STATION RD	LARMENIER SCHOOL	146430_2	Mount Esk	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
652	4627	ST LEONARDS	43 STATION RD	CHEGWORTH	246895_1	Chegworth	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
630	4628	ST LEONARDS	43A STATION RD		230849_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
599	4629	EAST LAUNCESTON	2 STEWART ST		133112_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
770	4630	EAST LAUNCESTON	4 STEWART ST		51484_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1227	11450	WEST LAUNCESTON	2 STONE ST		9431_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
260	9736	WEST LAUNCESTON	7 STONE ST		144251_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
265	11447	WEST LAUNCESTON	9 STONE ST		143744_1	House - 'Crabtree'	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1195	4645	LAUNCESTON	102 TAMAR ST		234420_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1190	4646	LAUNCESTON	104 TAMAR ST		227460_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1124	4648	LAUNCESTON	110 TAMAR ST		113540_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
768	4634	LAUNCESTON	13 TAMAR ST		124939_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1512	4634	LAUNCESTON	13A TAMAR ST		124938_1	Commercial Retail	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1151	4649	LAUNCESTON	1-5 TAMAR ST	LAUNCESTON SHOW GIRLS	33711_1	Hotel (former Bridge Hotel)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1313	11799	LAUNCESTON	45-55 TAMAR ST	ALBERT HALL	50902_1	City Park Complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing and also the City Park Conservation Management Plan
980	4639	LAUNCESTON	52 TAMAR ST		167746_1	Terrace House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1271	4640	LAUNCESTON	54 TAMAR ST		167746_2	Terrace House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
917	4643	LAUNCESTON	61-63 TAMAR ST	LAUNCESTON CLUB	226748_1	Launceston Club, Garden and Trees	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
89	4647	LAUNCESTON	UNIT 1 106-108 TAMAR ST	160572_0	Office and apartment complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
343	4647	LAUNCESTON	UNIT 1 106-108 TAMAR ST		160572_1	Office and apartment complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1161	4647	LAUNCESTON	UNIT 1 106-108 TAMAR ST	160572_1	Office and apartment complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
80	4641	LAUNCESTON	56-58 TAMAR ST		172483_0	Terrace House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
211	4647	LAUNCESTON	UNIT 2 106-108 TAMAR ST	160572_2	Office and apartment complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
422	4641	LAUNCESTON	UNIT 1 56-58 TAMAR ST		172483_2	Terrace House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
560	4647	LAUNCESTON	UNIT 3 106-108 TAMAR ST	160572_5	Office and apartment complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
601	4647	LAUNCESTON	UNIT 3 106-108 TAMAR ST	160572_3	Office and apartment complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
249	4647	LAUNCESTON	UNIT 2 106-108 TAMAR ST	160572_4	Office and apartment complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
277	4647	LAUNCESTON	UNIT 2 106-108 TAMAR ST	160572_4	Office and apartment complex	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1610	11824	SOUTH LAUNCESTON	45-47 THISTLE ST W		142453_1	Coates Patons	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1191	4652	TREVALLYN	3 TREVALLYN RD		93099_3	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1215	4653	TREVALLYN	33 TREVALLYN RD		88357_39	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
117	3874	LAUNCESTON	TREVALLYN RD		-	Kings Bridge	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

184	4654	NEWSTEAD	4 TULLOCH ST		216402_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1599	4655	LAUNCESTON	1 TWINING ST		57899_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1592	4655	LAUNCESTON	3 TWINING ST		57899_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1584	6361	LAUNCESTON	5 TWINING ST		57899_3	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1203	4739	WEST LAUNCESTON	304 UPPER YORK ST		233416_1	Peppiatt House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1272	4740	WEST LAUNCESTON	306 UPPER YORK ST		199711_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1252	9827	WEST LAUNCESTON	308 UPPER YORK ST		91619_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1189	4398	MOWBRAY	27 VERMONT RD	MOWBRAY RACECOURSE	164061_1	Mowbray Racecourse, including grandstand	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
637	4658	YOUNGTOWN	5 VICTORIA ST		135717_1	Former Methodist Chapel and Hall	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
642	4658	YOUNGTOWN	5 VICTORIA ST		134311_1	Former Methodist Chapel and Hall	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1262	11008	LAUNCESTON	10-16 WELLINGTON ST	TAFE LAUNCESTON CITY CAMPUS	133230_1	Launceston Polytechnic and former Military Barracks and Invalid Depot site	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
955	4673	LAUNCESTON	102 WELLINGTON ST		39794_1	Commercial Retail Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1154	4675	LAUNCESTON	103-109 WELLINGTON ST	60906_1	Commercial Retail (City Mission)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
1165	4675	LAUNCESTON	103-109 WELLINGTON ST		60906_2	Commercial Retail (City Mission)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1355	4676	LAUNCESTON	111 WELLINGTON ST		PIZZA PUB HOTEL	227759_1	Former Orient Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1483	4676	LAUNCESTON	111 WELLINGTON ST	PIZZA PUB HOTEL	102745_1	Former Orient Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	Refer to THR Datasheet for details of listing
142	4680	LAUNCESTON	149-175 WELLINGTON ST	135606_14	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
938	4680	LAUNCESTON	149-175 WELLINGTON ST		135606_14	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
954	4680	LAUNCESTON	149-175 WELLINGTON ST		135606_8	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
257	4680	LAUNCESTON	151 WELLINGTON ST			135606_13	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
738	4680	LAUNCESTON	151 WELLINGTON ST		135606_13	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	Refer to THR Datasheet for details of listing
102	4680	LAUNCESTON	153 WELLINGTON ST		135606_12	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	Refer to THR Datasheet for details of listing
720	4680	LAUNCESTON	153 WELLINGTON ST		135606_12	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	Refer to THR Datasheet for details of listing

936	4680	LAUNCESTON	155 WELLINGTON ST		135606_11	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Ddatasheet for details of listing
556	4680	LAUNCESTON	157 WELLINGTON ST		135606_10	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
263	4680	LAUNCESTON	159 WELLINGTON ST		135606_9	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
451	4680	LAUNCESTON	159 WELLINGTON ST		135606_9	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
1012	4663	LAUNCESTON	15A WELLINGTON ST		235183_1	Kangaroo Inn	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
141	4680	LAUNCESTON	163 WELLINGTON ST		135606_7	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
794	4680	LAUNCESTON	163 WELLINGTON ST		135606_7	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
161	4680	LAUNCESTON	165 WELLINGTON ST	DUNORLAN TERRACE	135606_6	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
933	4680	LAUNCESTON	165 WELLINGTON ST	DUNORLAN TERRACE	135606_6	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
371	4680	LAUNCESTON	167 WELLINGTON ST		135606_5	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
761	4680	LAUNCESTON	167 WELLINGTON ST		135606_5	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing
175	4680	LAUNCESTON	169 WELLINGTON ST		135606_4	Dunorlan Terrace	Refer to THR Ddatasheet	Refer to THR Ddatasheet for details of listing

261	4680	LAUNCESTON	169 WELLINGTON ST		135606_4	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
759	4680	LAUNCESTON	171 WELLINGTON ST	DUNORLAN TERRACE	135606_3	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
810	4680	LAUNCESTON	171 WELLINGTON ST	DUNORLAN TERRACE	135606_3	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
480	4680	LAUNCESTON	175 WELLINGTON ST		135606_1	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
847	4680	LAUNCESTON	175 WELLINGTON ST		135606_1	Dunorlan Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
113	4662	LAUNCESTON	18 WELLINGTON ST		170522_0	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
897	4681	LAUNCESTON	189-191 WELLINGTON ST	121028_3	Conjoined Cottages	Refer to THR Datasheet	Refer to THR Datasheet for details of listing			
1288	4682	LAUNCESTON	197-199 WELLINGTON ST		225947_1	Tas Dance Studio - Former House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
1322	4683	LAUNCESTON	203A-205 WELLINGTON ST		229154_1	Shop and Residence	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
491	4664	LAUNCESTON	22 WELLINGTON ST		FUSION LAUNCESTON	214583_1	Henry Reed Memorial Church - title to rear of Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	Refer to THR Datasheet for details of listing
504	4664	LAUNCESTON	22 WELLINGTON ST	FUSION LAUNCESTON	148566_1	Henry Reed Memorial Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		

513	4664	LAUNCESTON	22 WELLINGTON ST	FUSION LAUNCESTON	148566_2	Henry Reed Memorial Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1133	4664	LAUNCESTON	22 WELLINGTON ST	FUSION LAUNCESTON	148566_3	Henry Reed Memorial Church - title to rear of Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
503	4666	LAUNCESTON	24 WELLINGTON ST		157709_1	Commercial Property	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
944	6953	SOUTH LAUNCESTON	253 WELLINGTON ST		133842_1	Commercial Retail Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
829	4669	LAUNCESTON	25-31 WELLINGTON ST	175413_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
400	6953	SOUTH LAUNCESTON	255 WELLINGTON ST			133842_2	Shop and Residence	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
920	6955	SOUTH LAUNCESTON	257 WELLINGTON ST		132746_2	Commercial Retail Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1134	4684	SOUTH LAUNCESTON	270 WELLINGTON ST	GLEN DHU PRIMARY SCHOOL	_0	Glen Dhu Primary School	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
205	4659	LAUNCESTON	2-8 WELLINGTON ST	QUEEN VICTORIA MUSEUM & ART GA	156044_1	2-8 WELLINGTON ST, LAUNCESTON	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
662	4685	SOUTH LAUNCESTON	309-311 WELLINGTON ST	ALL THE YEAR ROUND HOTEL	219682_1	The All Year Round Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
972	4668	LAUNCESTON	32 WELLINGTON ST	GOALHOUSE GRILL	37013_1	Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
163	11007	LAUNCESTON	3-5 WELLINGTON ST		243031_1	Barrett Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	

1074	4660	LAUNCESTON	7 WELLINGTON ST		128518_1	Terrace	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1156	4671	LAUNCESTON	99 WELLINGTON ST		109573_2	Commercial Building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
106	4678	LAUNCESTON	SHOP 1 127-129 WELLINGTON ST	141863_0	Shop - Former CTA Club - Georgian with Victorian Italianate wing	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1515	4678	LAUNCESTON	SHOP 1 127-129 WELLINGTON ST		141863_1	Shop - Former CTA Club - Georgian with Victorian Italianate wing	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1554	4678	LAUNCESTON	SHOP 1 127-129 WELLINGTON ST		141863_1	Shop - Former CTA Club - Georgian with Victorian Italianate wing	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
85	4661	LAUNCESTON	UNIT 1	9-15 (9) WELLINGTON ST	56753_0	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1257	4661	LAUNCESTON	UNIT 1	9-15 (9) WELLINGTON ST	56753_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1283	4661	LAUNCESTON	UNIT 1	9-15 (9) WELLINGTON ST	56753_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1231	6305	LAUNCESTON	UNIT 2	9-15 (11) WELLINGTON ST	56753_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1266	6305	LAUNCESTON	UNIT 2	9-15 (11) WELLINGTON ST	56753_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1267	6306	LAUNCESTON	UNIT 3	9-15 (13) WELLINGTON ST	56753_3	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

1284	6306	LAUNCESTON	UNIT 3	9-15 (13) WELLINGTON ST	56753_3	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1230	6307	LAUNCESTON	UNIT 4	9-15 (15) WELLINGTON ST	56753_4	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1245	6307	LAUNCESTON	UNIT 4	9-15 (15) WELLINGTON ST	56753_4	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
706	4687	LAUNCESTON	1 WELMAN ST			30372_9	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
755	4692	LAUNCESTON	11 WELMAN ST		124217_1	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
380	4693	LAUNCESTON	13 WELMAN ST		45749_1	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1013	4694	LAUNCESTON	15 WELMAN ST		113085_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1442	4695	LAUNCESTON	16 WELMAN ST		60489_3	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
722	4696	LAUNCESTON	20 WELMAN ST		149967_2	Egremont	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
785	8277	LAUNCESTON	21 WELMAN ST		134068_2	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
769	4697	LAUNCESTON	23 WELMAN ST	HIGHFIELD HOUSE	229462_1	Cliveden	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
315	4688	LAUNCESTON	3 WELMAN ST		43497_1	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	

531	4698	LAUNCESTON	40 WELMAN ST		16946_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
674	4689	LAUNCESTON	5 WELMAN ST		100075_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1510	4690	LAUNCESTON	7 WELMAN ST		145934_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
778	4691	LAUNCESTON	9 WELMAN ST		25359_1	Conjoined Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
692	7954	SOUTH LAUNCESTON	16 WEST ST		46112_1	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1280	7975	WHITE HILLS	191 WHITE HILLS RD	WHITE HILLS RD	125621_1	St John's Church	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
749	4700	LAUNCESTON	29-45 WILLIAM ST		37769_1	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
790	4699	LAUNCESTON	29-45 WILLIAM ST		63811_1	Tamar Hotel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
25	4703	LAUNCESTON	59 WILLIAM ST		147785_0	Former Launceston Penitentiary	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
640	4702	LAUNCESTON	60 WILLIAM ST		131568_2	Glasgow Engineering Company building	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
474	4205	LAUNCESTON	10 WILLIS ST		156397_1103	Launceston Gasworks	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
869	4205	LAUNCESTON	10 WILLIS ST		156397_1	Launceston Gasworks	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

121	4704	WINDERMERE	431 WINDERMERE RD	ST MATTHIAS CHURCH	125413_1	St Matthias Church and Graveyard	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1380	4705	LAUNCESTON	1 YORK ST		228145_1	Conjoined Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1180	4732	LAUNCESTON	113 YORK ST		14927_2	Former Baptist Chapel	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1132	4712	LAUNCESTON	12 YORK ST	WARATAH ON YORK	60996_1	Waratah House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1416	4713	LAUNCESTON	13 YORK ST		16674_1	Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1445	4715	LAUNCESTON	15 YORK ST		250937_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
818	4716	LAUNCESTON	16 YORK ST		63614_7	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1182	4734	LAUNCESTON	167 YORK ST		55136_2	Former corner shop	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1477	4717	LAUNCESTON	17 YORK ST	ACORN COTTAGES	16674_2	Cottage	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
858	4718	LAUNCESTON	18 YORK ST	STRATHESK HOUSE	63614_6	House - Strathesk	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
861	4719	LAUNCESTON	20 YORK ST	HIAWATHA	198273_1	House - Hiawatha	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1113	4735	LAUNCESTON	214-216 YORK ST	THYNE HOUSE	163476_1	Thynes Mill Tower (formerly Union Brewery)	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

988	4736	LAUNCESTON	270-280 YORK ST	OLD BAKERY INN	50235_1	Former Jubille Bakery	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1082	4738	LAUNCESTON	270-280 YORK ST	OLD BAKERY INN	58623_2	Terrace House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1116	4738	LAUNCESTON	270-280 YORK ST	OLD BAKERY INN	58623_2	Terrace House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1244	4736	LAUNCESTON	270-280 YORK ST	OLD BAKERY INN	58623_1	Title adjoining terraces	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1413	4706	LAUNCESTON	3 YORK ST		61016_1	Conjoined Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
855	4721	LAUNCESTON	49 YORK ST		150060_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
884	4723	LAUNCESTON	52 YORK ST		61000_4	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1415	4707	LAUNCESTON	5-7 YORK ST		249976_1	Conjoined Townhouse	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1040	4724	LAUNCESTON	58 YORK ST		29202_1	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1127	4708	LAUNCESTON	6 YORK ST		148901_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1135	4708	LAUNCESTON	6 YORK ST		148901_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing
1088	4725	LAUNCESTON	60 YORK ST		29202_2	Conjoined House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing

965	4727	LAUNCESTON	64 YORK ST	HI GEORGE	121226_2	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1118	4728	LAUNCESTON	66 YORK ST		109925_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1100	4731	LAUNCESTON	72 YORK ST	TRADE UNION CENTRE	29_3758	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1130	4709	LAUNCESTON	8 YORK ST		70698_1	House	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1381	4710	LAUNCESTON	9-11 YORK ST	YORK MANSIONS	228802_1	Townhouses - York Mansions	Refer to THR Datasheet	Refer to THR Datasheet for details of listing	
1639	9613	LAUNCESTON	35 LAWRENCE ST LAUNCESTON TAS 7250	25982_20	Detached residence	Refer to THR Datasheet	Refer to THR Datasheet for details of listing		
72	10607	BLESSINGTON	2281 DEDDINGTON RD			67320_1	Former St Patrick's Catholic Church	All of Title	Refer to THR Datasheet for details of listing
21	5050	BREADALBANE	17115 MIDLAND HWY		47310_1	Strathroy	All of Title	Refer to THR Datasheet for details of listing	
73	4387	BREADALBANE	563 HOBART RD		144388_3	Strathroy Bridge, Kerry Lodge Probation Station, Convict Quarries and Road	CPR10256	Refer to THR Datasheet for details of listing	
74	4387	BREADALBANE	713 HOBART RD		21364_1	Strathroy Bridge, Kerry Lodge Probation Station, Convict Quarries and Road	CPR10256	Refer to THR Datasheet for details of listing	
55	4357	EAST LAUNCESTON	18A HIGH ST		246404_1	Windmill Hill Reserve	CPR9869	Refer to THR Datasheet for details of listing	

34	4465	INVERMAY	35-43 MAYNE ST	INVERMAY PRIMARY SCHOOL	0	Invermay State School	All of Title	Refer to THR Datasheet for details of listing
43	4672	LAUNCESTON	101 WELLINGTON ST		124438_1	Commercial Retail	All of Title	Refer to THR Datasheet for details of listing
67	4675	LAUNCESTON	105-109 WELLINGTON ST		60906_3	Commercial Retail	All of Title	Refer to THR Datasheet for details of listing
14	11010	LAUNCESTON	107-119 PATERSON ST	LAUNCESTON COLLEGE	0	Launceston College and former Female Factory and Gaol, 107-119 Paterson Street, and part of Paterson Street, Launceston	CPR8838	Refer to THR Datasheet for details of listing
15	11010	LAUNCESTON	107-119 PATERSON ST	LAUNCESTON COLLEGE	0	Launceston College and former Female Factory and Gaol, 107-119 Paterson Street, and part of Paterson Street, Launceston	CPR8838	Refer to THR Datasheet for details of listing
30	11010	LAUNCESTON	107-119 PATERSON ST	LAUNCESTON COLLEGE	0	Launceston College and former Female Factory and Gaol, 107-119 Paterson Street, and part of Paterson Street, Launceston	CPR8838	Refer to THR Datasheet for details of listing
41	11010	LAUNCESTON	107-119 PATERSON ST	LAUNCESTON COLLEGE	0	Launceston College and former Female Factory and Gaol, 107-119 Paterson Street, and part of Paterson Street, Launceston	CPR8838	Refer to THR Datasheet for details of listing
62	11010	LAUNCESTON	107-119 PATERSON ST	LAUNCESTON COLLEGE	0	Launceston College and former Female Factory and Gaol, 107-119 Paterson Street,	CPR8838	Refer to THR Datasheet for details of listing

						and part of Paterson Street, Launceston		
5	3879	LAUNCESTON	11 BRISBANE ST	WADDOW	63614_4	Waddow	All of Title	Refer to THR Datasheet for details of listing
24	3910	LAUNCESTON	124 BRISBANE ST		126644_1	Birchalls	CPR10726	Refer to THR Datasheet for details of listing
48	4570	LAUNCESTON	129 ST JOHN ST	COUNTRY WOMENS ASSOCIATION	117430_1	Commercial Retail	All of Title	Refer to THR Datasheet for details of listing
6	11637	LAUNCESTON	15A-15B BRISBANE ST		248536_2	Sotherton	All of Title	Refer to THR Datasheet for details of listing
4	11587	LAUNCESTON	166-180 WELLINGTON ST	METRO DEPOT	34243_7	Former Launceston Municipal Council Tramway Depot	CPR10238	Refer to THR Datasheet for details of listing
12	11587	LAUNCESTON	166-180 WELLINGTON ST	METRO DEPOT	34243_4	Former Launceston Municipal Council Tramway Depot	CPR10238	Refer to THR Datasheet for details of listing
25	11587	LAUNCESTON	166-180 WELLINGTON ST	METRO DEPOT	60992_6	Former Launceston Municipal Council Tramway Depot	CPR10238	Refer to THR Datasheet for details of listing
47	11587	LAUNCESTON	166-180 WELLINGTON ST	METRO DEPOT	219414_1	Former Launceston Municipal Council Tramway Depot	CPR10238	Refer to THR Datasheet for details of listing
51	11587	LAUNCESTON	166-180 WELLINGTON ST	METRO DEPOT	34243_1	Former Launceston Municipal Council Tramway Depot	CPR10238	Refer to THR Datasheet for details of listing
60	11587	LAUNCESTON	166-180 WELLINGTON ST	METRO DEPOT	60991_8	Former Launceston Municipal Council Tramway Depot	CPR10238	Refer to THR Datasheet for details of listing
61	11587	LAUNCESTON	166-180 WELLINGTON ST	METRO DEPOT	252021_1	Former Launceston Municipal Council Tramway Depot	CPR10238	Refer to THR Datasheet for details of listing
10	11587	LAUNCESTON	166-180 WELLINGTON ST		216954_1	Former Launceston Municipal Council Tramway Depot	CPR10238	Refer to THR Datasheet for details of listing

52	4006	LAUNCESTON	168 CHARLES ST		33605_1	Commercial Retail	All of Title	Refer to THR Datasheet for details of listing
53	4012	LAUNCESTON	176 CHARLES ST		112149_1	Commercial Retail	All of Title	Refer to THR Datasheet for details of listing
39	4735	LAUNCESTON	214-216 YORK ST	THYNE HOUSE	163476_2	Formerly the Union Brewery	All of Title	Refer to THR Datasheet for details of listing
68	6618	LAUNCESTON	29 ST JOHN ST		19273_1	Warehouse	All of Title	Refer to THR Datasheet for details of listing
27	4667	LAUNCESTON	30 WELLINGTON ST		18583_1	Warehouse (former House)	All of Title	Refer to THR Datasheet for details of listing
65	3924	LAUNCESTON	34 CAMERON ST	HOLY TRINITY ANGLICAN CHURCH	226232_1	Holy Trinity Church	All of Title	Refer to THR Datasheet for details of listing
33	4486	LAUNCESTON	34 PATERSON ST	PILGRIM UNITING CHURCH	136691_1	Former Methodist Church	All of Title	Refer to THR Datasheet for details of listing
42	4486	LAUNCESTON	34 PATERSON ST	PILGRIM UNITING CHURCH	149096_3	Former Methodist Church	All of Title	Refer to THR Datasheet for details of listing
59	4206	LAUNCESTON	46 MARGARET ST	ST AILBES CHURCH HALL	226322_1	Church of the Apostles Complex	All of Title	Refer to THR Datasheet for details of listing
26	4206	LAUNCESTON	48 MARGARET ST		36140_1	Church of the Apostles Complex	All of Title	Refer to THR Datasheet for details of listing
19	11063	LAUNCESTON	483 HOBART RD	ROSCREA	26973_1	Evandale to Launceston Water Scheme	TBC	Refer to THR Datasheet for details of listing
56	3887	LAUNCESTON	55-57 BRISBANE ST	PRINCESS THEATRE	222048_1	Princess Theatre	CPR9338	Refer to THR Datasheet for details of listing

40	3964	LAUNCESTON	64 CHARLES ST		91903_4	Commercial Retail	All of Title	Refer to THR Datasheet for details of listing
18	3891	LAUNCESTON	72-76 BRISBANE ST		41873_1	Former Majestic Theatre	All of Title	Refer to THR Datasheet for details of listing
32	10734	LAUNCESTON	78 PATERSON ST	ROYAL PARK	156045_1	Royal Park South, Military Sites and Monuments	CPR9057	Refer to THR Datasheet for details of listing
16	3898	LAUNCESTON	85 BRISBANE ST		44956_5	Commercial Retail Buildings	All of Title	Refer to THR Datasheet for details of listing
2	10735	LAUNCESTON	88-96 PATERSON ST	KINGS PARK	49746_1	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
11	10735	LAUNCESTON	88-96 PATERSON ST	KINGS PARK	159519_2	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
17	10735	LAUNCESTON	88-96 PATERSON ST	KINGS PARK	159106_1	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
28	10735	LAUNCESTON	88-96 PATERSON ST	KINGS PARK	159519_3	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
29	10735	LAUNCESTON	88-96 PATERSON ST	KINGS PARK	223677_1	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
54	10735	LAUNCESTON	88-96 PATERSON ST	KINGS PARK	159107_1	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
66	10735	LAUNCESTON	88-96 PATERSON ST	KINGS PARK	242909_1	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
64	4205	LAUNCESTON	90-110 WILLIS ST		175929_1	Launceston Gasworks	All of Title	Refer to THR Datasheet for details of listing

3	10735	LAUNCESTON	92 PATERSON ST		159519_1	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
44	3902	LAUNCESTON	95 BRISBANE ST		118344_1	Commercial Retail	All of Title	Refer to THR Datasheet for details of listing
31	7142	LAUNCESTON	99A-101 ST JOHN ST		113998_1	Shepherd's Corner	All of Title	Refer to THR Datasheet for details of listing
23	4491	LAUNCESTON	BARROW ST		0	Launceston Polytechnic southern campus and former Treadmill, Male House of Correction, Wellington Square School at 93 Paterson St & part of Barrow St	CPR8839	Refer to THR Datasheet for details of listing
13	3871	LAUNCESTON	BOURKE ST		0	Powder Magazine site and former Electricity Distributing Station	CPR8905	Refer to THR Datasheet for details of listing
63	3914	LAUNCESTON	FACADE ADJOINING 165-177 BRISBANE ST		175413_2	Motors Garage	All of Title	Refer to THR Datasheet for details of listing
1	10735	LAUNCESTON	PART OF TAMAR RIVER		0	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
22	10735	LAUNCESTON	PATERSON ST		242909A_1	Kings Park & part of Tamar River	CPR9936	Refer to THR Datasheet for details of listing
50	4030	LAUNCESTON	UNIT 2 227-229 CHARLES ST		160896_2	Conjoined Houses	All of Title	Refer to THR Datasheet for details of listing
38	11932	LILYDALE	1925 LILYDALE RD		163587_1	Former Lilydale Bush Nursing Centre	CPR11932	Refer to THR Datasheet for details of listing

70	11052	NEWSTEAD	11 TROTSFORD CR	GEZAINCOURT	60677_14	Gezaincourt & Vauchelles	CPR10245	Refer to THR Datasheet for details of listing
9	11039	NEWSTEAD	146 ABBOTT ST	POLICE & CITIZENS YOUTH CLUB	208059_7	Alexander Patent Racket Company Factory and Launceston PCYC	CPR8951	Refer to THR Datasheet for details of listing
45	11039	NEWSTEAD	146 ABBOTT ST	POLICE & CITIZENS YOUTH CLUB	208058_5	Alexander Patent Racket Company Factory and Launceston PCYC	CPR8951	Refer to THR Datasheet for details of listing
57	4093	NEWSTEAD	74-78 ELPHIN RD		163486_2	Claremont	All of Title	Refer to THR Datasheet for details of listing
58	4179	NEWSTEAD	74-78 ELPHIN RD	SCOTCH OAKBURN COLLEGE - ELPHIN CAMPUS	21299_1	Scotch Oakburn College	All of Title	Refer to THR Datasheet for details of listing
8	11063	RELBIA	200 RELBIA RD		32517_1	Evandale to Launceston Water Scheme	TBC	Refer to THR Datasheet for details of listing
69	11063	RELBIA	22 RELBIA RD		126290_1	Evandale to Launceston Water Scheme	TBC	Refer to THR Datasheet for details of listing
36	11063	RELBIA	228 RELBIA RD		130686_1	Evandale to Launceston Water Scheme	TBC	Refer to THR Datasheet for details of listing
49	11063	RELBIA	234 RELBIA RD		130808_2	Evandale to Launceston Water Scheme	TBC	Refer to THR Datasheet for details of listing
71	11063	RELBIA	236 RELBIA RD		35943_1	Evandale to Launceston Water Scheme	TBC	Refer to THR Datasheet for details of listing
20	11063	RELBIA	94 RELBIA RD		197183_1	Evandale to Launceston Water Scheme	TBC	Refer to THR Datasheet for details of listing

37	9463	SOUTH LAUNCESTON	16 HAMPDEN ST		233103_1	Bienfells	All of Title	Refer to THR Datasheet for details of listing
76	11824	SOUTH LAUNCESTON	31 THISTLE ST W		161512_0	Patons & Baldwins, Mill, Office, Recreation Hall & Water Tower	TBC	Refer to THR Datasheet for details of listing
77	11824	SOUTH LAUNCESTON	31 THISTLE ST W	DOOR OF HOPE	161512_2	Patons & Baldwins, Mill, Office, Recreation Hall & Water Tower	TBC	Refer to THR Datasheet for details of listing
75	11965	SOUTH LAUNCESTON	34-40 HOWICK ST		0	Nurses' Home No. 1, Launceston General Hospital	CPR9983	Refer to THR Datasheet for details of listing
7	11824	SOUTH LAUNCESTON	36 THISTLE ST W		158522_1	Patons & Baldwins, Mill, Office, Recreation Hall & Water Tower	TBC	Refer to THR Datasheet for details of listing
35	7972	SOUTH LAUNCESTON	WESTBURY RD		213227_1	Rose Lane Park	All of Title	Refer to THR Datasheet for details of listing
46	11590	TREVALLYN	7 WEST TAMAR RD		222174_1	The Boat House	All of Title	Refer to THR Datasheet for details of listing

Table C6.1 Local Historic Heritage Places Datasheet - Cim-Cimitiere St 1

Town/Locality:
LAUNCESTON

Address:
1 Cimitiere Street

Folio of the Register:
220077/1

Description:
Detached single storey weatherboard house
Federation
c1900



Specific Extent:
The whole of the site with the corner section facades visible directly from the streets of significance; corner section location on street boundaries being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In late 1884 the land noted the first block in Cimitiere Street (traced as being No. 1) on Rates Assessment Rolls went from being land owned by Richard Newey Jnr (Snr resided at No. 3) to a nursery owned by John Ferguson. A Richard Newey still next door. John Ferguson owned the nursery until about 1890 when James Scott purchased it and also resided at No. 7. Further research required to confirm. Part of the evolution of residential development in this area and the requirement for local shops to service the occupants of the residences. The current street façades to both Cimitiere and Racecourse are more typical of 1920s period. This building, as a remnant of an earlier shop with an attached dwelling, is a significant element in the urban streetscape. LINC Photo Corner Cimitiere and Racecourse NS3484-1-55 shows different a structure entirely, but intent of use with door to corner and shopfronts either side similar. Also, important for defining the corner of Racecourse and Cimitiere and the 'entry' into the 'Square' of Cimitiere St.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant as one of few shops built in this area of the precinct as the area developed and resident numbers increased. Some evidence of shopfronts still visible. Exclusions from significance include the garage addition and later period windows.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - Originally one of few shops in this precinct servicing the residential area and being the central 'hub' of community life.
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Cimitiere St 16

Town/Locality:
LAUNCESTON

Address:
16 Cimitiere Street

Folio of the Register:
30241/2

Description:
Detached single storey weatherboard house with shop
Inter-war Bungalow
1925



Specific Extent:
The whole of the site with the facades visible directly from the street and setbacks being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Residence built in 1925 as one of a number in that period. Part converted to a shop around 1938 when William Phillips purchased the property. The shop being one of few servicing this developed area. Later becoming a shop servicing the area after other shops had been closed or redeveloped. Highly significant as one of a small number of dwellings built during the same period, in this area of the precinct, when vacant land was developed into smaller blocks.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Demonstrates the principal characteristics of a single storey weatherboard Federation Bungalow building. Also significant as one of a small number built adjoining one another as development during the same period. Elements to be excluded from significance include: garden plantings other than pines to Innes St raised garden bed, side and rear timber paling fences, signage, aluminium framed windows and canvas awning.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - Highly significant as being one of few shops in this precinct servicing the residential area and being part of the central 'hub' of community life.

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Cimitiere St 18

Town/Locality:
LAUNCESTON

Address:
18 Cimitiere Street

Folio of the Register:
145013/1

Description:
Detached single storey weatherboard house
Inter-war Federation/Bungalow
1929



Specific Extent:
The whole of the site with the building elements visible directly from the street, setbacks and front fence including gates being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Jan 1881 Rate Assessment for land only. 1882 Rate Assessment notes Edward Carr Dinham was owner and occupant was Mrs Wilkinson. Smythe Map 1835 land noted as Parsonage Grounds. 1839 Map shows grant to Thomas Reibey, W S Sharland and R Q Kermode. Highly significant as one of a small number of dwellings built during the 1920s period, in this area of the precinct, when large areas of vacant land was developed into smaller blocks, and highly significant as part of the streetscape and contributing to the Cimitiere Street 'Square'.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a single storey weatherboard Federation Bungalow building. Also significant as one of a small number built adjoining one another as a same period development. Building integrity as a Federation Bungalow very good including all building elements, dwelling footprint and front fence including gates.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Cimitiere St 45

Town/Locality:
LAUNCESTON

Address:
45 Cimitiere Street

Folio of the Register:
25982/27

Description:
Detached single storey rendered brick house
Victorian Georgian/Filigree
1872



Specific Extent:

The whole of the site with the original facades visible directly from the street (including 'Ashlar') and lane with setbacks and location of access from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Earliest owner was the Trustee Church of England (later Trinity Church Trustee) from prior to the 1860s. C of E Trustee owned approx. Seven (7) blocks in a row (from the corner with Lawrence St) which were built on over a period of time from prior to 1860s. Occupant in 1879-1881 was a Thomas McKenzie who later occupied No. 2 Cimitiere Street, Trinity Church House, in 1882. McKenzie then purchased No 45 from the Trustee (1883) and occupied it until 1888. Highly significant as one of a number of conjoined and detached dwellings built during the Victorian period forming part of a 'square' on Cimitiere Street.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of a single storey 'Ashlar' rendered brick Victorian domestic building. Exclusions to significance include: the rear addition; modern steps to front.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Cimitiere St 52

Town/Locality:
LAUNCESTON

Address:
52 Cimitiere Street

Folio of the Register:
41057/1

Description:
Detached single storey weatherboard house
Inter-war Federation/Bungalow
1922



Specific Extent:
The whole of the site with the facades visible directly from the street and lane with setbacks from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - 1889/90 - land owned by Martin Boland, 1905-1920 - land owned Annie O'Brien, 1921 - Land owned by Richards and Nicholls, 1922 - House and land owned and occupied by Alfred T Walters. Building forms part of the evolution of residential development in this area - the 1920s period of 'infill' housing on previously vacant land part of larger holdings (J & T Gunn Pty Ltd). Street and lane façades typical of 1920s period. Highly significant as one of a small number of dwellings remaining that were built during the same period, in this area of the precinct, when vacant land was developed into smaller blocks. Also, important for further infilling the streetscape to the Cimitiere Street 'Square'.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a single storey weatherboard Federation Bungalow building. Elements to be excluded from significance include: any garden plantings (except hedge) and fencing.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Innes St 5

Town/Locality:

LAUNCESTON

Address:

5 Innes Street

Folio of the Register:

247276/1

Description:

Detached single storey weatherboard house Federation Victorian c1900



Specific Extent:

The whole of the site with the facades visible directly from the street with setbacks from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Dwelling was built c1900 and occupied by Thomas McKenzie and later other members of the McKenzie family until the 1930s. In the 1940s it was occupied by Cecil Richardson, a train examiner (*Examiner 26/12/1944, p. 4*)(*Tasmania Post Office Directories*). Building forms part of the evolution of residential development in this area - the 1800s period of development as demand for housing increased. Highly significant as part of the streetscape. Building integrity as a Victorian dwelling good generally, retaining basic construction type, roof form and chimney. Unusual as timber weatherboard clad dwelling for period.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of a single storey weatherboard Victorian domestic detached building in the Georgian style. Elements to be excluded from significance include: replacement windows with shutters and addition of modern front door with lights either side. any minor garden plantings, external light fittings and timber paling side boundary and rear fencing.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Innes St 7

Town/Locality:

LAUNCESTON

Address:

7 Innes Street, LAUNCESTON TAS
7250

Folio of the Register:

81430/1

Description:

Conjoined single storey weatherboard house - one of pair (northern end, left of photo)

Federation Bungalow
1903



Specific Extent:

The whole of the site with the facades visible directly from the street with setbacks from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - It was occupied by Benjamin Keats in the 1920s and 1930s and then by Claude Bagley in the 1940s (<i>Tasmania Post Office Directories</i>). Building forms part of the evolution of residential development in this area - the early 1900s as demand for housing continued. Therefore, highly significant as part of the streetscape. Highly significant as one of a number of conjoined and detached dwellings built during the Federation period and extending the development that occurred in Cimitiere Street St in the early period.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a conjoined single storey weatherboard Federation building. Elements to be excluded from significance include: modern infill to verandah and extra decorative brackets under frieze, modern tile roof, any minor garden plantings and timber paling side boundary and rear fencing.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Innes St 9

Town/Locality:

LAUNCESTON

Address:

9 Innes Street

Folio of the Register:

81430/2

Description:

Conjoined single storey weatherboard house - one of pair (southern end, right of photo)

Federation Bungalow

1903



Specific Extent:

The whole of the site with the facades visible directly from the street with setbacks from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

First occupied by Herbert Webb. In 1931 it was advertised for let as having five rooms (*Examiner 17/10/1931, p. 9*).

Building forms part of the evolution of residential development in this area - the early 1900s as demand for housing continued. Therefore, highly significant as part of the streetscape.

Highly significant as one of a number of conjoined and detached dwellings built during the Federation period and extending the development that occurred in Cimitiere Street in the early period.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of a conjoined single storey weatherboard Federation building. Elements to be excluded from significance include: decorative brackets under shade hood to front windows, any minor garden plantings, and timber paling side boundary and rear fencing.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Lawrence St
1/11-13

Town/Locality:
LAUNCESTON

Address:
1/11-13 Lawrence Street

Folio of the Register:
163038/1

Description:
Conjoined two storey weatherboard house
- one of a pair (northern end, left of photo)
Victorian Filigree
c1880



Specific Extent:
The whole of the site with facades visible directly from the street, outbuildings and setback from boundaries being important.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - First Rates Assessment record (1880) shows owner as George Reid. One address only shown. Building forms part of the evolution of residential development in this area - the 1880s period. Therefore, highly significant as part of the streetscape. Highly significant as one of a number of conjoined and detached dwellings built during the Victorian period and extending the development that occurred in Cimitiere Street in the early period.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a two storey weatherboard conjoined Victorian domestic building. Building is a rare example of the type. It retains all the features of the period including fencing. Elements to be excluded from significance include: minor garden plantings and timber paling side fencing.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Cim-Lawrence St
2/11-13

Town/Locality:
LAUNCESTON

Address:
2/11-13 Lawrence Street

Folio of the Register:
163038/2

Description:
Conjoined two storey weatherboard house
- one of a pair (southern end, right of photo)
Victorian Filigree
c1880



Specific Extent:
The whole of the site with facades visible directly from the street, outbuildings and setback from boundaries being important.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Rates Assessment record (1891) shows owner as George Reid similar to the other one of the pair. May have been built or completed one at a time. Building forms part of the evolution of residential development in this area - the 1880s period. Highly significant as part of the streetscape. Highly significant as one of a number of conjoined and detached dwellings built during the Victorian period and extending the development that occurred in Cimitiere Street in the early period.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a two storey weatherboard conjoined Victorian domestic building. Building is a rare example of the type. It retains all the features of the period including fencing. Elements to be excluded from significance include: minor garden plantings and timber paling side fencing.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Lawrence St 15

Town/Locality:
LAUNCESTON

Address:
15 Lawrence Street

Folio of the Register:
122067/1

Description:
Detached single level weatherboard house
Victorian
1882



Specific Extent:
The whole of the site with facades visible directly from the street and setback from boundaries being important.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - House in Rates Assessment post 1882 and Workshop built c1886 on the block. Owner and occupant John Howard. Building forms part of the evolution of residential development in this area - the 1880s period. Therefore, highly significant as part of the streetscape. Highly significant as one of a number of conjoined and detached dwellings built during the Victorian period and extending the development that occurred in Cimitiere Street in the early period.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a detached single level weatherboard Victorian Filigree domestic building. Building is a rare example of the type. It retains all the features of the period. Elements to be excluded from significance include: minor garden plantings, front steel mesh and pipe fencing and timber paling side fencing.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Lawrence St 25

Town/Locality:
LAUNCESTON

Address:
25 Lawrence Street

Folio of the Register:
25982/22

Description:
Detached single storey weatherboard house
Victorian Filigree
1882



Specific Extent:
The whole of the site with the building elements visible directly from the streets/lanes and setbacks being of high importance, but, excluding the 'fire wall' on the Cimitiere St side.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Jan 1881 Rate Assessment for land only. 1882 Rate Assessment notes Edward Carr Dinham was owner and occupant was Mrs Wilkinson. Smythe Map 1835 land noted as Parsonage Grounds. 1839 Map shows grant to Thomas Reibey, W S Sharland and R Q Kermode. Highly significant as one of a number of conjoined and detached dwellings built during the Victorian period and is included in the AHD listing as forming part of a 'square' on Cimitiere Street.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a single storey weatherboard Victorian domestic building, and inclusive of large tree in garden area. Elements excluded from significance - 'fire' wall on Cimitiere St side, general plantings and shrubs in garden area.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Lawrence St 27

Town/Locality:
LAUNCESTON

Address:
27 Lawrence Street

Folio of the Register:
25982/34

Description:
Conjoined two storey weatherboard house
Victorian Filigree
1883



Specific Extent:
The whole of the site with the building elements visible directly from the street and setbacks being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Residence built in 1883 as one of a number in that period along this section of Lawrence Street. Land and house owned by H E Boucher (or Bowcher) who resided at No 31. The first occupant being Lawrence Molly. Smythe Map 1835 land noted as Parsonage Grounds. 1839 Map shows grant to Thomas Reibey, W S Sharland and R Q Kermode. Significant as one of a number of conjoined and detached dwellings built during the Victorian period and extending the development that occurred in Cimitiere Street in the early period.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Demonstrates the principal characteristics of a two storey weatherboard Victorian Filigree style building. Also significant as one of a small number built adjoining one another as a development during the same period. Elements to be excluded from significance include: any garden trees and shrubs.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Lawrence St 29

Town/Locality:
LAUNCESTON

Address:
29 Lawrence Street

Folio of the Register:
25982/33

Description:
Conjoined single storey weatherboard house
Victorian Georgian
1885



Specific Extent:
The whole of the site with facade visible directly from the streets, fence and setback from boundary being important.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Land and house owned by H E Boucher with first occupant being Thomas Clements. No house in Jan or Dec 1884. Smythe Map 1835 land noted as Parsonage Grounds. 1839 Map shows grant to Thomas Reibey, W S Sharland and R Q Kermode. Building forms part of the evolution of residential development in this area - the late 1800s period of development as demand for housing increased. Therefore, highly significant as part of the streetscape. The dwelling is a rare example of a conjoined dwelling which does not match the other in number of storeys. Highly significant as one of a number of conjoined and detached dwellings built during the Victorian period and extending the development that occurred in Cimitiere Street in the early period.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a single storey weatherboard Victorian domestic building and is a rare example of a conjoined dwelling which does not match the other in number of storeys. Retains setback, verandahs, original windows and features to street facade in period style. Exclusions to significance include garden plantings.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cim-Lawrence St 37

Town/Locality:
LAUNCESTON

Address:
37 Lawrence Street

Folio of the Register:
25982/19

Description:
Detached one storey weatherboard house
Victorian Filigree
1883



Specific Extent:
The whole of the site with facade visible directly from the streets, major trees and setback from boundary being important.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Owner and occupant shown as Charles Kent from 1884 in Rates Assessment Roll. Smythe Map 1835 land noted as Parsonage Grounds. 1839 Map shows grant to Thomas Reibey, W S Sharland and R Q Kermode. Building forms part of the evolution of residential development in this area - the late 1800s period of development as demand for housing increased. Therefore, highly significant as part of the streetscape. Highly significant as one of a number of conjoined and detached dwellings built during the 1890s period and extending the development that occurred in Cimitiere Street in the early 1800s.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a large single storey weatherboard Victorian domestic building. Street facade includes a one storey verandah with cast iron post brackets and balustrading wrapping around the main house down the side. Concave verandah roof shape, roof separate to main hipped roof with exposed rafter detailing under eaves. Exclusions to significance include timber lattice infill under verandah and to fence (unpainted), minor garden plantings, and, later period additions and alterations.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Cim-
Racecourse 8**

Town/Locality:
LAUNCESTON

Address:
8 Racecourse Crescent

Folio of the Register:
91125/2

Description:
Conjoined single storey weatherboard house - one of a pair
Victorian Georgian
c1870



Specific Extent:
The whole of the site with the facades visible directly from the street with setbacks from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1890/1891 No. 8 Racecourse Cres was occupied by Mrs B Keelan. The Keelan family (Bridget and Peter) were living in Racecourse Cres in 1889 when the death of their son, Francis was reported (Daily Telegraph 4-11-1889). By 1890 it appears Peter had died, as from then right up until the late 1930s, Mrs B Keelan is listed as the occupier in the directories. Building forms part of the evolution of residential development in this area - the late 1800s period of development as demand for housing increased. Highly significant as part of the streetscape. Building integrity as a Victorian dwelling good generally. Retains timber construction, verandah, original windows, chimneys and features to street facade in period style. Unusual as timber weatherboard clad dwelling for period.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a single storey weatherboard Victorian domestic conjoined building in the Georgian style. Elements to be excluded from significance include: any minor garden plantings, external light fittings, window to rear lean-to visible from Racecourse Cres and timber paling side and rear fencing. Adjacent building has painted exterior which is highly intrusive to the streetscape setting and particularly to No. 8.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Cim-
Racecourse 10**

Town/Locality:
LAUNCESTON

Address:
10 Racecourse Crescent

Folio of the Register:
214866/1

Description:
Conjoined single storey weatherboard house - one of a pair
Victorian Georgian
c1870



Specific Extent:
The whole of the site with the facades visible directly from the street with setbacks from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1890/1891 No. 10 Racecourse Cres was occupied by T Levisjohn. Highly significant as one of a number of conjoined and detached dwellings built during the Victorian period. Building forms part of the evolution of residential development in this area - the late 1800s period of development as demand for housing increased. Highly significant as part of the streetscape. Building integrity as a Victorian dwelling good generally. Retains timber construction, verandah, original windows, chimneys and features to street facade in period style. Unusual as timber weatherboard clad dwelling for period.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a single storey weatherboard Victorian domestic conjoined building in the Georgian style. Elements to be excluded from significance include: any minor garden plantings, external light fittings, bullnosed painted zincalume varying to original indicated on No. 8 and in detailing, windows to side elevation visible from Racecourse Cres later period replacements (and windows to street facade single pane not multi-pane which suggest replacement from late Victorian period onwards) and timber paling side and rear fencing.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Cimitiere Street Racecourse 20

Town/Locality:
LAUNCESTON

Address:
20 Racecourse Crescent

Folio of the Register:
91632/1

Description:
Detached single level weatherboard house
Federation Bungalow
c1900



Specific Extent:
The whole of the site with facades visible directly from the street, fencing and setback from boundaries being important.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Style of house suggests Federation but dating from Rates Assessment Rolls indicate construction 1885-1899. A John Dunkin owned and occupied No. 18 in 1899 but this became No. 20 in 1900. In April 1920 two properties were offered for sale on behalf of A. Dunkin. A cottage at No. 20 Racecourse Cres consisting of six rooms, kitchen and bath as well as an allotment of land adjoining and situated on the corner of Cimitiere Street and Racecourse Crescent (the current No. 20). The land then contained a shop and one room, but it was noted that there was sufficient room for a dwelling to be built upon it (<i>Examiner 5/4/1920, p. 8</i>). The current No. 20 probably dates from this time (c1920s). Further research into possible destruction by fire. Refer also to No. 1 Cimitiere Street listing. Building forms part of the evolution of residential development in this area - the later 1800s period of development as demand for housing increased. Highly significant as part of the streetscape. Building integrity as a Federation dwelling good generally. Retains timber construction, verandah, original windows, chimneys and features to street facade in period style.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of an early single storey weatherboard Federation worker's cottage. Exclusions to significance include minor garden plantings and shrubs (trees an exception), glazed and clad enclosure to front porch and timber paling side fencing. Elements to be excluded from significance include: minor garden plantings and shrubs (trees an exception to this), 20thC front fence posts, glazed front door and potentially the timber fretwork to verandah which appears 20thC in contrast to solid balustrade infill adjacent which appears original.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Civ-Cameron St 69A

Town/Locality:
LAUNCESTON

Address:
69A Cameron Street

Folio of the Register:
203726/1, 150307/2, 40/175

Description:
Open Public Space

1982; Redeveloped 2018

Specific Extent:
The whole of the site complete with artworks being of high importance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Civic Square was first declared "a place for people" in 1982 and is significant as a central civic precinct open space. Significant as a Late 20th century urban open space that links several public buildings important to the city of Launceston.
(ii) creative or technical achievements; or Criteria E -
(ii) a class of building or place; or Criteria D - Civic Square is of historic heritage significance because of its ability to demonstrate the principal of publicly accessible modern urban space which connects significant and core public buildings via pedestrian only access, is a place for gathering, and, is a place for resting and contemplation.
(ii) aesthetic characteristics; or Criteria H -
(a) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - The place is significant in that it has a strong meaning for the community because of its social associations and as the centre focal point of the State and Local Government services area in Launceston.

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet - Civ-Cameron St
71**

Town/Locality:
LAUNCESTON

Address:
LINC Library Building, 71 Cameron Street

Folio of the Register:
150223/1

Description:
Purpose built library building
1971; Refurbished 2015

Specific Extent:
The whole of the site and building being of high importance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Significant role as a civic building in social, political and architectural history of Launceston. Constructed in 1971 with a major refurbishment in 2015. Significant as a single building demonstrating Late 20th C purpose built civic buildings that respect the adjoining highly significant buildings by using restraint or modern simplicity in detailing and finishes. The building is conspicuous as an infill due to its large scale.
(ii) creative or technical achievements; or Criteria E -
(ii) a class of building or place; or Criteria D - The library building is of historic heritage significance as a Late 20th C multi level building purpose built as a library to service the city's population.
(ii) aesthetic characteristics; or Criteria H -

(a) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - The place is significant as a substantial modern building reflecting the importance of library services to the population of the city of Launceston. One of a number of State Government and Local Council buildings framing the perimeter of Civic Square.
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -



Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet - Civ-Charles
99_99**

Town/Locality:
LAUNCESTON

Address:
99 Charles Street

Folio of the Register:
149096/2, 102602/2 (part of)

Description:
Conjoined single level commercial building known as 99 Charles Street c1881 and c1920s



Specific Extent:
The whole of the site and building being of high importance – building to left of photograph.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Coach builder's premises in Late Victorian period - Anderson and Lahey, Crocker and Sons (97 and 99 Charles Street). Now Foot and Playsted Printers. Modified in the Inter-war period (1920s). Highly significant as an Inter-war modern remodelling of a Victorian single former coach building premises but also highly significant as one of a group of Victorian and Inter-war buildings in a pattern of early business and commercial development and alterations over several decades to remain functional.
(ii) creative or technical achievements; or Criteria E -
(ii) a class of building or place; or Criteria D - Demonstrates the principal characteristics of an Inter-war modernist alteration to a Victorian building with sawtooth roof and skylights, steel framed windows in regularly spaced bays and simple massing.
(ii) aesthetic characteristics; or Criteria H -
(a) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Civ-Charles 99_101

Town/Locality:
LAUNCESTON

Address:
99 Charles Street

Folio of the Register:
102602/2

Description:
Conjoined two story commercial building also known as 101 Charles Street.
c1920s and c1980s



Title also includes part of the single level commercial building known as 99 Charles Street (refer datasheet: Civ-Charles 99_99)

Specific Extent:
The whole of the site and building being of importance with exclusions as noted below – building to centre right.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Former potentially modest 1920s shop and tenancy over, with c1980s second storey alterations to the original upper level. Two entries are evident suggesting two tenants/levels. Appears to have been a motor sales premises (National Motors 103 Charles) in late 1920s but this is not confirmed by other information to date. A dealer, Neal McMahon, at No 103 in the 1940s. Ralph and Guy Estate Agents at 101 Charles in the 1950s. Now Foot and Playsted Printers. Street level shopfront appears to retain its 1920/30s character with timber framed medium sized shopfront panes and tiling. Significant as an example of a modern facade application and/or addition to an Inter-war commercial retail building and significant as complimenting to the streetscape and respecting the significant buildings on either side.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of an Inter-war modernist street level shopfront with a Late 20th Century alteration to the upper level. Elements to be excluded from significance include: render and windows to the upper level of the Charles Street facade (Late 20th C).
(iv) aesthetic characteristics; or Criteria H -

(a) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Bathurst St 33

Town/Locality:
LAUNCESTON

Address:
33 Bathurst Street

Folio of the Register:
115658/1

Description:
Two storey detached building -
Launceston City Band Hall
Federation
1905 and 1922



Specific Extent:
The whole of the site and building with
street facade being of high
significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Owner originally J. W Boatright. Built c1905 by C Adams with other works (additions - second level - clothing factory) c1922 by A B Taylor. A good example of a relatively modest but historically interesting commercial building accommodating a band rehearsal room on the ground level and commercial use (former clothing factory on the upper floor) as a later addition. The building has a small gable roof form, tall brick chimneys, enclosed upper verandah and timber entry bay. Highly significant as a single building in a pattern of early business, manufacturing and commercial development. The place is a historically interesting example of: mixed use with a band rehearsal room on the ground floor and commercial use on the upper floor, Tasmania's built form heritage, and, the Launceston streetscape.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the rare characteristics of a Federation mixed use building with additions early in its usage. Elements to be excluded from significance include: Later period glazed doors at street level; air conditioning units; and, large signage on facade and at roof level.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St 14

Town/Locality:
LAUNCESTON

Address:
14 Brisbane Street

Folio of the Register:
53673/1

Description:
Detached two storey hotel - Royal Oak Hotel
Victorian
c1850



Specific Extent:
The whole of the site and building with facades to streets being of significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - There are references as early as c1850 to the Royal Oak Hotel being at the corner of Brisbane and Tamar Streets (<i>Cornwall Chronicle 3/9/1851, p. 556</i>) when the licensee was William Hedger. It appears in the Tasmania Post Office Directories in 1890/91 when John Thompson was licensee and then again from 1898 onwards (<i>PO Directories</i>). It is possible that major works were done in the intervening period when it was not listed, ie 1892-1898. In 1954 extensions to the hotel were approved (<i>Examiner 2/10/1954, p. 9</i>). One of a group of Victorian period hotels found throughout Launceston, in this case altered with later windows and rendered finish but still discernible as an early building with its typical form and fine surviving joinery details. A good representative example of the Victorian Hotel form that despite alterations retains and important streetscape presence with much of the facade remaining intact. Highly significant as a single building presenting to the street corner which contributes significantly to the streetscape, but, also highly significant as one of a group of similar buildings in a pattern of early commercial development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of a Victorian hotel and significant in that it has continued in this function. Elements to be excluded from significance include: large signage on roof; main entry awning; modern doors and windows; facility addition on Tamar St side rear; and, canvas awning over doorway.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - Significant in that it has a strong meaning for the community because of its social associations and as part of a group of similar corner hotels throughout Launceston.

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Com-Brisbane St

18

Town/Locality:

LAUNCESTON

Address:

18 Brisbane Street

Folio of the Register:

129601/2

Description:

Two storey conjoined former residential building

Federation Victorian

1897



Specific Extent:

Brisbane Street frontage including chimney, and brick side wall to east of site.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

These town houses appear in the Tasmania Post Office Directories from the 1890s (*PO Directories*). Over the years, no. 18 has been occupied as a boarding house run by the Misses Hopkins in the 1910s, and again in the 1930s by Mrs Cross (*PO Directories*). No. 20 has been occupied by Miss Orpwood, music teacher c1915 to the 1920s, and as a YWCA accommodation house in the early 1940s (*PO Directories*).

A pair within an impressive terrace group built by J & T Gunn, builders, that have had the verandahs removed and modern infill glazing installed but retain a strong contribution to the streetscape indicating the former residential nature of the area. They feature well-detailed face brickwork, rendered string courses, dentil courses, projecting bays with gabled and multi-faceted roofs. The terraces demonstrate key attributes of the late Victorian style and generally a high quality of design and execution. The modern infill glazing is an intrusive addition which compromises significance. Highly significant as a good representative example of Federation period Victorian style terraces (although alterations to verandahs made) built in this prominent area of the city and significant as part of a group of former residential buildings.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of the two storey Victorian style terrace form including detailed brickwork, projecting bays, coursing details and high quality design and execution. The modern alterations to the verandahs compromise the significance of the building.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of two storey brick Victorian style terraces and their location on the edge of the central business area. Elements to be excluded from significance include: modern structures and infill glazing to both levels of former verandah locations on the street facade.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

- | |
|---|
| (i) a particular community or cultural group for social or spiritual reasons; or Criteria F - |
| (ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G - |

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Com-Brisbane St

20

Town/Locality:

LAUNCESTON

Address:

20 Brisbane Street

Folio of the Register:

129601/2

Description:

Two storey conjoined former residential building

Federation Victorian

1897



Specific Extent:

Brisbane Street frontage including chimney.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

These town houses appear in the Tasmania Post Office Directories from the 1890s (*PO Directories*). Over the years, no. 18 has been occupied as a boarding house run by the Misses Hopkins in the 1910s, and again in the 1930s by Mrs Cross (*PO Directories*). No. 20 has been occupied by Miss Orpwood, music teacher c1915 to the 1920s, and as a YWCA accommodation house in the early 1940s (*PO Directories*).

A pair within an impressive terrace group built by J & T Gunn, builders, that have had the verandahs removed and modern infill glazing installed but retain a strong contribution to the streetscape indicating the former residential nature of the area. They feature well-detailed face brickwork, rendered string courses, dentil courses, projecting bays with gabled and multi-faceted roofs. The terraces demonstrate key attributes of the late Victorian style and generally a high quality of design and execution. The modern infill glazing is an intrusive addition which compromises significance. Highly significant as a good representative example of Federation period Victorian style terraces (although alterations to verandahs made) built in this prominent area of the city and significant as part of a group of former residential buildings.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of the two storey Victorian style terrace form including detailed brickwork, projecting bays, coursing details and high quality design and execution. The modern alterations to the verandahs compromise the significance of the building.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of two storey brick Victorian style terraces and their location on the edge of the central business area. Elements to be excluded from significance include: modern structures and infill glazing to both levels of former verandah locations on the street facade.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Com-Brisbane St 22

Town/Locality:
LAUNCESTON

Address:
22 Brisbane Street

Folio of the Register:
42169/2

Description:
Two storey conjoined former residential building
Federation Victorian Filigree
1897



Specific Extent:
The whole of the site and buildings with street facades of high significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - These appear in the PO Directories by c1900. No. 22 was occupied by Arthur Lucadou-Wells, a dentist in the 1910s, and as a boarding house in the 1920s to the early 1940s (<i>PO Directories</i>). No. 24 was occupied by a medical practitioner in the early 1900s (<i>PO Directories</i>). A pair within an impressive terrace group built by J & T Gunn, builders, that retain a strong contribution to the streetscape indicating the former residential nature of the area. They remain substantially intact and feature well-detailed timber fretwork, face brickwork, rendered string courses, dentil courses, projecting bays with gabled and multi-faceted roofs. The terraces demonstrate key attributes of the late Victorian period and generally a high quality of design and execution. Highly significant as a fine example of Federation period Victorian style terraces built in this prominent area of the city and significant as part of a group of former residential buildings.
(ii) creative or technical achievements; or Criteria E - Significant in demonstrating a high degree of technical achievement with the considered design of the two storey Federation Victorian style terrace form including detailed brickwork, projecting bays, coursing details and high quality design and execution.
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of two storey brick Federation Victorian style terraces and their location on the edge of the central business area.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St 26

Town/Locality:
LAUNCESTON

Address:
26 Brisbane Street

Folio of the Register:
13215/7

Description:
Single level detached commercial building
Federation Victorian
c1900



Specific Extent:

The whole of the site and building with facades to street and lane being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

First appears in the PO Directories c1900 when it was occupied by Mrs Edwards. In the 1920s to early 1940s it was occupied by a number of dentists (*PO Directories*). The building features face brickwork, rendered bracketed eaves, brick bay window with faceted roof, timber fretwork to gable and fine timberwork to verandah. It is located within an important streetscape of former residential buildings within the city indicating the expansion of the city over the inner residential areas. Highly significant as an example of a Federation Victorian style residential building and significant as part of a group of former residential buildings in a prominent street in the city area.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of a Federation period Victorian style residence built amongst a number of other similar period residential buildings. Elements excluded from significance include: low garden plantings. Larger plantings (shrubs) of later period but complimentary to building. Rendered fence with pipe rail and gate of later period but complimentary - any replacement should reflect similar detail and height.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane
St 28

Town/Locality:
LAUNCESTON

Address:
28 Brisbane Street

Folio of the Register:
63122/5

Description:
Conjoined two storey former residential buildings
Federation Filigree
c1910

Specific Extent:
The whole of the site and buildings with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - First appear in the PO Directories c1910 when no. 28 was occupied by Mrs Woodman and no. 30 by Stephen Spurling. There were a variety of subsequent occupiers of the buildings (<i>PO Directories</i>). A fine example of Victorian attached housing featuring simple brickwork, restrained detailing and small upper floor decorative iron verandahs. The building forms part of a cohesive group of former residential buildings. Highly significant as a fine example of Victorian terraces built in this prominent area of the city and significant as part of a group of former residential buildings.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of two storey brick Victorian terraces and their location on the edge of the central business area. Elements to be excluded from significance include: modern entry door; and, general garden plantings.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Com-Brisbane St

35

Town/Locality:

LAUNCESTON

Address:

35 Brisbane Street

Folio of the Register:

150067/2

Description:

Commercial two storey detached terrace
Federation and 20thC Modern
1904 with 20thC addition



Specific Extent:

The specific extent of the historic heritage place is the original building with all facades visible from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

A building at no. 37 Brisbane Street was occupied by James Barnard, Collector of Customs in 1894/95 (PO Directories). It has since been demolished. From c1910 medical practitioner Gustave Hogg occupied a building at this address until c1940, and also W. McIntyre, medical practitioner, from c1925 to 1940 (PO Directories). The building at 35-37A Brisbane Street seems to be first recorded in the Post Office Directories of c1940/41. At that time J. Carter and S Peters, both medical practitioners, were in occupation.

The building at no. 37 Brisbane Street was occupied by James Barnard, Collector of Customs in 1894/95 (PO Directories). It has since been demolished (see image):

PH30-1-9641

A large house that has been extended to provide a commercial frontage. The addition while more modern relates to the house in detail and materials. The house remains largely intact with some changes to windows but features typical early Federation details such as bay windows, decorative render work and strong massing and form. Built for Dr Hogg as substantial 12 room dwelling. It forms an important element in this section of the streetscape where the major building forms are recessed from the street frontage reflecting the residential nature of the street. Highly significant Early Federation style residence with original detailing and reasonably intact period features. Some modern but period style additions.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Demonstrates the significant characteristics of an Early Federation style in keeping with the residential nature of the street. Later additions, reflecting the Georgian and Federation styles of the streetscape, respecting the general detailing and using simple detailing and massing keep the newer additions as discrete as possible. Elements

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -
Originally built for Dr Hogg as a substantial 12 room residence.

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St 36

Town/Locality:
LAUNCESTON

Address:
36 Brisbane Street

Folio of the Register:
91667/1

Description:
Two storey conjoined commercial building
Federation + Inter-war Art Deco
c1895 + 1930

Specific Extent:
The whole of the site and building with
facade to street being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - There was a building on this site from at least the 1890s (<i>PO Directories</i>). It was occupied by the YMCA in 1894/95 and by Sutton and Mattingley, dentists, in the 1910s. The building has '1930' on the facade suggesting major works were done at that time. From 1930 L. Sutton, dentist, was in occupation until at least the late 1940s (<i>PO Directories</i>). A modest and restrained example of the Art Deco style that features stucco wall finish, pilasters, limited decorative motifs and very simple parapet. Street awning compliments the facade and appears to be original in form. The building forms part of a small precinct of similarly scaled commercial buildings from the period. Highly significant as an example of an Art Deco Inter-war shop and residence building of modest scale and significant as part of a group buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of an Art Deco style shop, with residence over, built during the Inter-war period. Elements to be excluded from significance include: modern aluminium framed shopfronts and glazed doors.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Com-Brisbane St

37

Town/Locality:

LAUNCESTON

Address:

37 Brisbane Street

Folio of the Register:

150067/3

Description:

Commercial two storey detached terrace
Federation and 20thC Modern
1904 with 20thC addition



Specific Extent:

The specific extent of the historic heritage place is the original building with all facades visible from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

A building at no. 37 Brisbane Street was occupied by James Barnard, Collector of Customs in 1894/95 (PO Directories). It has since been demolished. From c1910 medical practitioner Gustave Hogg occupied a building at this address until c1940, and also W. McIntyre, medical practitioner, from c1925 to 1940 (PO Directories). The building at 35-37A Brisbane Street seems to be first recorded in the Post Office Directories of c1940/41. At that time J. Carter and S Peters, both medical practitioners, were in occupation.

The building at no. 37 Brisbane Street was occupied by James Barnard, Collector of Customs in 1894/95 (PO Directories). It has since been demolished (see image):

PH30-1-9641

A large house that has been extended to provide a commercial frontage. The addition while more modern relates to the house in detail and materials. The house remains largely intact with some changes to windows but features typical early Federation details such as bay windows, decorative render work and strong massing and form. Built for Dr Hogg as substantial 12 room dwelling. It forms an important element in this section of the streetscape where the major building forms are recessed from the street frontage reflecting the residential nature of the street. Highly significant Early Federation style residence with original detailing and reasonably intact period features. Some modern but period style additions.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Demonstrates the significant characteristics of an Early Federation style in keeping with the residential nature of the street. Later additions, reflecting the Georgian and Federation styles of the streetscape, respecting the general detailing and using simple detailing and massing keep the newer additions as discrete as possible. Elements

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -
Originally built for Dr Hogg as a substantial 12 room residence.

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet - Com-Brisbane St
37A**

Town/Locality:
LAUNCESTON

Address:
37A Brisbane Street

Folio of the Register:
150067/1

Description:
Commercial two storey detached terrace
Federation and 20thC Modern
1904 with 20thC addition



Specific Extent:
The specific extent of the historic heritage place is the original building with all facades visible from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - A building at no. 37 Brisbane Street was occupied by James Barnard, Collector of Customs in 1894/95 (PO Directories). It has since been demolished. From c1910 medical practitioner Gustave Hogg occupied a building at this address until c1940, and also W. McIntyre, medical practitioner, from c1925 to 1940 (PO Directories). The building at 35-37A Brisbane Street seems to be first recorded in the Post Office Directories of c1940/41. At that time J. Carter and S Peters, both medical practitioners, were in occupation. The building at no. 37 Brisbane Street was occupied by James Barnard, Collector of Customs in 1894/95 (PO Directories). It has since been demolished (see image): PH30-1-9641 A large house that has been extended to provide a commercial frontage. The addition while more modern relates to the house in detail and materials. The house remains largely intact with some changes to windows but features typical early Federation details such as bay windows, decorative render work and strong massing and form. Built for Dr Hogg as substantial 12 room dwelling. It forms an important element in this section of the streetscape where the major building forms are recessed from the street frontage reflecting the residential nature of the street. Highly significant Early Federation style residence with original detailing and reasonably intact period features. Some modern but period style additions.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Demonstrates the significant characteristics of an Early Federation style in keeping with the residential nature of the street. Later additions, reflecting the Georgian and Federation styles of the streetscape, respecting the general detailing and using simple detailing and massing keep the newer additions as discrete as possible. Elements
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -
Originally built for Dr Hogg as a substantial 12 room residence.

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet - Com-Brisbane St
37B**

Town/Locality:
LAUNCESTON

Address:
37B Brisbane Street

Folio of the Register:
150067/4

Description:
Commercial two storey detached terrace
Federation and 20thC Modern
1904 with 20thC addition



Specific Extent:
The specific extent of the historic heritage place is the original building with all facades visible from the street being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - A building at no. 37 Brisbane Street was occupied by James Barnard, Collector of Customs in 1894/95 (PO Directories). It has since been demolished. From c1910 medical practitioner Gustave Hogg occupied a building at this address until c1940, and also W. McIntyre, medical practitioner, from c1925 to 1940 (PO Directories). The building at 35-37A Brisbane Street seems to be first recorded in the Post Office Directories of c1940/41. At that time J. Carter and S Peters, both medical practitioners, were in occupation. The building at no. 37 Brisbane Street was occupied by James Barnard, Collector of Customs in 1894/95 (PO Directories). It has since been demolished (see image): PH30-1-9641 A large house that has been extended to provide a commercial frontage. The addition while more modern relates to the house in detail and materials. The house remains largely intact with some changes to windows but features typical early Federation details such as bay windows, decorative render work and strong massing and form. Built for Dr Hogg as substantial 12 room dwelling. It forms an important element in this section of the streetscape where the major building forms are recessed from the street frontage reflecting the residential nature of the street. Highly significant Early Federation style residence with original detailing and reasonably intact period features. Some modern but period style additions.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Demonstrates the significant characteristics of an Early Federation style in keeping with the residential nature of the street. Later additions, reflecting the Georgian and Federation styles of the streetscape, respecting the general detailing and using simple detailing and massing keep the newer additions as discrete as possible. Elements
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -
Originally built for Dr Hogg as a substantial 12 room residence.

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St 48

Town/Locality:
LAUNCESTON

Address:
48 Brisbane Street

Folio of the Register:
23968/2

Description:
Two storey conjoined commercial building
Inter-war Arts and Crafts
c1920

Specific Extent:
Brisbane Street and lane facades only.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -
This first appears in the PO Directories c1930 when it was occupied by J Stannix, a confectioner until the 1940s (*Tasmanian PO Directories*).
A very unusual small commercial building with a distinctive facade treatment that features now painted brickwork, inlaid tiles, simple window hoods and good massing all fronting a narrow sawtooth roofed structure. A unique commercial building within the city that demonstrates graphically the combination of commercial and manufacturing activities in small commercial premises. Its corner location allows the building form to be seen clearly.
The building is finely detailed and proportioned.
Highly significant as a single building but also significant as one of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -
Significant because of its ability to demonstrate the easily visible characteristics of an Inter-war shopfront to a workshop/manufacturing business. Elements to be excluded from significance include: Later period shopfront glazing at street level; infill of doorway to create single smaller shopfront window; and, awnings including soffit lining.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St 75

Town/Locality:
LAUNCESTON

Address:
75 Brisbane Street

Folio of the Register:
43773/1

Description:
Commercial two storey conjoined building
Late 20thC Modern
1978

Specific Extent:
The whole of the site with street facade being of importance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

The site of the c1890s Launceston Coffee Palace established by Samuel Sutton (MHA). By 1915 it was operating as the Metropole Hotel under the license of W. Hurst (Tasmania Post Office Directories). In 1953 the hotel was owned by Ansett who reconstructed and re-opened it as a tourist hotel (Advocate 25/11/1953, p. 5). In 1976 the Commercial Bank proposed to buy the property and demolish the hotel to build a new bank. This was opposed by conservationists and the Council at first agreed to the demolition as long as the historic facade was retained. This proved unfeasible for the bank proponents and the council approved demolition on the grounds that the design for the new facade was in sympathetic design to the Brisbane St streetscape. The hotel was demolished in total in early 1977. The new bank building was designed by architects Philp, Lighton, Floyd and Beattie and completed in 1978. Sketch plans are held on file at TAHO (LCC17/1/332). The building was described as being a two storey building with masonry finish, an open-plan interior and large opening on the upper floor to allow bank clients to look down on the ground floor.

Significant as part of the streetscape by infilling so that no gaps are left in the continuity of structures. A Late 20th C infill building simply designed and respectful of adjoining early more significant buildings, but, at two storey is consistent with the scale of the remaining streetscape at two storey and by using restraint or modern simplicity in detailing and finishes. The building is conspicuous as an infill in this simplicity.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Com-Brisbane St 86

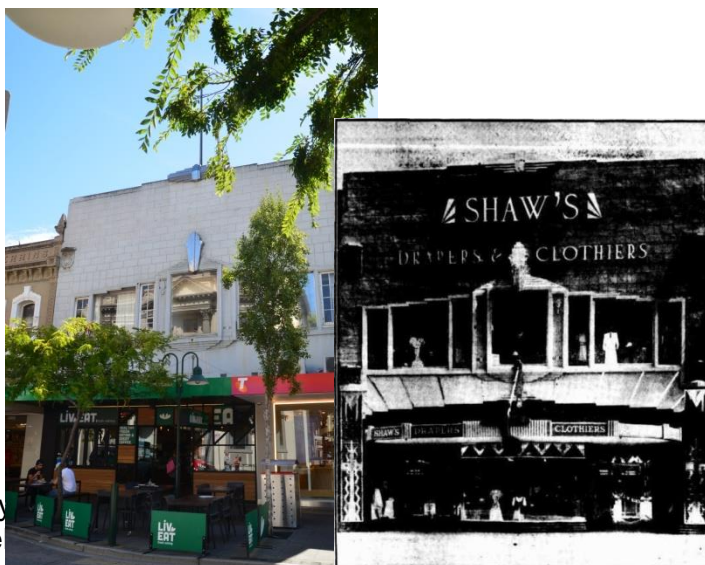
Town/Locality:
LAUNCESTON

Address:
86 Brisbane Street

Folio of the Register:
111828/2

Description:
Two storey conjoined commercial building
Art Deco
1932

Specific Extent:
The whole of the site including early 20th C excluding 20th C street level shopfronts.



Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1905 Mr Shaw and Mr Geo. D. Illingworth purchased a business from the late Mr J. H. Room. Both had worked for Mr Room for a number of years. Mr Illingworth passed away in February, 1914 and Mr Shaw took over his interests. In Feb 1923, Mr Shaw purchased the premises occupied by him and the adjoining The Strand Shoe Store. The old premises were then demolished and replaced with the new building designed by Mr Colin E. Philp and constructed by Hinman, Wright and Manser Pty Ltd. The frontage being 40 ft and a depth of 76ft. Architecturally the shop had several unique features quite new to Tasmania. "Staybrite" a stainless steel manufactured by Thos. Firth and Sons Ltd, Sheffield, England was used extensively in the shopfronts and facade of the building. The shopfront windows were different and much larger than usual. The windows to the sides being 17ft 6in long with an octagonal window set out to a 20ft square in the middle. This octagon contained a revolving 18ft diam. floor. These shopfronts have now been totally replaced. The front facade above the awning line still remains and is reinforced concrete, covered with blocked "cementoned" cement, with Travertine finish (<i>The Examiner 17 Dec 1932, Pg 12</i>). Highly significant as a fine example of an Inter-war Art Deco retail building remnants above awning line and significant as part of a group of commercial retail buildings.
(ii) creative or technical achievements; or Criteria E - The place is significant in demonstrating a high degree of technical achievement with the considered design of the two storey retail building with the second level display windows and the "Staybrite" feature elements intact.
(ii) a class of building or place; or Criteria D - This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of an Inter-war Art Deco facade with a Late 20th Century alteration to the street level.
(ii) aesthetic characteristics; or Criteria H -

(a) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St
102-106**

Town/Locality:

LAUNCESTON

Address:

102-106 Brisbane Street

Folio of the Register:

116524/1, 116524A/1

Description:

Three storey conjoined commercial building

Victorian Modernised

c1880, c1930 and c1970



Specific Extent:

The whole of the site including early 20th C shopfronts but excluding 20th C street facade.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - These shops date to at least the 1890s in the PO Directories. An image from the 1880s demonstrates an even earlier construction. No. 102 was occupied by Ed Teague, a tobacconist, from the 1910s to the 1940s, when the business was changed to a hairdresser. No. 104 was occupied by a jewellery business in the 1920s to the 1940s at least. No. 106 was Hatton and Laws, chemists, from at least the early 1900s to 1940s (PO Directories). Further works then done over a number of periods including the 1970s. A well-designed and complimentary facade treatment that demonstrates skill and respect for the earlier buildings behind, and, respects the more modest conjoining early period buildings of two and three storeys. Significant as an example of a modern facade application to Victorian and later period shopfronts and commercial buildings and significant to the streetscape in the corner location facing to the Mall.
(ii) creative or technical achievements; or Criteria E - This place is significant in demonstrating the principal characteristics of late 20thC interpretation of a facade which unifies several buildings of varying date of construction (Victorian and later periods) into one complex.
(iii) a class of building or place; or Criteria D - Important shopfront includes Inter war period detailed shopfront at north western end facing St John Street. Elements to be excluded from significance include: facade above street level; aluminium framed shopfronts and 20th century detailing.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St
108-116

Town/Locality:

LAUNCESTON

Address:

108-116 Brisbane Street

Folio of the Register:

147031/4

Description:

Commercial retail building

Inter-war Art Deco

c1935

Specific Extent:

The whole of the title to the left of the photograph, with the facade to the Brisbane Street Mall being of high importance.



Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Buildings occupied this site from at least the 1890s. They included James Barclay, ironmonger at no. 108, and the long-running business of Coogan and Co furniture makers and sellers at 114-118 Brisbane Street from at least the 1890s to the 1940s+. An advertisement in 1910 shows the building then on the site (<i>PO Directory 1910, p. 164</i>). At no. 112 Browne and Co, homeopathic chemists, were in occupation from at least the 1890s to the 1940s. In the 1960s a new department store (now Myer) was constructed on the site. Part of the Myer Complex is a very good Art Deco commercial building of 4 storeys height, one of the large buildings in Launceston. It is well designed with classically framed bays containing banks of windows reducing in scale on the upper level. The lower windows are blanked out for retail use. The building now painted has lost some of its visual impressiveness that could be recovered with alternate colour or return to face brickwork. The building enhances the range of excellent commercial buildings in this city centre. It demonstrates the transitional period of design seen around the war period as design moved from classical traditional facade treatments to modern simpler built forms. Highly significant as an example of an Art Deco Inter-war/Post War commercial building complex of substantial scale and significant as part of a group of buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E - Significant in demonstrating a high degree of technical achievement with the considered design of the four storey form including classically framed bays containing banks of windows reducing in scale on the upper level in the Inter-war section and demonstrating the development of high-rise department stores.
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of an Art Deco commercial retail building from the transitional period through the Inter-war period.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St 148

Town/Locality:
LAUNCESTON

Address:
148 Brisbane Street

Folio of the Register:
73743/2

Description:
Two storey commercial terrace
Victorian
c1895

Specific Extent:
The whole of the site and building with facade to street being important (building to right of photo)

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - The late 1890s building was occupied by grocer, Peter Nelson in the early 1900s to 1920. In the 1930s and 1940s it was occupied as a butchery by GA Morley, then CF Targett (<i>Tasmania Post Office Directories</i>). A good example of a Victorian commercial terrace in the Classical style with strong parapet features and cappings. One of few remaining terraces in this area that contribute to the streetscape by retaining a good proportion of their original features. An unusual but good example of early development that makes a strong contribution to the character of this section of Brisbane Street. Being linked by colour and a plain wall to the Georgian terrace nearby gives the two facades greater emphasis.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant as an important element of the streetscape with the building in the Classical Victorian style in keeping with the commercial nature of the developing street. Elements excluded from significance include: modern awning soffit lining; aluminium framed windows, shopfront and glazed doors.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St
151-155**

Town/Locality:
LAUNCESTON

Address:
151-155 Brisbane Street

Folio of the Register:
56062/1

Description:
Single level corner building - John King Building
Inter-war Neoclassical
1923

Specific Extent:
Kingsway and Brisbane Street façades only.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

Intact façade on adjoining title - No.2 Kingsway



(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

151-155 Brisbane Street was constructed in c1923 for King and Sons Pty Ltd, builder of motors and cycles and agents for Indian, Douglas and Rudge motor cycles (PO Directories). It occupied the site until at least 1950. In 1951 the site was sold to Bruce Small Pty Ltd for £35,200 (Advocate 22 May 1951, p. 3). Constructed by Hinman, Wright and Manser.

A fine 20thC commercial building (Bicycle and motor cycle factory) retaining most of its integrity and featuring face brickwork, rendered corner and junction raised parapets with signs, highlight windows and a strong design of bays providing entry, display and vehicular entry. The building makes a very positive contribution to the streetscape of Brisbane Street and Kingsway.

Highly significant as a single building but also significant as one of a group of motor trade buildings in a pattern of early business and commercial development. The place is a significant example of: a bicycle and motor cycle trade and servicing building, Tasmania's built form heritage, and, the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of bays for entry and exit, shopfront display and signage.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the rare characteristics of a Federation retail and servicing building for bicycles and motor cycles.

Elements to be excluded from significance include: Modern cladding covering part of the facade; inappropriate colours; later period shopfront glazing at street level; and modern services and signage.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St 152

Town/Locality:
LAUNCESTON

Address:
152 Brisbane Street

Folio of the Register:
73743/1

Description:
Two storey conjoined commercial building
Victorian Georgian
c1860



Specific Extent:
The whole of the site and building with facade to street being significant (building to left of photo)

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - This place dates back to at least the 1890s in the PO Directories. In 1894/95 it was occupied by Alfred William, hairdresser. The shop was later occupied by a variety of businesses including a hairdresser, Mountain Ices company and a confectionary and milk bar (<i>PO Directories</i>). An unusual early Georgian style building with asymmetrical façade, pilasters and unbalanced roof. This suggests that the roof has been rebuilt. It also features string course and appears to have been two separate shops. It is a remnant structure from the early development of the street. An unusual but good example of early development that makes a strong contribution to the character of this section of Brisbane Street. Refer also to 148 Brisbane Street for additional building connected by link building and colour to this building.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Important element of the streetscape with the building in the early Georgian style in keeping with the commercial nature of the developing street. Elements excluded from significance include: aluminium framed glazed shopfront and door; and, large signage on the street awning.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane
St 157**

Town/Locality:
LAUNCESTON

Address:
157 Brisbane Street

Folio of the Register:
56062/2

Description:
Part of single level corner building - John King Building - to right of photograph
Inter-war Neoclassical
1923

Specific Extent:
Brisbane Street façade above awning only.

Figures of specific extent:



Intact façade on adjoining title - No.2 Kingsway



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

151-155 Brisbane Street was constructed in c1923 for King and Sons Pty Ltd, builder of motors and cycles and agents for Indian, Douglas and Rudge motor cycles (PO Directories). It occupied the site until at least 1950. In 1951 the site was sold to Bruce Small Pty Ltd for £35,200 (Advocate 22 May 1951, p. 3). Constructed by Hinman, Wright and Manser.

A fine 20thC commercial building (Bicycle and motor cycle factory) retaining most of its integrity and featuring face brickwork, rendered corner and junction raised parapets with signs, highlight windows and a strong design of bays providing entry, display and vehicular entry. The building makes a very positive contribution to the streetscape of Brisbane Street and Kingsway.

Highly significant as a single building but also significant as one of a group of motor trade buildings in a pattern of early business and commercial development. The place is a significant example of: a bicycle and motor cycle trade and servicing building, Tasmania's built form heritage, and, the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of bays and incorporated signage.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the rare characteristics of a Federation retail and servicing building for bicycles and motor cycles.

Elements to be excluded from significance include: Modern cladding covering part of the facade; inappropriate colours; later period shopfront glazing at street level; and modern services and signage.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane St 168

Town/Locality:
LAUNCESTON

Address:
168 Brisbane Street

Folio of the Register:
42254/1

Description:
Two storey conjoined commercial building
Inter-war Art Deco
c1920

Specific Extent:
The whole of the site and building with facade to street being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -
This building appears in the PO Directories in the early 1920s when it was occupied by monumental mason, E. Shields. It was later occupied by the Imperial Cash Store and Tasmanian Wholesale Grocers, and in the early 1940s by Howard’s Radio and Co. and then a motor service company (*PO Directories*).
A modest and restrained example of the Art Deco style that features stucco wall finish, pilasters, limited decorative motifs and very simple parapet. It retains its shopfront, leaded windows but now has an uncharacteristic colour scheme. Highly significant as an example of an Art Deco Inter-war shop and residence building of modest scale and significant as part of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -
Significant in demonstrating a high degree of technical achievement with the considered design of the two storey form including detailed parapet capping and window framing, strong fenestration and asymmetrical design elements. Elements to be excluded from significance include: modern aluminium framed glazed door; inappropriate colours; and large signage obscuring the central facade motif.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Brisbane
St 191**

Town/Locality:
LAUNCESTON

Address:
191 Brisbane Street

Folio of the Register:
176023/2

Description:
Two storey conjoined commercial building
Federation Classical
c1900



Specific Extent:
The whole of the site including building with street facade being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - The building first appears in the PO Directories c1900 when it was occupied by Mrs Dyson. It was later occupied by a variety of businesses including a confectioner, grocer, bookseller and bakery (<i>PO Directories</i>). A good example of a Victorian large residential building which has evolved into a commercial (shop tenancies) building with residence over. Significance compromised by the Federation verandah infill, modern shopfronts and canvas awning. Further additions to the rear of the property conceal the original rear walls. The building remains a good example of an evolution of a single residence into a residence over tenancies, with the original design intent discernible. Significant as a good example of a larger Victorian residence built in this prominent area of the city and significant as part of a group of former residential buildings.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - This place is of historic heritage significance because of its ability to demonstrate the principal characteristics of two storey brick Federation house (and shop) (discernible with alterations clearly identified) and its location on the edge of the central business area. Elements to be excluded from significance include: 20th C glazed shopfronts and doors; and, canvas awning.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Charles St 62

Town/Locality:
LAUNCESTON

Address:
62 Charles Street

Folio of the Register:
91903/3

Description:
Commercial two storey terrace
Victorian and Art Deco
c1880 and 1930

Specific Extent:
The whole of the site and building with
facades to front and side (alley) being of
high importance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Occupied by Mrs Blane in the 1880s, Millinery; Clem Ritchie, Hairdresser and Tobacconist, in 1900/1910s; then Coleman and Ritchie in 1920s - <i>Launceston Examiner 15 Mar 1881, Tasmanian News 12 Jul 1909 and World 21 May 1924</i> . Various works and changes from construction in the 1880s until the 1930s. Highly significant as an example of a Victorian commercial terrace of modest scale with Art Deco shopfront and significant as part of a group buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Demonstrates the significant characteristics of a Victorian commercial terrace that has been adapted to Art Deco form on the street level whilst retaining the Victorian style on the upper level. Elements to be excluded from significance include: air conditioning unit; balustrading and panels at street kerb edge; and, canvas shade devices to awning and side courtyard.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Charles St
80A-88**

Town/Locality:

LAUNCESTON

Address:

80A-88 Charles Street

Folio of the Register:

177068/1

Description:

Two storey conjoined commercial building
Inter-war Art Deco
1939



Specific Extent:

The whole of the site and building with facades to streets being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

A building occupied this site from c1825 before being demolished in 1927. It was occupied by Hatton and Laws (chemists) from at least the 1890s. By 1939 a new building was constructed and it was advertised as having modern offices to let (*Examiner* 6/3/1939, p. 1). It was known as Holmes Building. In 1940/41 No. 84 was occupied by a typewriter company, Graham Industries, Eastburn and son (watchmakers), an accountant, an engineer and G. Anderson (architect); no. 82 was occupied by Sanitarium Health Food Company, no. 80 by W. Deavin (mercator) and no. 80A by W. Gough (hairdresser) (*PO Directories*).

A good example of the curved front commercial style applied to a prominent corner. The building features Art Deco elements with the stepped vertical rendered elements that project above the parapet, the corner detail above the windows and the curved glazed corner. The strong pattern of first windows gives the building a strong rhythm in the street and strengthen the corner composition. The building demonstrates the fine range of commercial styles seen in the city that extend to the second half of the twentieth century. It is a very good example of later twentieth century design with stripped down forms, eclectic detailing and a well resolved form all contributing to the important corner location. Significant building demonstrating the fine range of commercial styles seen in the city that extend to the second half of the twentieth century. Building is one of the few good examples of Art Deco/Inter-war architecture in the city of Launceston located on a prominent corner.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Important element of the streetscape with the building reflecting a Inter-war Art Deco style in keeping with the commercial nature of the street. Elements excluded from significance include: modern convex awning and aluminium framed glazed shopfront and

door to secondary entry to upstairs and tenancy both levels on Brisbane St, and, Charles St second tenancy; and, large signage across prominent and significant corner shopfront areas.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Charles St 94

Town/Locality:
LAUNCESTON

Address:
94 Charles Street

Folio of the Register:
95801/8

Description:
Two storey conjoined building
Inter-war Art Deco/Brutalist
c1895 + c1939

Specific Extent:
The whole of the site with building and facade being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This address was listed from at least c1894/95 in the Tasmanian Post Office Directories. It was occupied by a milliner in the early 1900s and a baby linen shop in the 1930s (*PO Directories*). The A.B.C drapers remained as occupants when the building sold to Mr C Ritchie tobacconist (*Mercury 29 July 1932. p. 5*). An extensive police search is related in paper (*Mercury 16 January 1935, p. 5*) after three men were disturbed breaking into 'The A.B.C' fancy and babies' wear store, conducted by Misses Smedley, at 8pm on the 15th January. The building has 'AD 1939' on the upper facade demonstrating that some major works were done at that time or denotes the establishment of the 1940s business. In the 1940s it was occupied by 'The Fashion House' a major clothing retailer (*PO Directories*). Significant as a single conjoined building demonstrating an unusual Art Deco/Brutalist style that respects the adjoining highly significant building by using exact height lines, clean lines and simplicity in detailing and finishes. A strong restrained detail parapet conceals a low pitched roof sloped to front and rear. The facade features modern corrugated and stylised screens that shade the windows.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of a two storey Inter-war Art Deco/Brutalist commercial retail building. It is unusual in style with strong heavy clean lines but with a typical Art Deco flourish with the dating lettering and numbers. Elements to be excluded from significance include: aluminium framed shopfront glazing and doors at street level; and, the shade screens.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Charles St 123

Town/Locality:
LAUNCESTON

Address:
123 Charles Street

Folio of the Register:
147031/2

Description:
Single level conjoined commercial building
Federation + Inter-war Art Nouveau
1912 and 1933



Specific Extent:
The whole of the site and building with street facade being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - King's Chambers c1912 designed by T. Tandy and used as a bicycle makers premises. Mr D J Barratt established his business, Modern Art Furnishers, at 123 Charles Street in 1933 as detailed in an article in <i>The Examiner</i> 6 Apr 1935, p 12. A very good Federation + Inter-war Art Nouveau style commercial building with intricate neoclassical parapet fascia detail under a central arched capping and pilaster detail. The street level shopfronts have been replaced at a later period. The building has simple massing and form characterising the period. Highly significant as an example of an Art Nouveau style decorated Federation commercial building of modest scale and significant as part of a group buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Highly significant because of its ability to demonstrate the significant characteristics of a Federation commercial building that has been also decorated in the Inter-war Art Nouveau style. Elements to be excluded from significance include: Aluminium framed shopfront glazing and doors.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Charles St 124

Town/Locality:
LAUNCESTON

Address:
124 Charles Street

Folio of the Register:
207989/1

Description:
Corner two storey shop and former residence
Inter-war
c1890 + c1930



Specific Extent:
The whole of the site and building with street facade being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This address is listed in the Post Office Directories from at least the 1890s. It was a grocery store until at least the 1950s. In the 1890s and early 1900s it was known as Bain's grocer. From the 1920s the grocer's shop was operated by P. Wilson who retired in 1946, after which it was known as Good's grocer (*PO Directories*) (*Launceston Examiner* 28/2/1946, p. 7). J(P) E J Wilson noted as grocery shop owner (*Examiner* 12/10/1933, p 10), having bought the prize winning bacon displayed on Hutton's stand. Later in the 1930s he was approved by the Egg Marketing Board to receive and sell eggs from producers. The building style suggests major works undertaken by Wilson in the 1920s/30s.

Highly significant as an example of a Art Deco/Modern Inter-war commercial building and significant as a strong corner feature and as part of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Demonstrates the significant characteristics of characteristics of an Art Deco/Modern commercial retail building from the transitional period through the Inter-war period. Elements to be excluded from significance include: Aluminium framed shopfront glazing and doors; air conditioning units; aluminium awning soffit sheeting; and, signage.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Com-Charles St
127

Town/Locality:
LAUNCESTON

Address:
127 Charles Street (including upper level over 136-140A Brisbane Street)

Folio of the Register:
131355/7, 131355/0

Description:
Two storey conjoined commercial building
Post War
c1950



Specific Extent:
The whole of the upper level with facades to streets being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This building was occupied by various businesses from at least the early 1900s. No. 136 was occupied by Chung Brothers fancy goods shop from c1925 to 1930 and then 134-136 was occupied by Ezywalkin shoes. No. 138-140 was occupied by the Golden Fleece in the 1920s and later by Coles Pty Ltd. No. 140 and 140a were occupied as restaurants from at least the 1920s to the 1940s (*PO Directories*). These shops were replaced/updated in the c1950s when the current building was constructed.

A very fine modern building designed in the International style featuring a strong corner splay with decorative wall treatment, a simple rectangular form with modular square tiled facade finish, windows set in careful patterns, and bays surrounded by projecting frames and comprising steel framed elements. The building is minimally composed with a strong street presence that contrasts with earlier building forms seen in the city. One of an excellent group of later twentieth century buildings found across Launceston that demonstrate modern design approaches set within the context of the older city fabric. This example as maintained an appropriate scale, modulation and use of modern elements with finesse on a prominent corner. Highly significant as an example of a later twentieth century (Post War) commercial building of large scale presenting to a corner. Significant as part of a group of excellent similar period buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

The place is significant in demonstrating a high degree of technical achievement with the considered design, addressing the corner, of the later 20thC two storey commercial building form including tiling, window bay treatment, steel framed elements and high quality design and execution.

(iii) a class of building or place; or Criteria D -

The place has the ability to demonstrate the significant characteristics of a later 20thC commercial retail building which maintains appropriate scale, modulation and use of modern elements within a precinct with numerous buildings from many different periods.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
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(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Charles St 159

Town/Locality:
LAUNCESTON

Address:
159 Charles Street

Folio of the Register:
40420/5

Description:
Commercial three storey conjoined building
Inter-war
c1920

Specific Extent:
The whole of the site with street facade being of importance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1895 the firm Craw and Creed which had drapery and clothing businesses on the west coast opened an up-to-date store at 155 Charles Street, Launceston (<i>Tasmanian Democrat</i> 14/6/1895, p. 2). By 1904 the firm had extended to include 153-157 Charles Street (<i>Daily Telegraph</i> 15/4/1904, p. 3). No. 159 Charles Street first appears in the PO Directories c1920s suggesting that it was added about this time and then used by Craw Pty Ltd. By 1948 Craw Pty Ltd had extended to include No. 151-161 Charles Street (<i>PO Directories</i>). In 1950 147-159 Charles Street was purchased by Mr Richardson for Craw Pty Ltd who were the occupiers of the building, for £40 000. It was described as a two storey building of brick with a frontage of 118ft on Charles Street (<i>Launceston Examiner</i> 22/11/1950, p. 28). Significant as a single infill building demonstrating modern style Inter-war infill buildings at three levels that respect the adjoining highly significant buildings by using restraint or modern simplicity in detailing and finishes. However, the building is conspicuous as an infill due to that higher profile.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D -
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Cimitiere

St 89-93

Address:

89-93 Cimitiere Street

Folio of the Register:

112123/1, 248431/1

Description:

Single level conjoined commercial building
Victorian
c1885



Specific Extent:

The whole of the site and building with facade to street being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

The firm of Lindsay Tulloch and Co (merchants) was formed in 1878. By 1880s a store belonging to Lindsay Tulloch is listed in the assessment rolls for Cimitiere Street (*Assessment Roll 1880*). In the *Launceston Examiner* it was reported on 18/9/1885 that a new, commodious store had been erected for Messrs Lindsay Tulloch and Co in Cimitiere Street. It was built of brick with an iron roof (*Launceston Examiner 18/9/1885, p. 3*). By 1900 the company is listed in the *Tasmanian Post Office Directories* as Tulloch and Co, merchants occupying 93 Cimitiere Street. In 1932 the brick offices and stores of Lindsay Tulloch were put up for auction but passed in (*Launceston Examiner 14/9/1932, p. 6*). In 1932 the firm was taken over by Johnstone and Wilmot. By 1935 the building was occupied by Meredith Pty Ltd and in the 1940s by Genders Pty Ltd (bulk stores) (*Tasmania Post Office Directories*). Another date of c1905 has been noted which may relate to possible modifications. Built by J & T Gunn.

A small industrial/commercial building with a driveway bay addition to the east end that features an elaborate central entry with name in decorative render work and curved hood surround. The building is constructed of banded brickwork and stonework and was designed as a symmetrical structure. This building is one of a group of modest but well detailed industrial buildings found around the edges of the city that demonstrates patterns of development and use near the waterfront and on the lower ground near the river below the city edge. Even though a modest building the facade detail and design demonstrates the relative importance of the undertaking. Significant as a single building with a well designed and detailed Victorian style but greater significance as one of a group of shops, factories and warehouses in a pattern of retail and commercial development. The building is an uncommon example of an industrial commercial building as part of Tasmania's built form heritage and of the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -

Significant Victorian detailing and features demonstrating the relative importance of the construction of this building to the original owner.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of a Federation industrial commercial and warehouse building. Addition to the east has been carefully considered and constructed. Elements excluded from significance include: modern shopfront glazing and glazed entry doors.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Cimitiere St 119

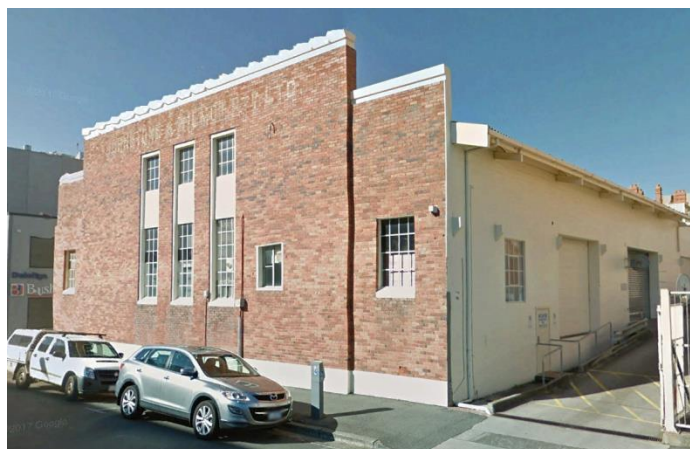
Town/Locality:
LAUNCESTON

Address:
119 Cimitiere Street

Folio of the Register:
36328/3

Description:
Single level detached commercial building

Post War
c1950



Specific Extent:
The whole of the site and building with facade to street being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This site was occupied by a number of businesses from at least the 1890s, including Coogan and Co, furniture manufacturers in the 1910s and Goldsbrough Mart and Co and Macarthur Shipping agency in the 1920s and Clements and Marshall in the 1930s and 1940s (*Tasmania Post Office Directories*). By 1948 Johnstone and Wilmot, who owned the business premises on the corner of Cimitiere and St John Streets, took over the property at 119 and applied to the Council to erect a new brick store at a cost of £16,000 (*Examiner 2/9/1948, p. 2*). It was completed in the 1950s.

A rare brick modernist industrial building in Launceston featuring an austere but well detailed façade of brick and render with simple stepped parapet constructed on the front of a concrete structure with simple industrial detailing. The building demonstrates that even after the second world war attempts were being made to hide industrial and manufacturing works behind facades that belied the buildings use. A rare brick modernist industrial building in Launceston featuring an austere but well detailed façade of brick and render with simple stepped parapet constructed on the front of a concrete structure with simple industrial detailing.

(ii) creative or technical achievements; or Criteria E -

The building demonstrates that even after the second world war attempts were being made to hide industrial and manufacturing works behind facades that belied the buildings use.

(iii) a class of building or place; or Criteria D -

Important element of the streetscape with the building reflecting a Post War style in keeping with the commercial nature of the street. Elements excluded from significance include: aluminium framed window inserted into facade.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Elizabeth St 20

Town/Locality:
LAUNCESTON

Address:
20 Elizabeth Street

Folio of the Register:
131855/1

Description:
Single level detached residence
Federation Victorian Italianate
1906



Specific Extent:
The whole of the site and building with
facades to streets being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

House named "Stonehenge" built by J Batten as his own home. This address for J Batten is noted in advertisements in the Examiner in December 1906. However, this address only first appears in the Tasmanian Post Office Directories c1915 when it was occupied by Frank Shann. In 1920 it was occupied by Charles Thompson, medical practitioner. In the 1930s and 1940s it was occupied by Charles Hutchinson (*Tasmanian PO Directories*).

An elaborate corner house featuring a range of key features of the late Victorian period including projecting bays, cast iron decoration, timber fretwork, conservatory, coloured glazing, dentils and brackets all within a strong design turning the corner. Built by J Batten as his own residence.

Now located on a busy corner with some alteration, the building demonstrates the finesse and complexity of design of the period and is an excellent and prominent example of this period of housing.

Significant building demonstrating the finesse and complexity of design of the period and is an excellent and prominent example of this period of housing.

(ii) creative or technical achievements; or Criteria E -

Significant Victorian Italianate and Federation detailing and features reflecting a transitional period.

(iii) a class of building or place; or Criteria D -

Significant as an important corner building that makes a strong streetscape addition to the area. Elements excluded from significance include: small garden plantings.

(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Elizabeth St 50

Town/Locality:
LAUNCESTON

Address:
50 Elizabeth Street

Folio of the Register:
60999/2

Description:
Two storey commercial terrace
Victorian
c1890



Specific Extent:
The whole of the site and building with facade to street being important (building to the right of photo)

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

In 1894/95 no. 50 was occupied by Mrs Pridmore (*Tasmania Post Office Directories*).

A good example of one of a pair of Victorian terraces in the Georgian style with original features in the main body of the building with doors, windows, chimneys and set at the street boundary, but, varying period changes to the verandahs.

A good representative and intact example of Victorian terraces in a prominent location in the city.

Significant as an example of a Victorian residential terrace and significant as part of a group of former residential buildings in a prominent street in the city area opposite Princes Park.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of two storey brick Victorian terraces and their location on the edge of the central business area.

Elements excluded from significance include: verandah balustrading on both levels; and, infill glazing to upper verandah.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Elizabeth St 52

Town/Locality:
LAUNCESTON

Address:
52 Elizabeth Street

Folio of the Register:
60999/3

Description:
Two storey commercial terrace (left)
Victorian
c1890



Specific Extent:
The whole of the site and building with facade to street being important (building to left of photo).

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1894/95 no. 52 was occupied by Mrs Jane Anderson (<i>Tasmania Post Office Directories</i>). A good example of one of a pair of Victorian terraces in the Georgian style with original features in the main body of the building with doors, windows, chimneys and set at the street boundary, but, varying period changes to the verandahs. A good representative and intact example of Victorian terraces in a prominent location in the city. Significant as an example of a Victorian residential terrace and significant as part of a group of former residential buildings in a prominent street in the city area opposite Princes Park.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of two storey brick Victorian terraces and their location on the edge of the central business area. Elements excluded from significance include: Brickwork columns and balustrading on upper level; fencing on lower level; and, infill glazing to upper verandah.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Elizabeth St 66

Town/Locality:
LAUNCESTON

Address:
66 Elizabeth Street

Folio of the Register:
35280/1, 35280/2

Description:
Two storey conjoined building
Victorian
c1870

Specific Extent:
The whole of the site and building with the facade visible from the street being of high importance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1865 the Launceston Working Men's Club was founded by the Rev Francis Hales, who marvelled at the 'moral and intellectual improvement' among members. He thought that the club bridged class division. The Hobart and Launceston clubs benefited from the generosity of WA Guesdon, who donated funds for clubrooms. But both clubs teetered on the brink of dissolution because membership was low. Working men disliked the condescending tone of the founders and preferred the atmosphere of the pub, where they could get a drink or other counter-attractions. Sometime in the twentieth century drinking and gambling became entrenched in club life, and the recent change of name to workers' clubs was an attempt to broaden the membership base. (<i>UTas Centre for Tasmanian Historical Studies - Stefan Petrow</i>). Launceston Worker's Club Building on same number as the Gospel Hall opened in 1939 (<i>Examiner 10/4/1939, p. 6</i>). Was part of the Worker's Club land sold for the Gospel Hall Central sub-division in city block bounded by Charles, Elizabeth, Wellington and York Streets. Set amongst a number of quality storehouses and warehouses built on a sub-division behind earlier and similar period buildings. The building demonstrates the key features of conjoining buildings being interconnected in an unusual setting and show how infill buildings were constructed from the earliest periods of sub-division and development in the core area of the city. Highly significant as a rare example of working men's club rooms amongst warehouses and stores built on an infill development in this prominent area of the city.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D -
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

The place is significant in that it has a strong meaning for the community because of its social associations and as part of a group of licenced premises throughout Launceston and highly significant as club rooms established for working men.

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Elizabeth St
152-154**

Town/Locality:
LAUNCESTON

Address:
152-154 Elizabeth Street

Folio of the Register:
51424/1

Description:
Two storey hotel building - Crown
Hotel
Victorian and Post War
c1880 and c1940



Specific Extent:
The whole of the site and building
with street facades being
significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Originally built c1880 with further works carried out in the 1940s. A very interesting example of an early hotel, set back from the street frontages that it was extensively added to c1940 with a fine two storey wing to the north west that extended around the building to now present the building as principally a Post war modern structure. Both sections of the building demonstrate their form and detail and the integration of styles. A rare example of additions that in their own right make a significant contribution to the streetscape. Highly significant as a single building presenting to the street corner through Post war extensions which contribute significantly to the streetscape, but, also highly significant as one of a group of buildings in a pattern of early commercial development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of an early hotel which has flourished and extended to substantially increase the building's footprint and range of services (accommodation). Elements to be excluded from significance include: infill panels to windows and doors; large modern signage on the roof and parapets; canvas awning over corner doorway; and satellite dish.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

The place is significant in that it has a strong meaning for the community because of its social associations and as part of a group of similar corner hotels throughout Launceston.

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 1.105

Town/Locality:
LAUNCESTON

Address:
105 George Street

Folio of the Register:
150928/1

Description:
Two storey commercial terrace
Victorian Classical
c1890

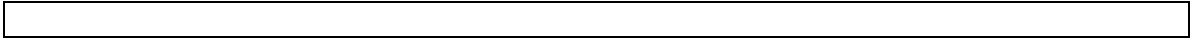
Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - This address appears in the Tasmanian Post Office Directories from at least the 1890s. In 1903 105 George Street was advertised for let as a shop and 6 rooms (<i>Launceston Examiner</i> 9/2/1903, p.1). In 1907 balcony rooms were advertised to let at 105 George St (<i>Launceston Examiner</i> 4/5/1907). From the 1920s to 1940s 105 was occupied by boot maker H. Larter (<i>PO Directories</i>). In 1950 the premises 105-107 George Street sold for £4,600 (<i>Launceston Examiner</i> 28/10/1950, p.12). A good example of a Victorian commercial terrace in the Classical style with strong parapet features and cappings. One in a group of terraces that contribute to the streetscape by retaining a high proportion of their original features. Significant as one of a small number of former commercial and residential terraces built during the same period, in this area of the precinct. Elements to be excluded from significance include: large signage fixed to facade; and, later period shopfront glazing at street level.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D -
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -



Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 2.105

Town/Locality:
LAUNCESTON

Address:
2/105 George Street

Folio of the Register:
150928/2

Description:
Two storey commercial terrace
Victorian Classical
c1890

Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - This address appears in the Tasmanian Post Office Directories from at least the 1890s. In 1903 105 George Street was advertised for let as a shop and 6 rooms (<i>Launceston Examiner</i> 9/2/1903, p.1). In 1907 balcony rooms were advertised to let at 105 George St (<i>Launceston Examiner</i> 4/5/1907). From the 1920s to 1940s 105 was occupied by boot maker H. Larter (<i>PO Directories</i>). In 1950 the premises 105-107 George Street sold for £4,600 (<i>Launceston Examiner</i> 28/10/1950, p.12). A good example of a Victorian commercial terrace in the Classical style with strong parapet features and cappings. One in a group of terraces that contribute to the streetscape by retaining a high proportion of their original features. Significant as one of a small number of former commercial and residential terraces built during the same period, in this area of the precinct. Elements to be excluded from significance include: large signage fixed to facade; and, later period shopfront glazing at street level.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D -
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -



Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 47

Town/Locality:
LAUNCESTON

Address:
47 George Street

Folio of the Register:
127781/4

Description:
Two storey conjoined commercial building
Federation
c1895



Specific Extent:
The whole of the site including building with street facade being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Tasmanian Post Office Directories show occupation from at least the 1890s. 1910 Assessment Rolls include house and land at No 47; house, offices and land at Nos 49-51; a bakehouse and land at No 53; and, warehouse, office and land at No 55. This remains constant until 1915 apart from addition of a shop at No 47. The building has '1912' over the parapet indicating some major works were done at that time. Some of the tenants were long-term including the occupation of No 53 by Bushby and Co real estate agents from c1915 to 1948, a butcher at No 49 from the 1930s to 1940s and Croft and Son (Tailors) at No 55 from c1915 to c1940 (*P O Directories*).

A fine example of a large Federation building with an unusual combination single storey street level retail section and two storey rear section behind. The entrances to each retail tenancy are clearly defined along with the centrally placed entry to the rear upper floor with rounded parapet detail located above. Modern signage obscures the symmetry of parapet detailing. The No. 47 tenancy original shopfront has been replaced with a modern shopfront, the rest remain intact. Highly significant as a combination retail and warehouse building in this area of the city but also highly significant as one of a group of warehouse buildings in the city area.

(ii) creative or technical achievements; or Criteria E -

The place is significant in demonstrating a high degree of technical achievement with the considered design of the single storey street level form with parapet concealing the two storey form, and, including rounded parapet feature, parapet detailing and wall render variation.

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of a Federation warehouse building with retail tenancies at street level. Elements to be excluded from significance include: 20th C alterations including glazed

shopfronts and windows; awning replacement elements (possibly whole awning - requires verification via old photos); and, large intrusive signage.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
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(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 49-53

Town/Locality:
LAUNCESTON

Address:
49-53 George Street

Folio of the Register:
127781/3

Description:
Two storey conjoined commercial building
Federation
c1895



Specific Extent:
The whole of the site including building with street facade being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Tasmanian Post Office Directories show occupation from at least the 1890s. 1910 Assessment Rolls include house and land at No 47; house, offices and land at Nos 49-51; a bakehouse and land at No 53; and, warehouse, office and land at No 55. This remains constant until 1915 apart from addition of a shop at No 47. The building has '1912' over the parapet indicating some major works were done at that time. Some of the tenants were long-term including the occupation of No 53 by Bushby and Co real estate agents from c1915 to 1948, a butcher at No 49 from the 1930s to 1940s and Croft and Son (Tailors) at No 55 from c1915 to c1940 (*P O Directories*).

A fine example of a large Federation building with an unusual combination single storey street level retail section and two storey rear section behind. The entrances to each retail tenancy are clearly defined along with the centrally placed entry to the rear upper floor with rounded parapet detail located above. Modern signage obscures the symmetry of parapet detailing. The No. 47 tenancy original shopfront has been replaced with a modern shopfront, the rest remain intact. Highly significant as a combination retail and warehouse building in this area of the city but also highly significant as one of a group of warehouse buildings in the city area.

(ii) creative or technical achievements; or Criteria E -

The place is significant in demonstrating a high degree of technical achievement with the considered design of the single storey street level form with parapet concealing the two storey form, and, including rounded parapet feature, parapet detailing and wall render variation.

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of a Federation warehouse building with retail tenancies at street level. Elements to be excluded from significance include: 20th C alterations including glazed

shopfronts and windows; awning replacement elements (possibly whole awning - requires verification via old photos); and, large intrusive signage.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
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(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 55

Town/Locality:
LAUNCESTON

Address:
55 George Street

Folio of the Register:
127781/1

Description:
Two storey conjoined commercial building
Federation
c1895



Specific Extent:
The whole of the site including building with street facade being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Tasmanian Post Office Directories show occupation from at least the 1890s. 1910 Assessment Rolls include house and land at No 47; house, offices and land at Nos 49-51; a bakehouse and land at No 53; and, warehouse, office and land at No 55. This remains constant until 1915 apart from addition of a shop at No 47. The building has '1912" over the parapet indicating some major works were done at that time. Some of the tenants were long-term including the occupation of No 53 by Bushby and Co real estate agents from c1915 to 1948, a butcher at No 49 from the 1930s to 1940s and Croft and Son (Tailors) at No 55 from c1915 to c1940 (*P O Directories*).

A fine example of a large Federation building with an unusual combination single storey street level retail section and two storey rear section behind. The entrances to each retail tenancy are clearly defined along with the centrally placed entry to the rear upper floor with rounded parapet detail located above. Modern signage obscures the symmetry of parapet detailing. The No. 47 tenancy original shopfront has been replaced with a modern shopfront, the rest remain intact. Highly significant as a combination retail and warehouse building in this area of the city but also highly significant as one of a group of warehouse buildings in the city area.

(ii) creative or technical achievements; or Criteria E -

The place is significant in demonstrating a high degree of technical achievement with the considered design of the single storey street level form with parapet concealing the two storey form, and, including rounded parapet feature, parapet detailing and wall render variation.

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of a Federation warehouse building with retail tenancies at street level. Elements to be excluded from significance include: 20th C alterations including glazed

shopfronts and windows; awning replacement elements (possibly whole awning - requires verification via old photos); and, large intrusive signage.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
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(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 81A

Town/Locality:
LAUNCESTON

Address:
81A George Street

Folio of the Register:
15168/3

Description:
Two storey conjoined commercial building
Inter-war Modern
c1925

Specific Extent:
The whole of the site including building
with street facade being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

First appear in Launceston Assessment Rolls in c1925. *Daily Telegraph 4 April 1925, Pg. 4* - Estate of Mrs Whittingham to be auctioned including shops at 81 to 85 George Street indicating construction prior to that date. No 81 was occupied by Freemans (bookseller/library) from c1936 to c1940s (*Post Office Directories*).

A fine example of one of three conjoined commercial terraces featuring simple massing, original steel framed windows in Art Deco/Modern style, brick coursing framing the building edges, parapet and window head and sill lines.

A modest building with original shopfronts that contributes to the streetscape by indicating the Inter-war period of development as part of several periods of the business and commercial areas. It demonstrates the end of the transitional period of design seen around the war period as design moved to modern simpler built forms.

Highly significant as an example of a Art Deco/Modern Inter-war commercial terrace and significant as one of three and part of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of an Art Deco commercial retail building from the transitional period through the Inter-war period. Elements to be excluded from significance include: 20th C aluminium framed glazed windows to the upper level and street level shopfronts and doors; and, roll out canvas awning and box.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 83

Town/Locality:
LAUNCESTON

Address:
83 George Street

Folio of the Register:
15168/2

Description:
Two storey conjoined commercial building
Inter-war Modern
c1925

Specific Extent:
The whole of the site including building
with street facade being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - First appear in Launceston Assessment Rolls in c1925. <i>Daily Telegraph 4 April 1925, Pg. 4</i> - Estate of Mrs Whittingham to be auctioned including shops at 81 to 85 George Street indicating construction prior to that date. A fine example of one of three conjoined commercial terraces featuring simple massing, original steel framed windows in Art Deco/Modern style, brick coursing framing the building edges, parapet and window head and sill lines. A modest building with original shopfronts that contributes to the streetscape by indicating the Inter-war period of development as part of several periods of the business and commercial areas. It demonstrates the end of the transitional period of design seen around the war period as design moved to modern simpler built forms. Highly significant as an example of a Art Deco/Modern Inter-war commercial terrace and significant as one of three and part of a group of buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of an Art Deco commercial retail building from the transitional period through the Inter-war period. Elements to be excluded from significance include: 20th C aluminium framed glazed shopfronts and doors; and, large intrusive signage.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

- | |
|---|
| (i) a particular community or cultural group for social or spiritual reasons; or Criteria F - |
| (ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G - |

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 85

Town/Locality:
LAUNCESTON

Address:
85 George Street

Folio of the Register:
15168/1

Description:
Two storey conjoined commercial building
Inter-war Modern
c1925

Specific Extent:
The whole of the site including building
with street facade being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - First appear in Launceston Assessment Rolls in c1925. <i>Daily Telegraph 4 April 1925, Pg. 4</i> - Estate of Mrs Whittingham to be auctioned including shops at 81 to 85 George Street indicating construction prior to that date. A fine example of one of three conjoined commercial terraces featuring simple massing, original steel framed windows in Art Deco/Modern style, brick coursing framing the building edges, parapet and window head and sill lines. A modest building with original shopfronts that contributes to the streetscape by indicating the Inter-war period of development as part of several periods of the business and commercial areas. It demonstrates the end of the transitional period of design seen around the war period as design moved to modern simpler built forms. Highly significant as an example of a Art Deco/Modern Inter-war commercial terrace and significant as one of three and part of a group of buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of an Art Deco commercial retail building from the transitional period through the Inter-war period. Elements to be excluded from significance include: 20th C aluminium framed glazed shopfronts and doors; and, large intrusive signage.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 104

Town/Locality:
LAUNCESTON

Address:
104 George Street

Folio of the Register:
198203/1

Description:
Detached (formerly conjoined) two storey commercial building - Barratts Music House
Federation Classical
c1915



Specific Extent:
The whole of the site and building with street and lane facades being of significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This site was occupied from at least the 1890s, including a laundry belonging to Lue Kee in 1910 (*Post Office Directory*). In 1910 the Daily Telegraph reported a dilapidated house at No 104 George Street (*Daily Telegraph 5/4/1910, p. 4*). This appears to have been demolished soon afterwards and was replaced by a new two-storey building at 102-104 George St, which was owned by George McLean, a plumber who specialised in heating and ventilating products, and also sold gas appliances and refrigerators. The building was described in 1915 as a 'new commodious two-storeyed brick and concrete structure, embracing handsome office appointments, ample floor space and a thoroughly up-to-date workshop' (*Launceston Examiner 26/1/1915, p. 6*). By the 1940s 104 George Street had become home to the long-running music business of Barratt's Pty Ltd.

A good example of a transitional Victorian to Federation style commercial building, now with altered shopfront, that retains a fine first storey facade and parapet with columns and art nouveau features. Windows have curved heads and the parapet features four capped piers with shaped brick infill. The building is a transitional design in the detailing and forms.

A good example of a freestanding retail building from the early 20th C that demonstrates the transitional period of design where features of several periods are found in the same building. It is a dominant form on the streetscape. Highly significant as a single building but also highly significant as one of a group of Federation buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of a transitional Victorian to Federation commercial retail building. Elements to be excluded from significance include: air conditioning units; large signage fixed to facade; inappropriate paint colours; modern aluminium framed shopfront glazing and doors; and, modern awning soffit lining.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
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(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 106

Town/Locality:
LAUNCESTON

Address:
106 George Street

Folio of the Register:
129780/1

Description:
Two storey conjoined terrace
Late Victorian Federation
C1890

Specific Extent:
The whole of the site and building with facades to street and lane being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This address appears in the Tasmanian Post Office Directories from at least the 1890s. In 1893 it was occupied by a baker (James Docking) (*Launceston Examiner* 4/6/1893). It was then variously occupied by a draper, masseuse and confectioner. At one period in the 1910s it was the Missionary Industries Depot (*The Mercury* 13/5/1911, p.2) It was taken over by Holyman's Airways as an office while new premises were being erected for the company on the corner of George and Brisbane Streets in 1934 (*Launceston Examiner* 4/7/1934, p. 3). The office at 106 George Street underwent some alterations at that time. With the completion of the new Holyman's building in 1937, the company office at 106 George St was relocated to the new building. In the 1940s 106 George St was occupied by Vaughan Ratcliffe, a furniture polisher.

A good representative example of a restrained and modest Federation commercial building with its distinctive parapet line and simple detailing. This building contrasts with the more elaborate forms often seen in Victorian buildings. Of interest is the very simple skillion roof form behind the parapet that indicates a modest upper floor of one room depth. This is the simplest form of commercial building. Federation building retaining much of the fabric retaining its streetscape form and detailing. Highly significant example modest commercial federation building retaining much of its original fabric and retaining its streetscape form and detailing.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant example of federation building with distinctive parapet, simple detailing and interesting simple skillion roof behind parapet. Elements excluded from significance

include: modern aluminium framed shopfront and glazed door; and, street bollards with infill panels.
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(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
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(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 107

Town/Locality:
LAUNCESTON

Address:
107 George Street

Folio of the Register:
112669/2

Description:
Two storey commercial terrace
Victorian Classical
c1890

Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - This address appears in the Tasmanian Post Office Directories from at least the 1890s. 107 George St was occupied by Naseef Kareemi, a draper from the mid 1890s to c1925. Later it was occupied by L. C. Bailey, dyer and cleaner, from the late 1920s to 1940s (<i>P O Directories</i>). In 1950 the premises 105-107 George Street sold for £4,600 (<i>Launceston Examiner 28/10/1950, p. 12</i>). A good example of a Victorian commercial terrace in the Classical style with strong parapet features with curved head windows. One in a group of terraces that contribute to the streetscape by retaining a high proportion of their original features. Significant as one of a small number of former commercial and residential terraces built during the same period, in this area of the precinct. Elements to be excluded from significance include: modern awning; air conditioning units; signboard framing on top of awning; and, later period shopfront glazing at street level.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D -
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-George St
108-110**

Town/Locality:
LAUNCESTON

Address:
108-110 George Street

Folio of the Register:
129780/2

Description:
Two storey conjoined commercial building
Federation Arts and Crafts
1909

Specific Extent:
The whole of the site and building with
street facade being of high significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Purpose built for the motor trade by builders J & T Gunn. A very fine Federation commercial building purpose built for cars but no longer in that use. It features an imposing street presence with its large curved arched opening surmounted with four truncated round windows set in bays. Shopfronts now occupy the vehicle openings but the building form and use can still be understood in the fabric.

The building demonstrates the importance of car technology and coach building in a very well designed and conceived building facade applied to an industrial use. Built early in the development of car transport the building displays confidence in the industry.

One of an adjoining pair of motor garage buildings that are rare and demonstrate a period of building design that quickly altered to more severe forms reflecting the industrial nature of the use. They form an important streetscape element in the city area. Highly significant as a single building but also significant as one of a pair of motor garages in a pattern of early business and commercial development. The place is an uncommon example of: a motor garage, Tasmania's built form heritage, and, the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the rare characteristics of a Federation Arts and Crafts double storey motor garage building. Elements to be excluded from significance include: Aluminium framed shopfront glazing and doors at street level; canvas awnings; and, large signage lettering fixed to facade.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet - Com-George St
109**

Town/Locality:
LAUNCESTON

Address:
109 George Street

Folio of the Register:
138148/1

Description:
Two storey commercial terrace
Federation Classical
c1905

Specific Extent:
The whole of the site and building with
street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This address appears in the Tasmanian Post Office Directories from c1905. It was occupied by M Den (draper) from then until c 1925. It was occupied in the 1930s by H. Austen, a grocer and confectioner, up until the late 1940s (*P O Directories*).
A good example of a Federation commercial terrace in the Classical style with strong parapet features with intricate detailing to frame the curved head windows. One in a group of terraces that contribute to the streetscape by retaining a high proportion of their original features.
Significant as one of a small number of former commercial and residential terraces built during the same period, in this area of the precinct. Elements to be excluded from significance include: modern awning and soffit lining; and, later period shopfront glazing at street level.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 111

Town/Locality:
LAUNCESTON

Address:
111 George Street

Folio of the Register:
52195/1

Description:
Two storey commercial terrace
Federation Classical
c1905 and c1930

Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Originally built 1905 by builder Humphrey (Architect Walter Conway) with further works carried out in the 1930s. Owner originally Charles Stuart and at one time was a venetian blind and bedding factory. A fair example of a Federation commercial terrace in the Classical style with strong parapet features with verandah enclosed at a later period (nominally Inter-war). One in a group of terraces that contribute to the streetscape by retaining a high proportion of their original features. Significant as one of a small number of former commercial and residential terraces built during the same period, in this area of the precinct. Elements to be excluded from significance include: awning soffit lining; air conditioning unit; later period street front window to upper floor, and shopfront glazing at street level.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D -
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-George St
112-114**

Address:

112-114 George Street

Folio of the Register:

49275/1

Description:

Two storey conjoined commercial building - former GM Jackson's Garage
Federation
1911



Specific Extent:

The whole of the site and building with facade to street being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This property is listed as being part of Jackson's garage in c1915, and by 1925 as belonging to the Tasmanian Motor Company. It was later occupied by Northern Motors Pty Ltd, Tasmanian Body Works, and Autocars (Hire and Drive) (*P O Directories*).

Designed by Harold Masters and built by James French. A very fine Federation commercial building purpose built for cars but no longer in that use. It features strong design with decorative rendered parapet, strong courses, original and new to match original windows on the upper level, and, shopfronts at street level which have replaced the original centre shopfront and vehicle entry and exit openings (which remain distinct by the increased head height). The building contrasts with the adjacent motor garage. Even though built only a few years later its design reflects the industrial use the need for utilitarian openings to the street and provides a more restrained approach commensurate with the use of the building.

One of a pair of motor garage buildings that are rare and demonstrate a period of building design that quickly altered to more severe forms reflecting the industrial nature of the use. They form an important element in the city area.

Highly significant as a single building but also significant as one of a pair of motor garages in a pattern of early business and commercial development. The place is an uncommon example of: a motor garage, Tasmania's built form heritage, and, the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the highly detailed facade featuring wide glazing sections with brick and masonry construction over the windows and former large openings for vehicles.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the rare characteristics of a Federation industrial style double storey motor garage building. Elements excluded from significance include: modern screen covering glazing on facade; umbrellas; street barriers and infill panels; tiling to shopfronts; modern shopfront glazing; and, glazed timber entry doors.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 113

Town/Locality:
LAUNCESTON

Address:
113 George Street

Folio of the Register:
35190/4

Description:
Two storey commercial terrace
Federation Classical
c1910

Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

113 George Street first appears in the Tasmanian Post Office Directories in c1910. From 1925 until the late 1940s No 113 was occupied by Mrs A. Kaiser's woollen knitting mill. In 1949 the company was taken over and moved to St John Street (*Daily Telegraph* 30/4/1925).

A good example of a Federation commercial terrace in the Classical style with strong parapet features and retained verandah setback to the upper level.

One in a group of terraces that contribute to the streetscape by retaining a high proportion of their original features.

Significant as one of a small number of former commercial and residential terraces built during the same period, in this area of the precinct.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the principal characteristics of a two storey brick Federation building and its location on the edge of the central business area. Elements to be excluded from significance include: modern balustrading; air conditioning unit; and, later period shopfront glazing at street level.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 115

Town/Locality:
LAUNCESTON

Address:
115 George Street

Folio of the Register:
42016/1

Description:
Two storey commercial terrace
Federation Arts and Crafts
c1910

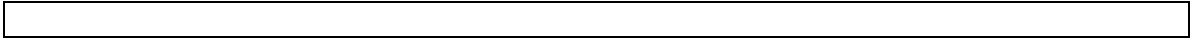
Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - 115 George Street first appears in the Tasmanian Post Office Directories in c1910. The address was occupied by Alex Heron from c1910s to late 1940s at least. A good example of a Federation commercial terrace in the Classical style with strong parapet features and verandah recessed on the upper level. Addition of an Arts and Crafts style gable to the verandah roof differentiates the building from its neighbours. One in a group of terraces that contribute to the streetscape by retaining a high proportion of their original features. Significant as one of a small number of former commercial and residential terraces built during the same period, in this area of the precinct. Elements to be excluded from significance include: large signage fixed to facade; and, later period shopfront glazing at street level.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D -
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -



Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 124

Town/Locality:

LAUNCESTON

Address:

124 George Street

Folio of the Register:

52165/1

Description:

Two storey hotel building -
O'Keefe's Hotel
Victorian
c1850



Specific Extent:

The whole of the site and building with street facade being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

A hotel at this location on the corner of George and York Streets dates back to the 1850s at least, when George Smith operated the Caledonian Vines Vaults (*Launceston Examiner* 8/9/1852, p. 5). In 1862 his widow, Mary Ann Smith took over the license (*Cornwall Chronicle* 3/12/1864, p 4; *Launceston Examiner* 5/11/1862). By 1864 it was licensed to John Mason who named it the Caledonian Inn (*Launceston Examiner* 17/6/1869, p. 3). In 1880 the licensee was William Maltmann and the hotel accommodation was reported to be in a bad state and repairs were about to be effected (*Launceston Examiner* 2/12/1880, p. 3). By 1889 it was renamed the Caledonian Hotel (*Launceston Examiner* 31/8/1889). The Hotel was later licensed to Mrs Mullane, before a name change to the Belfast Hotel c1915 under the license of John Casey. It remained the Belfast Hotel until the 1930s when it became known as the Union Club Hotel (*Post Office Directories*).

Although altered the building demonstrates the form and detail of a corner hotel with most alterations readily reversible. The building is a key corner building of diminutive scale in comparison to the later commercial buildings surrounding it.

It is a good representative example and one of a significant group of corner hotels found throughout Launceston which continue to provide key character and form. These buildings define corners around the city and are important streetscape features. Highly significant as a single building presenting to the street corner which contributes significantly to the streetscape, but, also highly significant as one of a group of similar buildings in a pattern of early commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of an early hotel and significant in that it has continued in this function. Elements to be excluded from significance include: additions on the York Street side; large signage on roof; curved awning at entry (further research on dating of construction required); and, infill wall and door to former coach entry.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - The place is significant in that it has a strong meaning for the community because of its social associations and as part of a group of similar corner hotels throughout Launceston.
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-George St
136-138**

Address:

136-138 George Street

Folio of the Register:

20666/1

Description:

Two storey detached commercial terrace
Late Victorian Classical
1892

Specific Extent:

The whole of the title excluding the concrete extensions to the rear of the original brick building.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

The building has '1892' on the parapet. No 136-138 first appears in the Tasmanian Post Office Directories c1894, when it was occupied by John Ballard. No 136 was a grocery from this time to the late 1940s at least. From c1925 to 1948 at least it was occupied by Mrs E Robertson (grocer).

A very good example of Late Victorian design featuring a simple symmetrical facade treatment to the upper level with a shop to one side and separate entry to the residence alongside at street level. A good representative and intact example of a typical Victorian commercial terrace with residential in a prominent location in the city.

Highly significant as an example of a Late Victorian commercial terrace of modest scale with classical detailing and significant as part of a group of buildings in a pattern of early residential and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of a Late Victorian commercial terrace as part of a small group of similar buildings on the fringe of the city centre.

Elements of lesser significance include the recently added glazed shopfront, entry door and awning.

Elements excluded from significance include: the c1940s additions to the rear of the building.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 139

Town/Locality:
LAUNCESTON

Address:
139 George Street

Folio of the Register:
59750/2

Description:
Attached single level houses
Federation
1910

Specific Extent:
The whole of the site and buildings with front facades being of highest significance (building to left of photo)

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - At this address in 1894 was a house owned by Anne Davies and occupied by Walter Laphorne. By 1896 the occupant was Catherine Bryan (also noted as Catherine Ryam) and the house noted as being dilapidated. No house was shown at this address from 1898 to at least 1904. In 1905 there was nothing listed, then in 1906, 139 is noted as land at rear then in 1907 as Land at rear plus 7 more areas of land which indicates the period of the sub-division. By 1909 Percy hart owns the land and then in 1911 141 appears with 139 being noted as “at rear” with Ernest Ford in 141 and Louis Page in 139. In the PO Directories the occupants appeared by 1911 with address being noted as “off” George St. A pair of well detailed attached houses built on a later sub-division behind earlier buildings. Highly significant as a rare example of Federation cottages built on an infill development in this prominent area of the city and significant as part of a small number of residential buildings built over a short period of time.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of their ability to demonstrate the principal characteristics of single level brick Federation terraces and their location the central business area. Elements to be excluded from significance include: inappropriate paint colours.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet - Com-George St
140**

Town/Locality:
LAUNCESTON

Address:
140 George Street

Folio of the Register:
124325/1

Description:
Single level detached former residential building
c1890

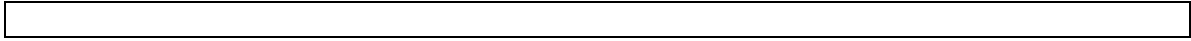


Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - 140 George Street first appears in the <i>Tasmanian Post Office Directories</i> c1894 and was occupied by Mrs Ballard from c1900 to c1915. It was occupied by Eric Stewart from c1925 to 1948 (<i>P O Directories</i>). A very good example of mid-Victorian design featuring a simple symmetrical facade treatment with separate hipped verandah roof on simple posts with timber brackets. A good representative and intact example of a typical Victorian cottage residence in a prominent location in the city. Highly significant as one of a small number of dwellings built during the same period, in this area of the precinct.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a single storey brick Victorian domestic building and its location on the edge of the central business area. Elements to be excluded from significance include: modern chinoiserie balustrading; and, inappropriate painting of foundation stonework.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -



Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 141

Town/Locality:
LAUNCESTON

Address:
141 George Street

Folio of the Register:
59750/1

Description:
Attached single level houses
Federation
1910

Specific Extent:
The whole of the site and buildings
with street facades being of
significance (building to right of
photo)

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - At this address in 1894 was a house owned by Anne Davies and occupied by Walter Laphorne. By 1896 the occupant was Catherine Bryan (also noted as Catherine Ryam) and the house noted as being dilapidated. No house was shown at this address from 1898 to at least 1904. In 1905 there was nothing listed, then in 1906, 139 is noted as land at rear then in 1907 as Land at rear plus 7 more areas of land which indicates the period of the sub-division. By 1909 Percy hart owns the land and then in 1911 141 appears with 139 being noted as “at rear” with Ernest Ford in 141 and Louis Page in 139. In the PO Directories the occupants appeared by 1911 with address being noted as “off” George St. A pair of well detailed attached houses built on a later sub-division behind earlier buildings. Highly significant as a rare example of Federation cottages built on an infill development in this prominent area of the city and significant as part of a small number of residential buildings built over a short period of time.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of their ability to demonstrate the principal characteristics of single level brick Federation terraces and their location the central business area. Elements to be excluded from significance include: inappropriate paint colours.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 143

Town/Locality:
LAUNCESTON

Address:
143 George Street

Folio of the Register:
112170/1

Description:
Two storey conjoined residential terraces
Federation Arts and Crafts
c1910



Specific Extent:
The whole of the site and buildings with street facades being of significance (building to left of photo)

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

An early owner was James Davies and the James Davies Estate was noted as owner from 1870-1884 at least. In 1888 to at least 1900 the places were owned by Anne Davies with occupants at No. 143 in 1896 being the Assyrians. These addresses were only noted in Post Office Directories intermittently between 1900 and 1908 depending on occupancy and were noted in the assessment rolls as being vacant in 1909 and 1910 when owned by Percy Hart. It appears that the original buildings were replaced around this time when he also owned 141 George St and built those residences in c1910. By 1911 occupants Herbert Bone (145) and William Stevenson (143) are noted in the P O Directories and occupancy remained constant. A noted occupant of 143 from about 1911 to 1928, when she married Max Learoyd, was Miss Nora Webster (Kathleen Leonora Webster). An ATCL Gold Medallist (Theory), tutor pianoforte, piano and singing (*Examiner 13 Apr 1943, p. 4*) and a clever musician (*Advocate 23 Sept 1932., p. 6*). Later 143 occupants included J and Flora Caldwell, son James and Mary Louisa Barkway (daughter of Rev A Barkway).

A very good example of Federation residential terrace design featuring two storey bay windows with timber detailed gables with finials protruding from a main hipped roof, chimney brickwork detailing and recessed entry porches. Highly significant as a rare example of Federation terraces built in this prominent area of the city and significant as part of a small number of residential buildings built over a short period of time.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of their ability to demonstrate the principal characteristics of two storey brick Federation terraces and their location the central business area. Elements to be excluded from significance include: inappropriate paint colours.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-George St 145

Town/Locality:
LAUNCESTON

Address:
145 George Street

Folio of the Register:
112170/2

Description:
Two storey conjoined residential terraces
Federation Arts and Crafts
c1910



Specific Extent:
The whole of the site and buildings with street facades being of significance (building to right of photo)

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

An early owner was James Davies and the James Davies Estate was noted as owner from 1870-1884 at least. In 1888 to at least 1900 the places were owned by Anne Davies with occupants at 143 in 1896 being the Assyrians. These addresses were only noted in P O Directories intermittently between 1900 and 1908 depending on occupancy and were noted in the assessment rolls as being vacant in 1909 and 1910 when owned by Percy Hart. It appears that the original buildings were replaced around this time when he also owned 141 George St and built those residences in c1910. By 1911 occupants Herbert Bone (145) and William Stevenson (143) are noted in the P O Directories and occupancy remained constant. A noted occupant of 143 from about 1911 to 1928, when she married Max Learoyd, was Miss Nora Webster (Kathleen Leonora Webster). An ATCL Gold Medallist (Theory), tutor pianoforte, piano and singing (*Examiner 13 Apr 1943, p. 4*) and a clever musician (*Advocate 23 Sept 1932., p. 6*). Later 143 occupants included J and Flora Caldwell, son James and Mary Louisa Barkway (daughter of Rev A Barkway).

A very good example of Federation residential terrace design featuring two storey bay windows with timber detailed gables with finials protruding from a main hipped roof, chimney brickwork detailing and recessed entry porches. Highly significant as a rare example of Federation terraces built in this prominent area of the city and significant as part of a small number of residential buildings built over a short period of time.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of their ability to demonstrate the principal characteristics of two storey brick Federation terraces and their location the central business area. Elements to be excluded from significance include: inappropriate paint colours.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet - Com-George St
148**

Town/Locality:
LAUNCESTON

Address:
148 George Street

Folio of the Register:
170979/1

Description:
Two storey detached residential building
Federation + Post War
C1894 + c1940



Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This property has been traced back to at least the 1860s in the post office directories and assessment rolls when it was a house and then a house and shop occupied by Thomas King (from c1865-c1895). In the 1930s and 1940s it was occupied by W. Trinder, a bootmaker (*Post Office Directories*). In 1983 it was proposed to convert the premises for furniture storage (*LCC property file 17/1/1409*).

A good example of Post War aesthetic with restrained use of a small number materials and simple detailing on a two storey narrow frontage dwelling. The timber Federation Arts and Crafts style garage contrasts significantly with the residence.

A good representative and intact example of a Post War aesthetic in a prominent location in the city, but, may have been an infill, major alteration or replacement building for an earlier structure.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of a two storey narrow frontage detached domestic building and its location on the edge of the central business area. Elements to be excluded from significance include: canvas awning over entry door.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Kingsway

2

Town/Locality:

LAUNCESTON

Address:

2 Kingsway

Folio of the Register:

56062/3

Description:

Single level corner building - John King Building
Inter-war Neoclassical
1923



Specific Extent:

The whole of the site and building with street facades being of high significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

151-155 Brisbane Street was constructed in c1923 for King and Sons Pty Ltd, builder of motors and cycles and agents for Indian, Douglas and Rudge motor cycles (PO Directories). It occupied the site until at least 1950. In 1951 the site was sold to Bruce Small Pty Ltd for £35,200 (Advocate 22 May 1951, p. 3). Constructed by Hinman, Wright and Manser.

A fine 20thC commercial building (Bicycle and motor cycle factory) retaining most of its integrity and featuring face brickwork, rendered corner and junction raised parapets with signs, highlight windows and a strong design of bays providing entry, display and vehicular entry. The building makes a very positive contribution to the streetscape of Brisbane Street and Kingsway.

Highly significant as a single building but also significant as one of a group of motor trade buildings in a pattern of early business and commercial development. The place is a significant example of: a bicycle and motor cycle trade and servicing building, Tasmania's built form heritage, and, the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of bays for entry and exit, shopfront display and signage.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the rare characteristics of a Federation retail and servicing building for bicycles and motor cycles. Elements to be excluded from significance include: Modern cladding covering part of the facade; inappropriate colours; later period shopfront glazing at street level; air conditioning units; and, large modern signage.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Kingsway

4

Town/Locality:

LAUNCESTON

Address:

4 Kingsway

Folio of the Register:

89638/4

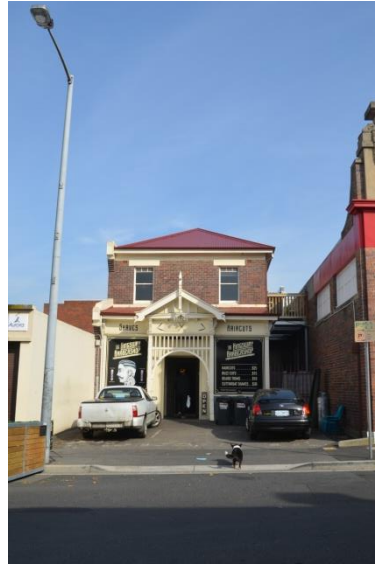
Description:

Two storey conjoined commercial building
Federation
1910

Specific Extent:

The whole of the site and building with facade to street being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Appears to have been built for the Benevolent Society in 1910.

An unusual small brick building with infilled front addition. The front features a striking small entry portico with timber fretwork that belies the modesty of the building behind. Setting back of the building may have been to accommodate the Benevolent Society as first occupants.

An idiosyncratic Federation building set well back from the street that makes an interesting addition to an otherwise commercial and warehousing street.

The building demonstrates the changing character of the city as the commercial area expanded incorporating former residential precincts.

Highly significant as a single building but also highly significant as one of a group of Federation buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of the small scale two storey form including the striking small entry portico with timber fretwork which belies the modesty of the building behind.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of a Federation commercial small scale building. Elements excluded from significance include: modern glazed infill shopfront; and, addition with deck to side.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G - The place is significant in being the built specifically for the Benevolent Society.

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Kingsway
18-20**

Town/Locality:
LAUNCESTON

Address:
18-20 Kingsway

Folio of the Register:
89638/626

Description:
Single level commercial building
Federation
1916

Specific Extent:
The whole of the site and building with
facade to street being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - This building has '1916' on the parapet. It was originally a shirt manufacturing business owned by Frank Boatwright and operated as such until c1930s. By 1935 it was occupied by Kingswear manufacturing company (<i>Tasmania PO Directories</i>). By c1960s it was occupied by MTC Jessup. An interesting variation on the commercial warehouse theme that is seen in its various forms in this small street. The building is simple except for its elaborate facade with arched central opening with quoining and the round parapet feature set above it. The building is now converted for retailing but maintains its overall form and detail. One of a group of fine Federation warehouses that form a continuous group on the western side of the street and which are the best example of this form of development in Launceston. It makes a very important contribution to this largely intact Federation streetscape. Highly significant as a single warehouse building but also highly significant as one of a group of Federation buildings in this short street.
(ii) creative or technical achievements; or Criteria E - Significant in demonstrating a high degree of technical achievement with the considered design of the single storey form including the arched entry with rounded parapet feature, parapet detailing and wall decoration.
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of a Federation warehouse building. Elements excluded from significance include:
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Kingsway 22-28

Town/Locality:
LAUNCESTON

Address:
22-28 Kingsway

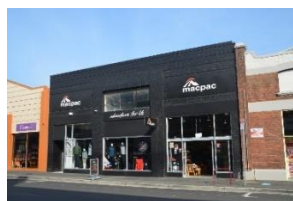
Folio of the Register:
211914/7

Description:
Single level conjoined commercial building
Inter-war Federation & Post War
Modern
c1920 and c1950

Specific Extent:
The whole of the site and building with facade to street being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:



Former No. 26-28



Former No. 22-24



Early image - to left of photo

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

The building to the right (formerly 22-24) was constructed c1920 and occupied by Green JR (bulk stores) from then until at least c1950s (*Tasmania PO Directories*). It is a well detailed warehouse building featuring a fine parapet and pediment design with use of stucco and decorative plasterwork in a triangular pediment set above a circular window over central former entry. The strong and simple massing makes a very strong contribution to the fine streetscape of Federation commercial buildings. One of the group of fine Federation warehouses that forms a continuous group on the western side of the street and which are the best example of this form of development in Launceston. It makes a very important contribution to this largely intact Federation streetscape. Possible archaeological evidence of pre-1915 occupation may be found on this site. Highly significant as a single warehouse building but also highly significant as one of a group of Federation buildings in this short street.

The building to the left (formerly 26-28) appears to date from c1950s. The Examiner reported in 1954 that tenders had been called for the construction of a new shop in Kingsway. It is possible that this is referring to 26-28 Kingsway (Examiner 13/8/1954, p.3).

An interesting example of restrained design for a warehouse building featuring a simple parapet design with lineal brickwork detailing. Steel framed glazed windows set centrally with a portal detailed in brickwork surrounding them and indications of truck access openings evident. The strong and simple massing makes a good contribution to the fine streetscape of Federation commercial buildings.

Significant warehouse building reflecting the development of Launceston during the Post War period and contributing to the streetscape of the area.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of the single storey form including the gabled pediment over entry with round centre window feature and parapet detailing (former 22-24).

(iii) a class of building or place; or Criteria D -

Significant because of the ability to demonstrate the significant characteristics of:

1. A Federation warehouse building. Elements excluded from significance include: pennants on front facade; infill of windows on higher level; and, aluminium framed glazed shopfronts and doors (former 22-24).
2. A Post War warehouse building. Elements excluded from significance include: aluminium framed glazed shopfronts and doors (former 26-28).
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Kingsway
30-36**

Town/Locality:
LAUNCESTON

Address:
30-36 Kingsway

Folio of the Register:
118501/1, 118174/1

Description:
Single level conjoined corner building
Federation Warehouse
c1910

Specific Extent:
The whole of the site and building with
street facade being of high significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Situated at the corner of York St and Kingsway. In the 1920s it was occupied by Heritage and Co general merchants, who sold bacon, butter, cheese, eggs and other produce. By 1940 the building was occupied by Nettlefolds who sold farm machinery (<i>Tasmania PO Directories</i>). It is pictured here c1960s as 'the old butter factory' in LPIC33-4-33. A fine Federation warehouse building on a corner location with a striking parapet form reminiscent of the Anglo-Dutch style. Now painted the building has lost some brick and render design finesse but still demonstrates good streetscape presence and forms part of a very coherent Federation streetscape. It features rendered parapet, symmetrical design elements and single storey form. A good example of the Federation warehouse in the centre of the city forming part of an excellent streetscape of similar buildings. The building contrasts with the larger warehouse buildings on the northern edge of the city near the wharfs and relates more to the retail and light industry than bulk goods storage. Highly significant as a single building but also highly significant as one of a group of Federation buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E - Significant in demonstrating a high degree of technical achievement with the considered design of the single storey form including detailed parapets and symmetrical design elements.
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of a Federation warehouse. Elements to be excluded from significance include: inappropriate colours; and, later period shopfront glazing at street level.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Paterson St 1.14

Town/Locality:
LAUNCESTON

Address:
1/14 Paterson Street, 2/14 Paterson Street

Folio of the Register:
171947/1

Description:
Two storey detached commercial building
Inter-war
c1920



Specific Extent:
The whole of the site and building with facade to street being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1920 numbers 8-12 Paterson Street were occupied by Beasley’s Motor Garage. By 1925 AH Blundell and Co, wholesale agents and fruit merchants, were located at 12-14 Paterson Street, and the building appears to date from this time. By the 1940s no. 12-14 Paterson Street was occupied by Blundell’s as well as the Phoenix Biscuit Company (<i>Tasmania Post Office Directories</i>). The building of two storeys features a face brick façade (partially painted) with vertical brick piers in pairs except for the central pier separating bands of timber windows and topped with a simple parapet with a gable at each end featuring patterned brickwork. The building behind has sawtooth roofing. It forms part of a very strong commercial streetscape. A good example of Interwar commercial warehousing. Significant warehouse building reflecting the development of Launceston during the Inter-war period and contributing to the streetscape of the area. Has potential to yield information and understanding of the early history of Launceston. Archaeological material could exist under current building and yard space due to its location in the central business district.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - A significant example of Inter-war commercial warehousing.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Paterson St 2.14

Town/Locality:
LAUNCESTON

Address:
2/14 Paterson Street, 2/14 Paterson Street

Folio of the Register:
171947/2

Description:
Two storey detached commercial building
Inter-war
c1920



Specific Extent:
The whole of the site and building with facade to street being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1920 numbers 8-12 Paterson Street were occupied by Beasley’s Motor Garage. By 1925 AH Blundell and Co, wholesale agents and fruit merchants, were located at 12-14 Paterson Street, and the building appears to date from this time. By the 1940s no. 12-14 Paterson Street was occupied by Blundell’s as well as the Phoenix Biscuit Company (<i>Tasmania Post Office Directories</i>). The building of two storeys features a face brick façade (partially painted) with vertical brick piers in pairs except for the central pier separating bands of timber windows and topped with a simple parapet with a gable at each end featuring patterned brickwork. The building behind has sawtooth roofing. It forms part of a very strong commercial streetscape. A good example of Interwar commercial warehousing. Significant warehouse building reflecting the development of Launceston during the Inter-war period and contributing to the streetscape of the area. Has potential to yield information and understanding of the early history of Launceston. Archaeological material could exist under current building and yard space due to its location in the central business district.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - A significant example of Inter-war commercial warehousing.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Paterson St 4

Town/Locality:
LAUNCESTON

Address:
4 Paterson Street

Folio of the Register:
35505/1

Description:
Two storey detached commercial terrace
Victorian
c1870

Specific Extent:
The whole of the site and building with facade to street being highly significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This address has been traced back to at least 1870 in the assessment rolls when it was listed as a house and workshop occupied by Christopher Spotswood. It may be even older than this. In the 1875 and 1880 assessment rolls it was occupied by Ebenezer Brown. Brown was a native of Scotland and a coachbuilder who had travelled extensively in the USA and was known to have been on friendly terms with President Lincoln. He died in 1893 (Tasmanian News 28 July 1893, p. 3). From 1894 to the 1910s the property was occupied by Miss Sarah Devall, and then by the Potter family from c1920 to late 1940s (Tasmanian Post Office Directories).

A good example of early remnant housing in at commercial precinct. The building is painted brick, once face brick and has had considerable alteration, however the main form and detail of brickwork and joinery remains. The building is of particular interest as a rare surviving example of early residential development in the city centre that has not had a new facade or parapeted form added to the front or street elevation. The building has historic significance for its place in the major phase of development of Launceston, aesthetic value for its fine form and detail, some social value as part of the collective housing that makes Launceston a desirable place to live and for its streetscape value. Each building in this large group of houses is distinctive and adds to the collective value as well as having individual significance. The building has historic significance for its place in the major phase of development of Launceston, aesthetic value for its fine form and detail, some social value as part of the collective housing that makes Launceston a desirable place to live and for its streetscape value. The building is of particular interest as a rare surviving example of early residential development in the city centre that has not had a new facade or parapeted form added to the front or street elevation.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Important element of the streetscape with the building reflecting a set amongst a generally commercial centre of the city. Elements excluded from significance include: modern additions

at rear; canvas awning over entry door; aluminium fencing; and, later period windows to ground floor.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
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(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Paterson St 5.14

Town/Locality:
LAUNCESTON

Address:
5/14 Paterson Street, 2/14 Paterson Street

Folio of the Register:
171947/5

Description:
Two storey detached commercial building
Inter-war
c1920



Specific Extent:
The whole of the site and building with facade to street being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1920 numbers 8-12 Paterson Street were occupied by Beasley’s Motor Garage. By 1925 AH Blundell and Co, wholesale agents and fruit merchants, were located at 12-14 Paterson Street, and the building appears to date from this time. By the 1940s no. 12-14 Paterson Street was occupied by Blundell’s as well as the Phoenix Biscuit Company (<i>Tasmania Post Office Directories</i>). The building of two storeys features a face brick façade (partially painted) with vertical brick piers in pairs except for the central pier separating bands of timber windows and topped with a simple parapet with a gable at each end featuring patterned brickwork. The building behind has sawtooth roofing. It forms part of a very strong commercial streetscape. A good example of Interwar commercial warehousing. Significant warehouse building reflecting the development of Launceston during the Inter-war period and contributing to the streetscape of the area. Has potential to yield information and understanding of the early history of Launceston. Archaeological material could exist under current building and yard space due to its location in the central business district.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - A significant example of Inter-war commercial warehousing.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Paterson St 6-8

Town/Locality:

LAUNCESTON

Address:

6-8 Paterson Street

Folio of the Register:

157318/1

Description:

Two storey detached commercial building
Inter-war
c1920



Specific Extent:

The whole of the site and building with facade to street being significant (part of building to right of photo).

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1920 numbers 8-12 Paterson Street were occupied by Beasley's Motor Garage. By 1925 AH Blundell and Co, wholesale agents and fruit merchants, were located at 12-14 Paterson Street, and the building appears to date from this time. By the 1940s no. 12-14 Paterson Street was occupied by Blundell's as well as the Phoenix Biscuit Company (<i>Tasmania Post Office Directories</i>). The building of two storeys features a face brick façade (partially painted) with vertical brick piers in pairs except for the central pier separating bands of timber windows and topped with a simple parapet with a gable at each end featuring patterned brickwork. The building behind has sawtooth roofing. It forms part of a very strong commercial streetscape. A good example of Interwar commercial warehousing. Significant warehouse building reflecting the development of Launceston during the Inter-war period and contributing to the streetscape of the area. Has potential to yield information and understanding of the early history of Launceston. Archaeological material could exist under current building and yard space due to its location in the central business district.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - A significant example of Inter-war commercial warehousing.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Paterson St 16

Town/Locality:
LAUNCESTON

Address:
16 Paterson Street

Folio of the Register:
162450/0 - 162450/505

Description:
Six level conjoined commercial building
Federation
c1910

Specific Extent:
The whole of the site and building with
facade to street being highly significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - The D and W Murray Ltd building was built in two stages. Originally a three storey building and basement erected as a warehouse for Lark, Herbert and Co. in 1883, it was acquired by D and W Murray in 1899 who added the top storeys early in the new century (LCC17/1/2548). It was known as Launceston's first skyscraper. The architects were English and Soward of Adelaide, and the builders were Hinman, Wright and Manser of Cimitiere Street (see full article in Daily Telegraph 30 June 1914, p.5). The main façade is topped with a strong pediment of simple design on large brackets and the building is divided into four divisions linking the windows on the upper four levels into two panels. While the design is complex and not as well resolved as many buildings in the locality it is impressive and incorporates most of the key features of the period in an interesting arrangement. The remainder of the building is utilitarian with side mounted steel fire escape, one of the few to be seen due to the generally low scale of most buildings. A very important building in the development of Launceston, being the first multi-storey building to be constructed. Now standing well above surrounding development it indicates the importance and confidence in the city at the time of its construction. A very good example of the multi- storey warehouse that reached its peak in this building. A very significant building in the development of Launceston, being the first multi-storey building to be constructed. Building is a rare example of a Federation multistorey building in Launceston.
(ii) creative or technical achievements; or Criteria E - Contains elements that are typical of the period of development but displayed in a rare multi-storey building.
(iii) a class of building or place; or Criteria D - Important element of the streetscape with the building reflecting a multi-storey Federation style in keeping with the commercial nature of the street. Elements excluded from significance include: large signage on side elevations and facade.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

- | |
|---|
| (i) a particular community or cultural group for social or spiritual reasons; or Criteria F - |
| (ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G - |

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Paterson
St 59-61

Town/Locality:
LAUNCESTON

Address:
59-61 Paterson Street

Folio of the Register:
63897/1

Description:
Two storey conjoined commercial building
Victorian Classical (Façade)
+ Modern (Rear)
c1890 + 20thC



Specific Extent:
The whole of the site (for archaeology) and street facade of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - By the early 1890s no. 59 Paterson Street was occupied by Clark and Co boot manufacturers and no. 61 by the Tasmanian Soap and Candle Company (JS Anderson). By 1915 WI McElwee plumber was occupying no. 59. In the 1920s WC Ellis took over the old Clark and Co boot manufactory and operated at no. 61 until c.1940. By 1945 numbers 59 and 61 Paterson Street were occupied by J Rice, furniture manufacturer and P. Anderson, house furnisher respectively. By the 1950s McGladery and Hodgman (agents) were occupying 59-61 Paterson Street (<i>Tasmania Post Office Directories</i>). The premises were extended in 1952 (<i>Examiner 1/1/1952, p. 7</i>). A well detailed and confident two storey commercial building with rendered and detailed facade featuring struck pilasters with arched window openings to each level and two doorways providing entry to two separate tenancies. The building features characteristic design elements such as strong courses, stone striking of render, pilasters, capitals and three-dimensional modelling of the facade. The building (rebuilt at the rear) is a strong and significant streetscape element in the locality. The rebuilding of the building behind the front facade has compromised the significance of the place as an entire entity. Highly significant as a single facade (building rebuilt behind facade) but also highly significant as one of a group of buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significance in facade primarily because of its ability to demonstrate the significant characteristics of a Classical Victorian commercial building. Elements to be excluded from significance include: Building behind facade; and, modern entry doors.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Quadrant

18

Town/Locality:

LAUNCESTON

Address:

18 Quadrant Mall

Folio of the Register:

58/6162

Description:

Commercial two storey conjoined building

Inter-war Art Deco

c1925



Specific Extent:

The whole of the site with street facade being of significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B –

This property dates from c1925 (Post Office Directories). In the 1940s it was occupied by a photographic studio before being sold in 1951. It was then described as a single-storey 'lock-up' shop of irregular shape. It was bought for £6000 by R. Morgan, a tailor (Launceston Examiner 11/8/1951, p. 18 and Launceston Examiner 8/9/1951, p. 7). Second level may be a 1950s addition or built originally and on separate title. Highly significant as an example of an Art Deco Inter-war commercial building of modest scale and significant as part of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of an Art Deco style shop at street level, and upper level for commercial or residence, built during the Inter-war period. A fine example of a modest and restrained Inter-war building with edge capping detail to the parapet and on three sides of the window bays. Strong dentils accentuating the first level floor line and fascia above the awning. Original timber windows intact to both levels. It demonstrates the end of the transitional period of design seen around the war period as design moved to modern simpler built forms.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

- | |
|---|
| (i) a particular community or cultural group for social or spiritual reasons; or Criteria F - |
| (ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G - |

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-St John St 92

Town/Locality:
LAUNCESTON

Address:
92 St John Street

Folio of the Register:
249495/1

Description:
Commercial two storey conjoined building
Inter-war
c1920

Specific Extent:
The whole of the site and building with street facade being of high importance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - The Church Missionary Society occupied the building from roughly the 1920s to 1960s - offices and depot. Highly significant as an example of an Art Deco/Modern Inter-war office building and significant as one of a group of Inter-war buildings in a pattern of early business and commercial development.
(ii) creative or technical achievements; or Criteria E - Significant in demonstrating a high degree of technical achievement with the considered design of the two storey street level form with elegant and well proportioned massing of rendered walls, window bays and building signage.
(iii) a class of building or place; or Criteria D - Demonstrates the significant characteristics of an Art Deco/Modern commercial building from the transitional period through the Inter-war period. Elements to be excluded from significance include: later period shopfront windows replacing original street level windows.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

Significant in that it has a strong meaning for the community because of its spiritual associations and as part of a group of religious organisations throughout Launceston.

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-St John St 103

Town/Locality:
LAUNCESTON

Address:
103 St John Street
(also known as 31 Quadrant)

Folio of the Register:
117154/1

Description:
Two storey conjoined commercial building
Inter-war Classical
c1900 + 1930 (on building)

Specific Extent:
The whole of the site including building, with the facade facing the Quadrant mall being of high importance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This property appears in the Post Office Directories dating back to at least 1900. It was occupied by a fruiterer in the 1910s, by W. Jack (tailor) in the 1920s, Quadrant shoe-mart in the 1930s and by a milliner and then frock shop in the 1940s (*Tasmanian Post Office Directories*). The date number on the facade potentially relating to major works in 1930 or the establishment of the shoe-mart.

A fine example of a two storey commercial building with rendered Classical style detailing expressing the centrally placed arched windows with wreaths over and strong parapet edge detail with capping. Street level shopfront is a 20thC modern variation. Highly significant as an example of a Classical Inter-war commercial terrace and significant as part of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of a Classical commercial retail building from the transitional period through the Inter-war period. Elements to be excluded from significance include: Aluminium framed shopfront glazing and doors; and, air conditioning units.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

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| (i) a particular community or cultural group for social or spiritual reasons; or Criteria F - |
| (ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G - |

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-St John St 119

Town/Locality:
LAUNCESTON

Address:
119 St John Street

Folio of the Register:
125735/1

Description:
Two storey conjoined hotel building
Victorian Classical + Modern
c1865 + 20thC



Specific Extent:
The whole of the site including building
with street facade being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

A hotel was located on this site at least as early as 1866 when it was reported as the Shakespeare Hotel licensed to Mr J. Solomon (*Cornwall Chronicle* 5/12/1866, p. 3). In the 1870s it was licensed to Joseph Dyson (*Cornwall Chronicle* 8/2/1871; 2/12/1874, 5/8/1878). By 1910 the name had been changed to Metropole Hotel and it was licensed to Miss E McCann. From the 1930s to the late 1940s the hotel was licensed by Alfred Roydon Byrne (*Tasmania Post Office Directories*). In 1953 the hotel was owned by Ansett and re-constructed at a cost of \$40 000 and officially re-opened (*Examiner* 25/11/1953, p. 2). Launceston Examiner reference to The Tasmanian articles - P10 being Mr Dibb's Programme - Additions to the Metropolitan Hotel. Known as The Shakespeare Hotel (it is noted as having moved from the corner of Quadrant and St John). Also noted was that in 1929 it was known as the Metropolitan Hotel with Mr Alfred Roydon Byrne as licensee.

A well detailed and confident two storey corner hotel building with rendered and detailed facade featuring characteristic design elements such as strong coursing to the lower level and simple massing with capped parapet to the upper level. The building (facade and alterations being Late Victorian) is a strong and significant streetscape element in the locality. Highly significant as a single building presenting to the street corner which contributes significantly to the streetscape, but, also highly significant as one of a group of similar buildings in a pattern of early commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of an early hotel and significant in that it has continued generally in this function. Elements to be excluded from significance include: 20th C alterations including glazed shopfronts and windows; shutters; pavement bollards; and, infill panels.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

The place is significant in that it has a strong meaning for the community because of its social associations and as part of a group of similar corner hotels throughout Launceston.
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Tamar St
62

Town/Locality:
LAUNCESTON

Address:
62 Tamar Street

Folio of the Register:
13505/1

Description:
Detached two storey residential building
Victorian Italianate/Filigree
c1880

Specific Extent:
The whole of the site and building with
exposed facades being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - This place appears to have been occupied by Jacob Turner from c1880, and then by his widow from c1894/1895 (<i>Launceston assessment roll 1880: Tasmania Post Office Directories</i>). Mrs Turner died in 1902. She had been an active member of the Women’s Christian Temperance Union (<i>Examiner 3/4/1902, p. 4</i>). By 1910 it was occupied by bootmaker, James Barnes. In 1913 he announced that he was giving up the retail portion of the business at 62 Tamar Street to devote his attention to manufacturing (<i>Examiner 16/6/1913, p. 8</i>), and in 1930 Barnes advertised large workrooms to let at 62 Tamar Street (<i>Examiner 9/12/1930, p. 12</i>). In the 1940s the property was occupied as a mixed business (<i>Tasmania Post Office Directories</i>). In 1978 the property was subdivided into 62 and 62A (<i>LCC17/1/3026 property file</i>). A face brick freestanding terrace style building with good timber detailing in a prominent location opposite the park and city hall. The front fence detracts from the building. A good example of simple terrace surviving in the CBD. Highly significant as one of a small number of remaining residential terraces built during the Victorian period, in this prominent area of the precinct facing the park and city hall.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of two storey brick Victorian terraces and their location on the edge of the central business area. Elements to be excluded from significance include: garden plantings; front exposed footing to fence; front brick fence and side brick garden bed; side gate and trellis arch.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

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| (i) a particular community or cultural group for social or spiritual reasons; or Criteria F - |
| (ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G - |

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Tamar St 62A

Town/Locality:
LAUNCESTON

Address:
62A Tamar Street

Folio of the Register:
13505/2

Description:
Conjoined two storey commercial terrace
Federation Victorian Classical
C1906

Specific Extent:
The whole of the site and building with
street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

The street numbering altered greatly in this section of Tamar St quite substantially over the Federation period (1890-1915). This building however, does appear to be the house and shop built in 1906, owned and occupied by James Barnes, a bootmaker. He remained in this building until at least 1935/36.

A well-detailed commercial terrace featuring fluted pilasters, a simple parapet capped with urns, face brickwork and forming part of a small group of modest commercial buildings on the fringe of the CBD. A good representative example of Late Victorian small scaled commercial buildings that fringe the city centre. Highly significant as an example of a Victorian commercial terrace of modest scale with classical detailing and significant as part of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of a Federation period Victorian style commercial terrace as part of a small group of similar buildings on the fringe of the city centre. Elements to be excluded from significance include: modern glazed shopfront; entry door; and, awning soffit lining.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Tamar St 64-66

Town/Locality:
LAUNCESTON

Address:
64-66 Tamar Street

Folio of the Register:
233757/1

Description:
Conjoined two storey commercial building
Federation Victorian
c1894



Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1894/95 No.s 64 and 66 Tamar Street were occupied by James Stewart and Sidney Prenter respectively. In 1900 no. 64 was occupied by Samuel Dell and No. 66 by Samuel Adams (tobacconist). No. 64A appears in the directories from c1912 when it was occupied by Miss Cutter, a dressmaker. No. 66A first appears in the Tasmania Post Office Directories in c1930 when it was occupied by Dorrech House Pty Ltd (drapers). Also in the 1930s 64 Tamar Street was occupied by New System Tailors and 66 by Robert Wood, confectioner. In the 1940s No. 64 was occupied by a boot repairer, no. 66 by Wood (confectioner) and no. 66A by a furniture dealer (<i>Tasmania Post Office Directories</i>). A plain but largely intact commercial building from the early years of the 20th C showing the simplification of detail and form following the Victorian period. It features a central doorway to the upper level flanked by a pair of shops. It has a brick facade with rendered pilasters and parapet. A good modest and representative example of combined retail/residence on the edge of the city that forms part of a good group of small commercial buildings on the fringe of the CBD.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of a Federation commercial building as part of a small group of similar buildings on the fringe of the city centre. Elements to be excluded from significance include: air conditioning unit; inappropriate paint colours; and modern shopfront glazing and modern doors.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Tamar St 66A

Town/Locality:
LAUNCESTON

Address:
66A Tamar Street

Folio of the Register:
207926/1

Description:
Two storey conjoined commercial building
Georgian and Inter-war
c1850 and c1930



Specific Extent:
The whole of the site and building with facades to streets being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - In 1894/95 No.s 64 and 66 Tamar Street were occupied by James Stewart and Sidney Prenter respectively. In 1900 no. 64 was occupied by Samuel Dell and No. 66 by Samuel Adams (tobacconist). No. 64A appears in the directories from c1912 when it was occupied by Miss Cutter, a dressmaker. No. 66A first appears in the Tasmania Post Office Directories in c1930 when it was occupied by Dorrech House Pty Ltd (drapers). Also in the 1930s 64 Tamar Street was occupied by New System Tailors and 66 by Robert Wood, confectioner. In the 1940s No. 64 was occupied by a boot repairer, no. 66 by Wood (confectioner) and no. 66A by a furniture dealer (Tasmania Post Office Directories). Whilst originally built in c1850, further works carried out in the 1930s. An interesting Georgian style commercial terrace with corner shop and residences above with a refitted shop to the side featuring 1930s shopfront and tiling. The building is important within the precinct, as part of the streetscape and for its ability to demonstrate change while retaining significance. Highly significant as a corner terrace group Georgian style building but also significant as one of a group of shops in a pattern of early retail and commercial development on the fringe of the CBD.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant as an important corner building that makes a strong streetscape addition to the area with shopfront alterations (Inter-war) to an earlier era building. Elements excluded from significance include: air conditioning units; modern glazed windows and doors; and, render to walls.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-Tamar St
68

Town/Locality:
LAUNCESTON

Address:
68 Tamar Street

Folio of the Register:
31819/1

Description:
Two storey detached commercial building
Late Victorian + Inter-war
c1894 and c1930



Specific Extent:
The whole of the site and building with facades to streets being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

In 1894/95 no. 68 Tamar Street was occupied by Mrs Shadel, and in the early 1900s by Mrs Roughley. In 1930 it was occupied by Jack (John) Marvel, a grocer. He died that year and according to an obituary in the Examiner was a well-known Launceston business and racing identity (*Examiner 28/7/1930, p. 6*). The property was later occupied by E. Eeles a grocer (*Tasmania Post Office Directories*).

A good commercial terrace group with the upper level intact and shopfronts reworked with a good c 1930 shopfront remaining on the corner tenancy. The building is interesting as each separate tenancy is marked by a separate hipped roof with box gutters extending to the main facade. Detailing is simple but robust. A very good example of a terrace form from the later Victorian period retaining much of its integrity but also containing interesting and significant alterations. An important corner building that makes a strong streetscapes contribution to the area including entry to the park. Highly significant as a corner terrace group Victorian style building but also significant as one of a group of shops in a pattern of early retail and commercial development. Highly significant as a corner terrace group Victorian style building but also significant as one of a group of shops in a pattern of early retail and commercial development.

(ii) creative or technical achievements; or Criteria E -

Significant 1930s Arts & Crafts/Deco alterations such as tin ceilings to awning and internal architecture typical of the period.

(iii) a class of building or place; or Criteria D -

Significant as an important corner building that makes a strong streetscape addition to the area with shopfront alterations (Inter-war) to an earlier era building. Elements

excluded from significance include: modern signage; modern glazed shopfronts and doors; air conditioning units; large signage attached to facade; and, modern awning soffit linings.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-Tamar St
72-72A**

Town/Locality:
LAUNCESTON

Address:
72-72A Tamar Street

Folio of the Register:
31819/3

Description:
Two storey detached commercial
building
Inter-war Freestyle
1937



Specific Extent:
The whole of the site and building with
facades to streets being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

The site was owned from the 1870s by Frank Martini an officer in the Launceston Artillery and previously was part of an area owned by Antonio Martini (who owned both the Sawyer's Arms on the corner of Cameron and Tamar Streets, the land up to Brisbane Street including the land on which the Royal Oak still stands). Listed in Assessment Rolls the place was owned by Frank Martini until the 1920s when his descendants (Marie, Margherita, and Antonia Martini Counsel) inherited it. In the 1930s Annie and Edna Cuthbertson owned the property at the end of which Henry Carne bought the property and appears to have demolished the original building to build this pair of flats. From 1938 it was listed as flats with the numbers 72 and 72A.

A good representative example of Inter-war flats in the city area. The building is interesting with coloured brick banding and the distinctive arch on the upper floor and a recessed balcony with extensive views over the park. Other detailing is simple but robust.

Highly significant as an Inter-war multi residential building but also significant as one of a group of buildings in a pattern of early residential, retail and commercial development on the fringe of the city.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant as a residential Inter-war building that makes a strong streetscape addition to the Tamar Street area and representative of fringe residential buildings.

Elements excluded from significance include: modern glazed windows and doors.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
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(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-York St
1/41**

Town/Locality:
LAUNCESTON

Address:
1/41 York Street

Folio of the Register:
123620/1, 123620/0

Description:
Two storey conjoined commercial building
Post War Modern
c1945



Specific Extent:
The whole of the site and building with facades to streets being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - This building was erected c1945 when it first appears in the Tasmanian Post Office Directories as being occupied by Modern Used Cars Pty Ltd. A very good example of modernist style in commercial building with curved corner, stepped simple parapet form, concrete continuous window hoods, patterned brickwork and well resolved composition. The use of large openings and windows to ground floor marks a change in retail design. The building has strong horizontal emphasis that marks a change to earlier commercial buildings. The building occupies a prominent corner. One of a small group later twentieth century buildings that contribute to the strong design quality of Launceston. Significant post war commercial building important to the history and development of the Launceston commercial district.
(ii) creative or technical achievements; or Criteria E - Significant Post war detailing and features reflecting a transition period in commercial architecture.
(iii) a class of building or place; or Criteria D - Important element of the streetscape with the building reflecting a Post War Modernist style in keeping with the commercial nature of the street. Elements excluded from significance include: aluminium framed glazed shopfronts and doors; and, large signage across corner and prominent shopfront areas.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-York St

59

Town/Locality:

LAUNCESTON

Address:

59 York Street

Folio of the Register:

204509/1

Description:

Two storey conjoined commercial building
Inter-war Art Deco
c1935

Specific Extent:

The whole of the site and building with facade to street being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

The address at 59 York Street was home to the Cartledge family from c1890s to the 1930s. R. H. Cartledge was a painter and decorator (PO Directories). In 1936 a new store building was constructed on the site by J and T Gunn for F W Heritage and Co., Pty Ltd (Examiner 6/7/1936, p. 6). The current (2018) occupant is Launceston Legacy Inc. which was formed as a Remembrance Club in 1927. Mr G. Youl was elected as the President and Mr W.O. Layh was elected Secretary/Treasurer. Due to work commitments My Layh was replaced by Mr W.J. Manthel. The first Annual Meeting was held on Saturday, Oct 28, 1928. At a Special General Meeting held on August 4, 1933 it was resolved that the name of the Club be changed to Launceston Legacy Club.

A modest commercial Art Deco style building featuring a stylised rising sun in the pediment with the familiar vertical projecting pilasters combined with projecting horizontal ledges. The building also features diagonally divided steel framed glazing. The ground floor facade has been altered. The building is a good representative example of the Art Deco style that contributes to the streetscape. Significant as an example of an Art Deco Inter-war commercial building and significant as part of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of an Art Deco style Inter-war commercial building that contributes to the streetscape. Elements excluded from significance include: inappropriate to building colours; ground floor facade 20thC alterations; and, aluminium framed glazed windows and door.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Significant as the Club rooms and offices for Legacy in Launceston.

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-York St

63

Town/Locality:

LAUNCESTON

Address:

63 York Street

Folio of the Register:

121721/1

Description:

Two storey conjoined former residential terraces
Victorian Classical
c1890



Specific Extent:

The whole of the site with street facade being of high importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

First evidence of Winton Villa for rent in 1891 and again in 1893 (*Launceston Examiner 24 Jun 1891, p 1*). Residential terraces in the city fringe area. The building remains as a rare pair of terraces, clearly indicating their former function, in an area that has been developed from residential to commercial with many buildings replaced. Highly significant as a fine example of Victorian terraces built in this prominent area of the city and significant as part of a group of former residential buildings.

(ii) creative or technical achievements; or Criteria E -

The place is significant in demonstrating a high degree of technical achievement with the considered design of the two storey Victorian terraces form including unusual curved head tall windows and a highly decorative parapet with signage (terrace name) intact.

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the principal characteristics of two storey rendered brick Victorian terraces and their location within the central business area. Elements to be excluded from significance include: inappropriate colours; front decks and balustrading with signage; lattice infill panels below deck line; and, air vents to front facade.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-York St
71-79_1**

Town/Locality:
LAUNCESTON

Address:
71-79 York Street
(part also known as 77 York Street)

Folio of the Register:
149897/1

Description:
Conjoined two storey commercial building
Victorian Classical
c1890

Specific Extent:
The whole of the site and building with
street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

A house and shop owned by William Harris appears in the Assessment Rolls from at least 1873. This changed to a meat mart owned by Michael Gannon and occupied by Alfred Fry and Alfred Goodwin (Ringarooma Meat Mart) between 1881 and 1883. In 1898 it was shown as being unoccupied as Fry and Goodwin had by then moved next door to 79 York St about August 1896 (*Examiner 14 Aug 1896, p. 4*). In 1898 Rawson and Crabtrees Groceries occupied the building and in 1899 it was noted to be called Waverley House (R Hogarth as owner and occupant). In 1900 it was a shop and stable owned and occupied by R Hogarth and this continued to at least 1918. R Hogarth advertised for girls and boys to work at Waverley Mill and the building was called Waverley Offices in 1915. From about 1920 John R Sides had a ballbearing, valve and lathe business in the shop.

A well detailed commercial terrace with shopfront changes that retains its upper levels featuring rendered facade, pilasters, curved head windows, dentil courses in a well designed composition. It is a good representative example of the commercial terrace form found widely through the city of Launceston that gives the city its consistency and character. Highly significant as a single building but also highly significant as one of a group of Victorian and Federation buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of a Victorian commercial terrace. Elements to be excluded from significance include: modern glazed door; and, modern shopfront glazing.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-York St
71-79_2**

Town/Locality:
LAUNCESTON

Address:
71-79 York Street
(part also known as 79 York Street)

Folio of the Register:
145937/1

Description:
Conjoined two storey commercial building
Federation Classical
c1890

Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

From about 1873 to 1880 this site was a house owned and occupied by William Harris. By 1892 it was noted in the Assessment Rolls as a Shop and factory owned and occupied by William Wigney. By Jan 1894 until 1895 Thomas Haslam Plumber was the occupant. From Aug 1896, until into the 20thC, Ringarooma Meats owned by Alfred Fry and Alfred Goodwin occupied the place. In 1924 it was the outlet for The Warehouse Clothing Store and then in 1928 Mantach Motor and Cycle business occupied the building. They remained there until the 1950s.

A well detailed commercial terrace with shopfront changes that retains its upper levels featuring parapet detailing, symmetrical facade and homage to the adjacent building's floor line, in a well designed composition. It is a good representative example of the commercial terrace form found widely through the city of Launceston that gives the city its consistency and character. Highly significant as a single building but also highly significant as one of a group of Federation buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of a Federation commercial terrace. Elements to be excluded from significance include: awning soffit lining; modern glazed entry door; and, modern shopfront glazing.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

- | |
|---|
| (i) a particular community or cultural group for social or spiritual reasons; or Criteria F - |
| (ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G - |

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Com-York St 105

Town/Locality:
LAUNCESTON

Address:
105 York Street

Folio of the Register:
134032/1

Description:
Conjoined two storey commercial building
Victorian Regency
c1860

Specific Extent:
The whole of the site and building with street facade being of significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

This address was occupied by Hart and Son stores from c1901 to the 1930s (*PO Directories*). In 1930 a new shop was opened by HA Reisz, a well-known Launceston decorator and paper hanger (*Examiner 15/4/1930, p. 13*). In 1977 alterations were made to an existing building at 105-109 York Street to accommodate professional offices and shops (*LCC 17 Property Files - LCC17/1/3443*).

An unusual example of an early Victorian commercial building featuring fine rendered detail and an excellent timber shopfront. It appears the general shopfront is original. The building represents the early form of commercial development in the town, much of which was replaced by later Victorian redevelopment. It is a relatively rare example of this period of commercial development.

Highly significant as a relatively rare example of an early Victorian commercial building and significant as part of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of an early Victorian commercial retail building. Elements to be excluded from significance include: modern entry door; and, modern shopfront glazing.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-York St
123**

Town/Locality:
LAUNCESTON

Address:
123 York Street

Folio of the Register:
109677/1

Description:
Conjoined two storey commercial building
Post War Art Deco
c1948



Specific Extent:
The whole of the site and building with
street facade being of significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

In the late 1940s this shop was opened as Mitchell Motors (*PO Directory 1948*). A very good Art Deco style Post War commercial building with strong fenestration pattern on the upper level, typical entry/corner treatment with raised parapet and a flagpole. Windows and parapet are framed with a projecting concrete ledge. The ground floor shopfronts are infilled and capped with projecting concrete hoods. The building has simpler massing and form characterising the period. The simple and strongly designed facade featuring the raised entry/corner section creates an asymmetrical appearance representative of the Art Deco style. Highly significant as a single building but also highly significant as one of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of the two storey form including detailed parapet capping and window framing, strong fenestration and asymmetrical design elements.

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the significant characteristics of an Art Deco style Post War commercial building of large proportion. Elements to be excluded from significance include: modern shopfront glazing and doors; and, awning signage concealing original cantilevered concrete awning.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Com-York St
192**

Town/Locality:
LAUNCESTON

Address:
192 York Street

Folio of the Register:
142531/4

Description:
Conjoined two storey commercial building
Federation Victorian
1904



Specific Extent:
The whole of the site and building with street facade being of significance (building to right of photo – 2 bays).

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Former Southerwoods Livery Stables (dated 1904 on the building) owned by William Joseph Southerwood who was an extremely successful businessman running a thriving horse, bus and coach service that served parts of Launceston, the East and West Tamar. His stables on York Street accommodated 120 horses, 90 of the latest styles of conveyances (*The Historian March 2003, p. 25*). Southerwoods stables had been located in York St from about 1894, went to motor in 1915. He also had a long association with horse racing training and owning many winners (noted in his obituary as more than 400). William and his second wife Rose resided at 192 until their house “Lawrenny” was built next to Mowbray Racecourse. William passed away in 1937.

A section of a fine early Federation period late Victorian style commercial building with carriageway entry to lower level and pairs of windows to upper level with parapet of curved and gabled elements with a central raised decorative rendered panel.

Highly significant as an individual portion of a larger building but also highly significant as one of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of the two storey form including detailed parapets and capping; delineation of the carriageway; detailed window framing, strong fenestration and symmetrical design elements.

(iii) a class of building or place; or Criteria D -

Highly significant because of its ability to demonstrate the significant characteristics of an early Federation corner commercial building that characterises the edges of Launceston incorporating key design features all located on a prominent intersection.

The building makes a strong contribution to the streetscape with its regular facade pattern and is an excellent demonstration of the style in a large building.
Elements to be excluded from significance include: none to the 192 portion of the building

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Significant as the location for the highly successful business run by the prominent Launceston businessman William Southerwood.

Figures for statements of local heritage significance and heritage values:



Rear of the Building (192 and carriageway at left)

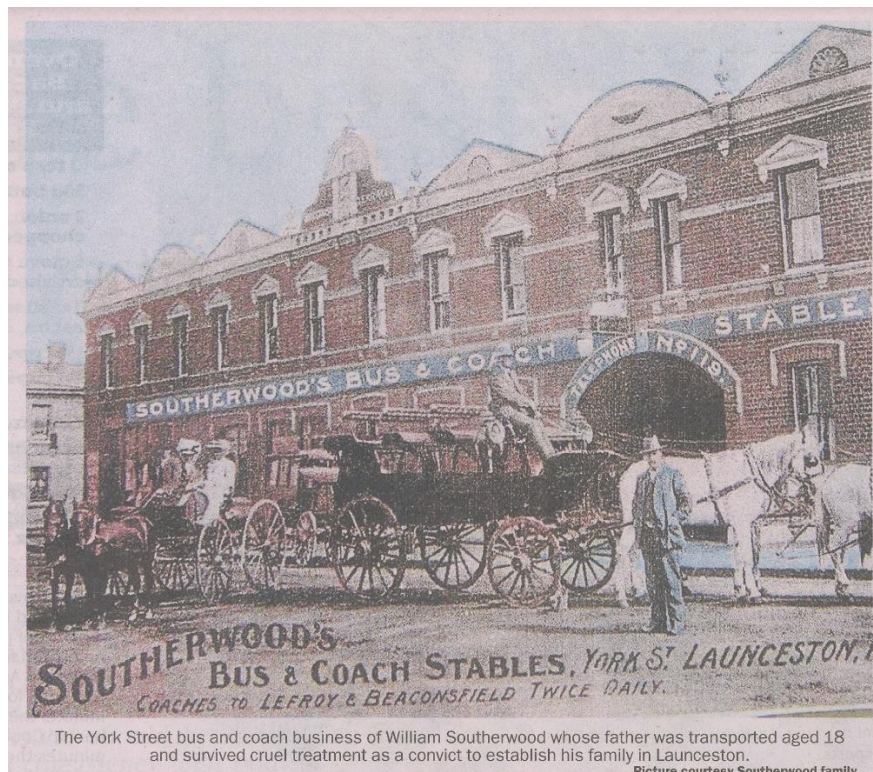


Photo from article in the Examiner 16 Mar 2011, p. 26

**Table C6.1 Local Historic Heritage Places Datasheet – Com-York St
196**

Town/Locality:
LAUNCESTON

Address:
196 York Street

Folio of the Register:
168696/1

Description:
Conjoined two storey commercial building
Federation Victorian
1904



Specific Extent:
The whole of the site and building with street facade being of significance (building to centre of photo - 2 bays).

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Former Southerwoods Livery Stables (dated 1904 on the building) owned by William Joseph Southerwood who was an extremely successful businessman running a thriving horse, bus and coach service that served parts of Launceston, the East and West Tamar. His stables on York Street accommodated 120 horses, 90 of the latest styles of conveyances (*The Historian March 2003, p. 25*). Southerwoods stables had been located in York St from about 1894, went to motor in 1915. He also had a long association with horse racing training and owning many winners (noted in his obituary as more than 400). William and his second wife Rose resided at 192 until their house "Lawrenny" was built next to Mowbray Racecourse. William passed away in 1937.

A section of a fine early Federation period late Victorian style commercial building with carriageway entry to lower level and pairs of windows to upper level with parapet of curved and gabled elements with a central raised decorative rendered panel.

Highly significant as an individual portion of a larger building but also highly significant as one of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of the two storey form including detailed parapets and capping; detailed window framing, strong fenestration and symmetrical design elements.

(iii) a class of building or place; or Criteria D -

Highly significant because of its ability to demonstrate the significant characteristics of an early Federation corner commercial building that characterises the edges of Launceston incorporating key design features all located on a prominent intersection.

The building makes a strong contribution to the streetscape with its regular facade pattern and is an excellent demonstration of the style in a large building.

Elements to be excluded from significance include: later period windows to street level and modern awning windows on the upper level to central portion for 196.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

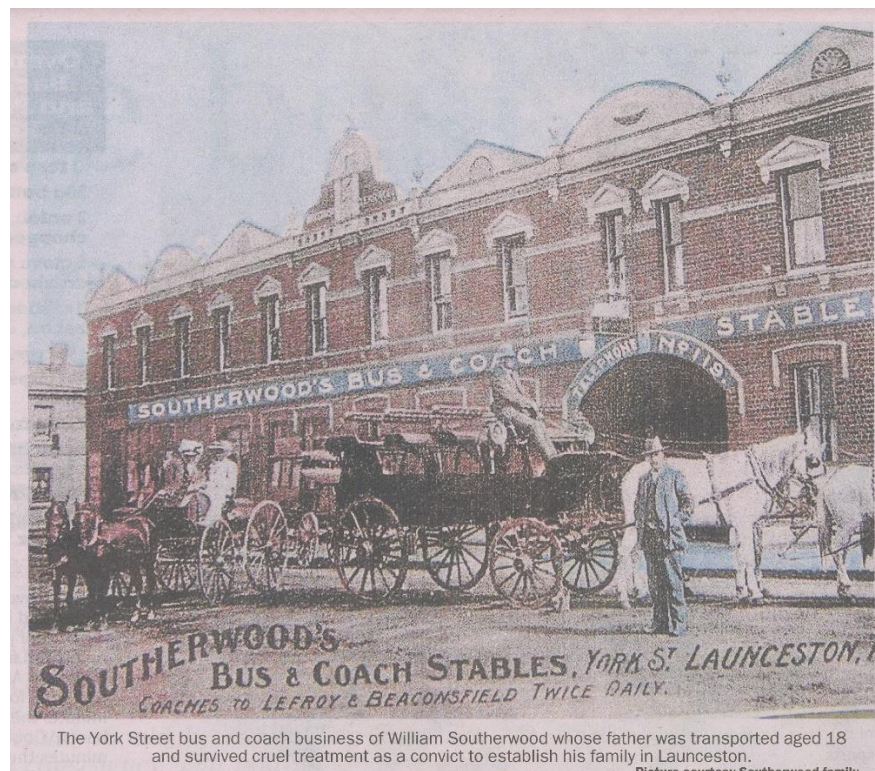
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Significant as the location for the highly successful business run by the prominent Launceston businessman William Southerwood.

Figures for statements of local heritage significance and heritage values:



Rear of the Building (192 and carriageway at left)



The York Street bus and coach business of William Southerwood whose father was transported aged 18 and survived cruel treatment as a convict to establish his family in Launceston.

Picture courtesy Southerwood family.

Photo from article in the Examiner 16 Mar 2011, p. 26

**Table C6.1 Local Historic Heritage Places Datasheet – Com-York St
198-200**

Town/Locality:
LAUNCESTON

Address:
198-200 York Street

Folio of the Register:
168696/1

Description:
Conjoined two storey commercial building
Federation Era
1904



Specific Extent:
The whole of the site and building with street facade being of significance (building to left of photo – 3 bays).

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Former Southerwoods Livery Stables (dated 1904 on the building) owned by William Joseph Southerwood who was an extremely successful businessman running a thriving horse, bus and coach service that served parts of Launceston, the East and West Tamar. His stables on York Street accommodated 120 horses, 90 of the latest styles of conveyances (*The Historian March 2003, p. 25*). Southerwoods stables had been located in York St from about 1894, went to motor in 1915. He also had a long association with horse racing training and owning many winners (noted in his obituary as more than 400). William and his second wife Rose resided at 192 until their house “Lawrenny” was built next to Mowbray Racecourse. William passed away in 1937. Located on the corner was W. Fitch’s Universal Emporium until his death in 1911 and became Southerwoods Corner under the management of G. E. Barnard after Feb/March 1912.

A section of a fine early Federation period late Victorian style commercial building with carriageway entry to lower level and pairs of windows to upper level with parapet of curved and gabled elements with a central raised decorative rendered panel. Highly significant as an individual portion of a larger building but also highly significant as one of a group of buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E -

Significant in demonstrating a high degree of technical achievement with the considered design of the two storey form including detailed parapets and capping; detailed window framing, strong fenestration and symmetrical design elements.

(iii) a class of building or place; or Criteria D -

Highly significant because of its ability to demonstrate the significant characteristics of an early Federation corner commercial building that characterises the edges of Launceston incorporating key design features all located on a prominent intersection. The building makes

a strong contribution to the streetscape with its regular facade pattern and is an excellent demonstration of the style in a large building.

Elements to be excluded from significance include: modern shopfront glazing.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G –

Significant as the location for the highly successful business run by the prominent Launceston businessman William Southerwood.

Figures for statements of local heritage significance and heritage values:

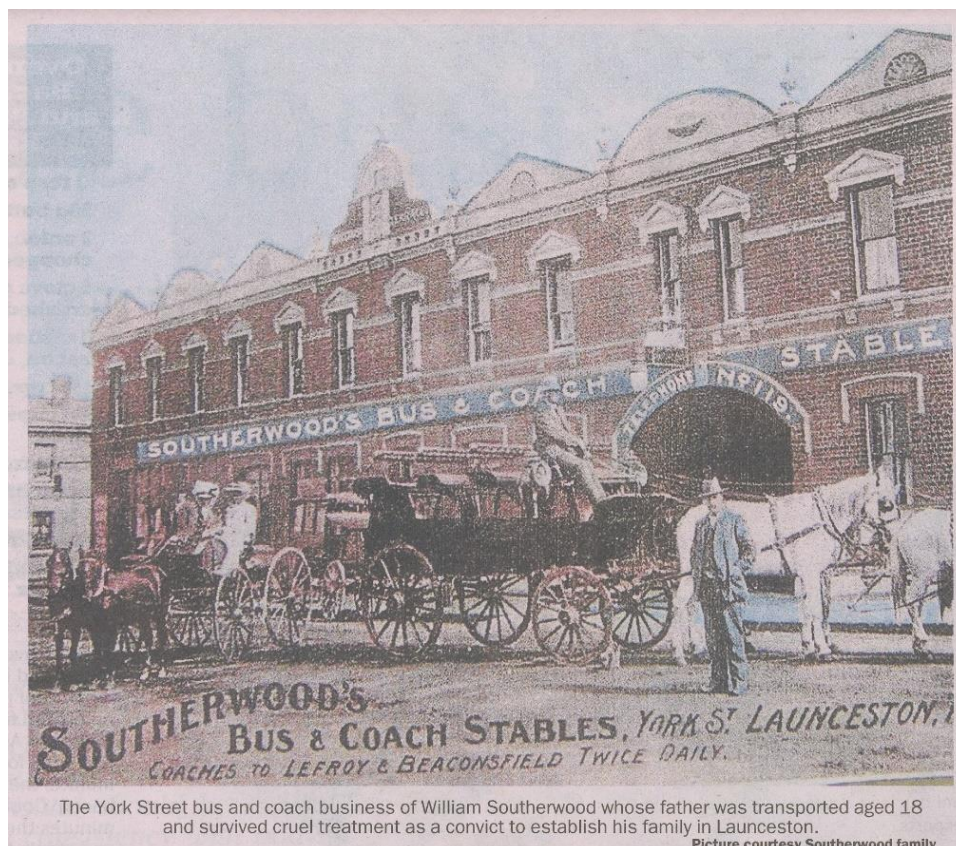


Photo from article in the Examiner 16 Mar 2011, p. 26

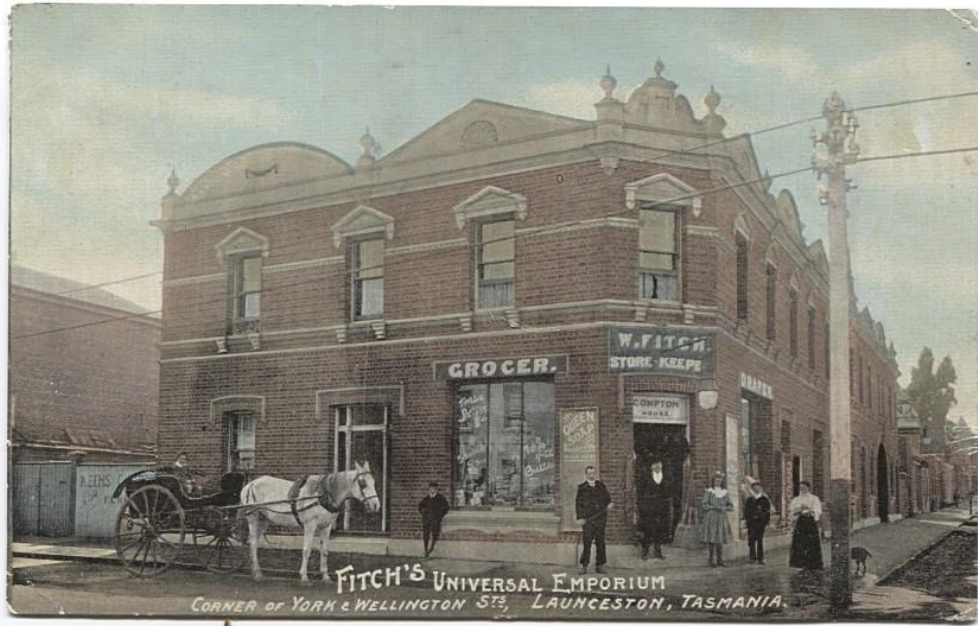


Photo - Courtesy Heritage Tasmania Files

Table C6.1 Local Historic Heritage Places Datasheet - High-St Georges

Sq 14-16

Town/Locality:
EAST LAUNCESTON

Address:
14-16 St Georges Square

Folio of the Register:
176422/1 and 176422/2

Description:
Brick fence associated with the property now known as Torkington (THR)
Victorian
c1870

Specific Extent:
The fence/wall to the St George's Square boundary of the subject titles, and returning around into Scott Street for a single panel.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:



<p>(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:</p>
<p>(i) local history; or Criteria A and B - A well-detailed solid masonry boundary fence featuring face brickwork, curved brick detailing and cement rendered capping to wall panels and piers. Formerly part of the property known as 'Torkington' at 54 Ann Street which was developed by Mr John Scott, MHA, in 1870. The site originally extended from Welman Street to St George's Square and included gardens believed to be designed by ex-convict Benjamin Lorriman. The grounds were described as including plots 'as varied in shape and intricate in design as those we have seen in Chinese paintings, or paintings of scenes in China...' (<i>Cornwall Chronicle</i>, 5 August 1870:3). Although now substantially reduced in scale, the property retains the large three Storey Victorian Italianate house on the adjacent Ann St title which includes painted brick and stucco walls, a hipped slate roof with Italianate chimney tops and projecting decorated eaves (THR No. 3723) set in traditional gardens. The fence fronting St George's Square included two openings to access the extensive and elaborate gardens, and, the remaining lengths now form an integral part of the group of residential buildings which line the western edge of the park and remain as a significant remnant of the former Torkington gardens. Highly significant as a representative example of Victorian craftsmanship with fine detailing and significant as part of a grand property occupying a high profile site to the edge of the city.</p>
<p>(ii) creative or technical achievements; or Criteria E -</p>
<p>(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of a boundary fence to a grand Victorian residence and also as an integral part of a relatively consistent</p>

streetscape edging a public park. Elements to be excluded from significance include: contemporary infill which is not of a similar scale and design to the original brick fence.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

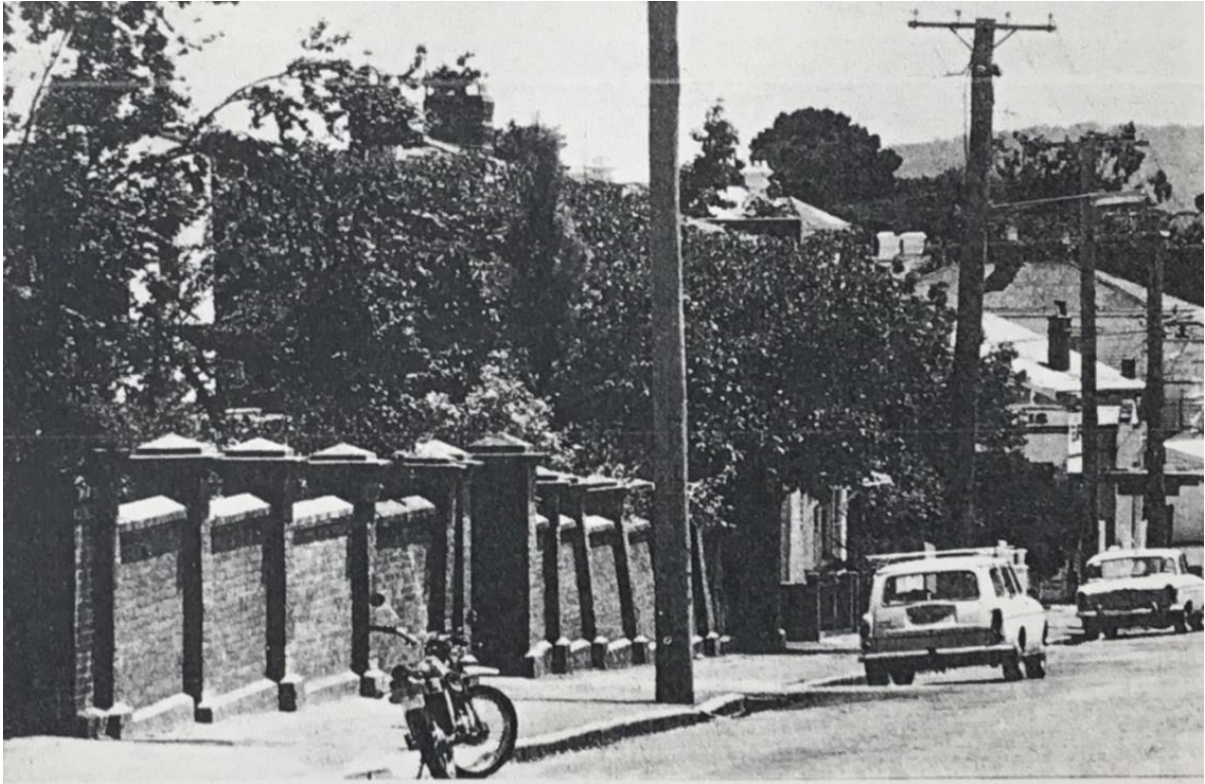
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - This fence is of historic heritage significance because its streetscape associations are regarded as important to the community's sense of place.

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:



Aerial photo by HJ King showing the fence and surrounding development to the south of St George's Square in 1922.



The brick fence of 14-16 St Georges Square as it was featured in the *Launceston National Estate Conservation Study* report, 1977, page 140

Table C6.1 Local Historic Heritage Places Datasheet - High-St Georges Sq 18

Town/Locality:
EAST LAUNCESTON

Address:
18 St Georges Square

Folio of the Register:
139647/1

Description:
Brick fence associated with the property now known as Torkington (THR)
Victorian
c1870

Specific Extent:
The fence/wall to the St George's Square boundary of the subject title.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

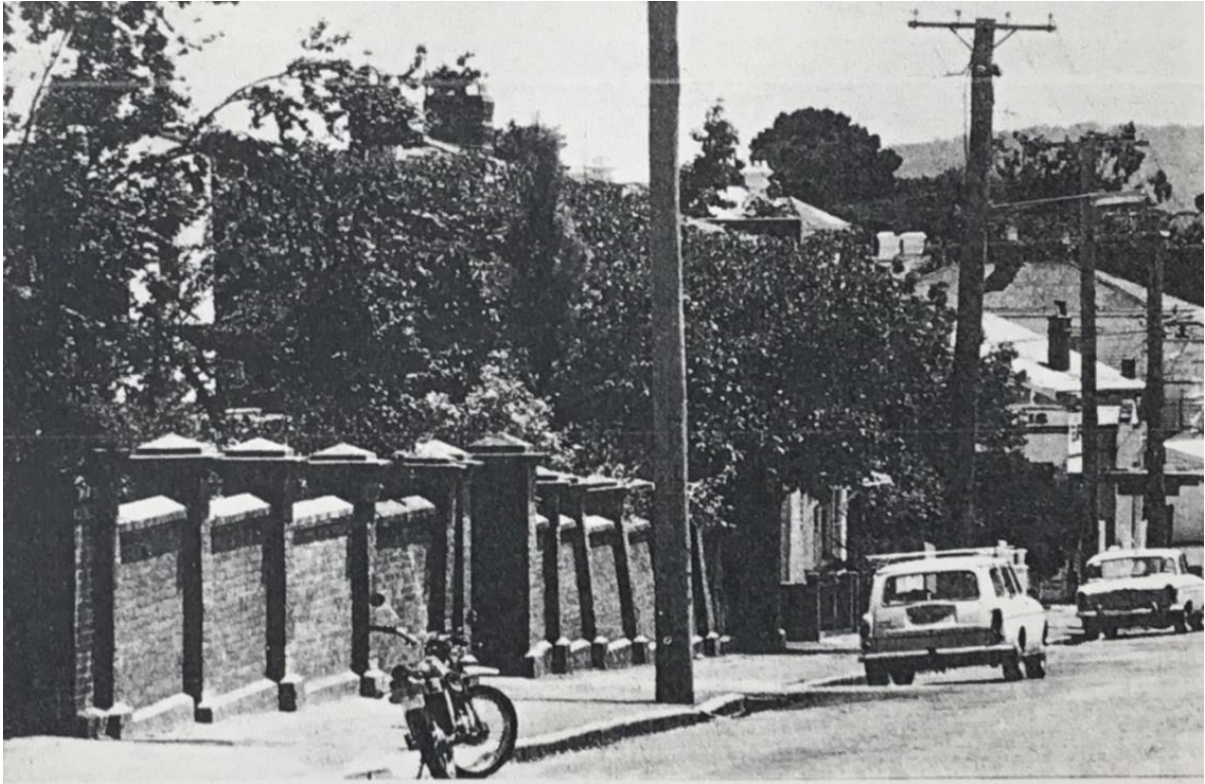
(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - A well-detailed solid masonry boundary fence featuring face brickwork, curved brick detailing and cement rendered capping to wall panels and piers. Formerly part of the property known as 'Torkington' at 54 Ann Street which was developed by Mr John Scott, MHA, in 1870. The site originally extended from Welman Street to St George's Square and included gardens believed to be designed by ex-convict Benjamin Lorriman. The grounds were described as including plots 'as varied in shape and intricate in design as those we have seen in Chinese paintings, or paintings of scenes in China...' (<i>Cornwall Chronicle</i> , 5 August 1870:3). Although now substantially reduced in scale, the property retains the large three Storey Victorian Italianate house on the adjacent Ann St title which includes painted brick and stucco walls, a hipped slate roof with Italianate chimney tops and projecting decorated eaves (THR No. 3723) set in traditional gardens. The fence fronting St George's Square included two openings to access the extensive and elaborate gardens, and, the remaining lengths now form an integral part of the group of residential buildings which line the western edge of the park and remain as a significant remnant of the former Torkington gardens. Highly significant as a representative example of Victorian craftsmanship with fine detailing and significant as part of a grand property occupying a high profile site to the edge of the city.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of a boundary fence to a grand Victorian residence and also as an integral part of a relatively consistent streetscape edging a public park. Elements to be excluded from significance include: contemporary infill which is not of a similar scale and design to the original brick fence.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - This fence is of historic heritage significance because its streetscape associations are regarded as important to the community's sense of place.
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:



Aerial photo by HJ King showing the fence and surrounding development to the south of St George's Square in 1922.



The brick fence of 14-16 St Georges Square as it was featured in the *Launceston National Estate Conservation Study* report, 1977, page 140

Table C6.1 Local Historic Heritage Places Datasheet - High-St Georges Sq 20

Town/Locality:
EAST LAUNCESTON

Address:
20 St Georges Square

Folio of the Register:
139647/2

Description:
Brick fence associated with the property now known as Torkington (THR)
Victorian
c1870

Specific Extent:
The fence/walls to the St George's Square boundary of the subject title and returning around into Ann St for a single panel.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:



<p>(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:</p>
<p>(i) local history; or Criteria A and B - A well-detailed solid masonry boundary fence featuring face brickwork, curved brick detailing and cement rendered capping to wall panels and piers. Formerly part of the property known as 'Torkington' at 54 Ann Street which was developed by Mr John Scott, MHA, in 1870. The site originally extended from Welman Street to St George's Square and included gardens believed to be designed by ex-convict Benjamin Lorriman. The grounds were described as including plots 'as varied in shape and intricate in design as those we have seen in Chinese paintings, or paintings of scenes in China...' (<i>Cornwall Chronicle</i>, 5 August 1870:3). Although now substantially reduced in scale, the property retains the large three Storey Victorian Italianate house on the adjacent Ann St title which includes painted brick and stucco walls, a hipped slate roof with Italianate chimney tops and projecting decorated eaves (THR No. 3723) set in traditional gardens. The fence fronting St George's Square included two openings to access the extensive and elaborate gardens, and, the remaining lengths now form an integral part of the group of residential buildings which line the western edge of the park and remain as a significant remnant of the former Torkington gardens. Highly significant as a representative example of Victorian craftsmanship with fine detailing and significant as part of a grand property occupying a high profile site to the edge of the city.</p>
<p>(ii) creative or technical achievements; or Criteria E -</p>
<p>(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the significant characteristics of a boundary fence to a grand Victorian residence and also as an integral part of a relatively consistent</p>

streetscape edging a public park. Elements to be excluded from significance include: contemporary infill which is not of a similar scale and design to the original brick fence.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

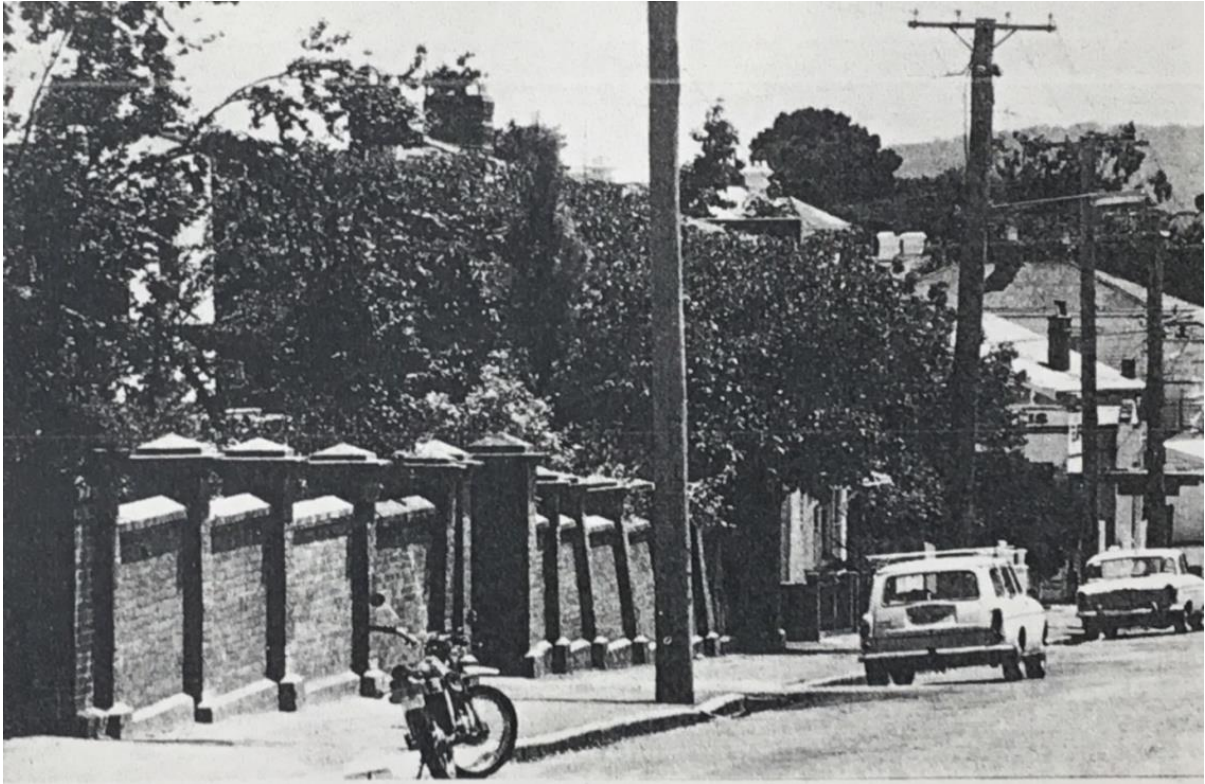
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F - This fence is of historic heritage significance because its streetscape associations are regarded as important to the community's sense of place.

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:



Aerial photo by HJ King showing the fence and surrounding development to the south of St George's Square in 1922.



The brick fence of 14-16 St Georges Square as it was featured in the *Launceston National Estate Conservation Study* report, 1977, page 140

**Table C6.1 Local Historic Heritage Places Datasheet – Ind-Cimitiere St
130**

Town/Locality:
LAUNCESTON

Address:
130 Cimitiere Street

Folio of the Register:
40068/1

Description:
Single level conjoined commercial building - City Park Grand Conference Centre
Victorian
1908



Specific Extent:
The whole of the site and building with facade to street being significant.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Originally a plumbing factory - Wilson Bros 1908; Rosevear and Burn 1926. Built by Hinman and Wright. An unusual building (plumbing factory) featuring early shopfront details and surrounding lined render work in conjunction with c1908 parapet in brick suggesting that the building has been altered. The shopfront elements remain good examples of Federation detailing and form. The original workshop, entered from the side lane, is set to the rear in a more modest style to the shopfront building. A very fine and intact example of and early Federation manufacturing and commercial building that demonstrates key characteristics of modest building construction from the period which once typified the edges of Launceston city. Occupied by several of the larger and leading plumbing contractors in Launceston. Highly significant as a single building but also significant as one of a group of shops in a pattern of early retail and commercial development. Significant as an uncommon example of: a plumbing factory, Tasmania's built form heritage, and, the Launceston streetscape.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - Significant because of its ability to demonstrate the principal characteristics of a Federation single storey workshop and shop.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

The place is significant as it has a special association with the prominent Launceston plumbing businesses of Wilson Bros and Rosevear & Burn.

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Ind-Cimitiere St
160-162**

Town/Locality:
LAUNCESTON

Address:
160-162 Cimitiere Street

Folio of the Register:
28766/1

Description:
Commercial two storey former
warehouse
Inter-war Modern
c1943



Specific Extent:
The specific extent of the historic
heritage place is the whole of the site
and building with facades to front and
side (alley) being of high importance.

Figures of specific extent:

**Statement of local historic heritage significance and historic heritage
values:**

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Land at 160-162 Cimitiere Street was advertised for sale in 1932 and described as fronting Cimitiere Street and having upon it a part open shed store of galvanised iron that had been used for stabling and a fertiliser mixing plant. In the Launceston Assessment Roll 1940 it is listed as stores and land to a value of £35 and in 1942 as stores and land occupied by the Launceston Fertiliser Co. to a value of £60. By 1944 the new building had been constructed - it is then listed as stores, office and land owned by Gordon W. Dawson to a value of £250. Dawson, a wool and skin merchant, is listed as the occupier in the Tasmanian Post Office Directories from 1943/1944. In 1950 the building was occupied by Neale Edwards who was advertising for ten million rabbit skins wanted to fill large American orders.

Significant as a single building but greater significance as one of a group of shops, factories and warehouses in a pattern of retail and commercial development. The building is an uncommon example of Tasmania's built form heritage and of the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Demonstrates the significant characteristics of principal characteristics of an Inter-war warehouse with offices to the street frontage. The remnants of windows on the upper level reflect the simpler original glazing design. Elements excluded from significance include: modern shopfronts and doors at street level.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Ind-George St 9-13

Town/Locality:
LAUNCESTON

Address:
9-13 George Street

Folio of the Register:
247686/1

Description:
Commercial two storey former store/warehouse
Post War
c1954



Specific Extent:
The specific extent of the historic heritage place is the original building with all facades visible from the street being of importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Built between 1950 and 1954. This building does not appear in the Launceston Assessment Roll of 1950 (the last available roll). In December 1954 an advertisement in the Examiner calling for a store boy to be employed at 9-13 George Street suggests that the building was erected sometime between 1950 and 1954 (<i>Examiner 24-12-1954, p 25</i>). Important as part of the streetscape by infilling so that no gaps are left in the continuity of structures. A modern building simply designed abutting an early more significant building and consistent with the scale of the remaining streetscape at two storey. Significant as a single building demonstrating a modern style Post War building that respects the adjoining highly significant buildings by using restraint in detailing and finishes. It is conspicuous as a complete contrast to the adjoining Cascade House but does not detract from that building.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - The place is significant because of its ability to demonstrate the principal characteristics of a two storey brick Post War building. Also significant as one of a number built at the in this period of time as development in the city increased. Elements for exclusion from significance include: aluminium framed doors, and, colours.
(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Ind-George St
17-25**

Town/Locality:
LAUNCESTON

Address:
17-25 George Street

Folio of the Register:
198252/1

Description:
Commercial two storey
accommodation
Late 20thC
c1995



Specific Extent:
The specific extent of the historic
heritage place is the original building
with all facades visible from the street
being of importance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -
Accommodation addition to the THR listed Lloyds Hotel. Built in the 1990s – exact date to be confirmed. Building footprints on both Scott (1832) and Smythe (1835) maps. Lloyd's Hotel was originally named the Globe Hotel. John Edwards was granted the licence for the 'newly erected' Globe Hotel, George and Cimitiere streets, in 1883 (*Launceston Examiner, 3 December 1883, p.3*). In 1894 James Palmer Sharpe changed the name to Sharpe's Family Hotel (*Launceston Examiner, 3 December 1894, p.5*), but in 1898 licensee John William Holloway changed the name back to the Globe (*Launceston Examiner, 2 December 1898, p.5*). The name had reverted to the Globe earlier in the same year, because John's daughter, Hilda Alice Edwards, aged 20, died at the Globe Hotel on 13 August 1898 (*Launceston Examiner, 15 August 1898*).
Significant as a single building demonstrating Late 20thC infill buildings that respect the adjoining highly significant buildings by using restraint or modern simplicity in connection and finishes. The building is however conspicuous as an infill.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Ind-St John St
25

Town/Locality:
LAUNCESTON

Address:
25 St John Street

Folio of the Register:
20942/3

Description:
Single level conjoined commercial building
Post War Modern
c1945



Specific Extent:
The whole of the site and building with facade to street being of high significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Post War addition to the Victorian Ritchie's Mill. The building does not appear in the 1950 Launceston Assessment Roll (last one available). It may have been included in the entry for the mill (No 27), or built later than 1950. A good example of a post war addition to a Victorian building (No 27) where the parapet and string course lines have been extended into the new modernist design to provide a classically framed facade composition featuring two window bays and one vehicle entry. 21stC alterations to the original lower windows and brick infills to form single pane windows have compromised the Post War facade design. A well-designed and complimentary infill addition that demonstrates skill and respect for an earlier building. The building demonstrates and retains simple massing, symmetry and the use of new materials (remnants) within a classically composed facade treatment. Whilst not the original steel framed glazing and brick sill infill, the replacement 21stC single panel shopfront windows do allow retention of the simpler massing and add to the layers of technical changes through construction history. Significant as a single building but greater significance as one of a group of shops in a pattern of retail and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

The building at 25 St John Street that was the warehouse addition to Ritchie's Mill building at 25-17 St John Street is of significance as an example of a sympathetic and respectful 20thC warehouse addition to an earlier era building. Elements for exclusion from significance include: modern aluminium framed shopfront glazing and modern roller door.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

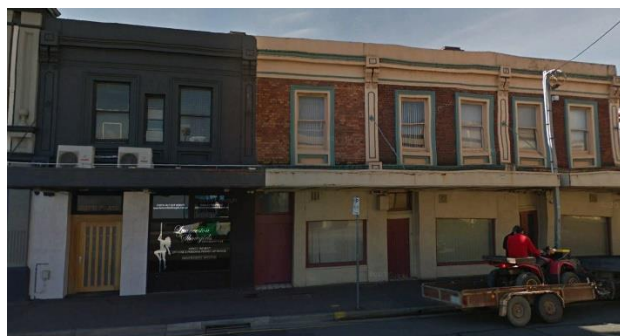
**Table C6.1 Local Historic Heritage Places Datasheet – Ind-Tamar St
7-11**

Town/Locality:
LAUNCESTON

Address:
7-11 Tamar Street

Folio of the Register:
33711/2

Description:
Commercial two storey conjoined
terraces
Federation Classical
1894



Specific Extent:
The whole of the site and building with
facade to street being of high
importance.

Figures of specific extent:

**Statement of local historic heritage significance and historic heritage
values:**

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

These properties can be traced back to at least the early 1890s in the Tasmanian Post Office Directories. In 1894/95 they were occupied by Fred Hollingworth (No. 7), James Barnes, boot maker (No. 9) and Stephen Matthews (fruiterer) (No. 11). Number 7 was occupied by Jonathon Munro as a boot shop with residence above from the 1920s until the 1940s. No. 9 was occupied as a ham, beef and small goods shop run by Cornelium McCarthy in the 1920s and 1930s. In the 1940s it was run by W. Marshall. No. 11 was occupied as a bakery and confectionery business from the 1910s and then as a bakery run by Cecil McCarthy from c1925 to 1948 at least. The bakery was at the rear (*Tasmania Post Office Directories*). In 1950 the neighbouring Bridge Hotel and adjoining properties, including 7-11 Tamar Street, were put up for sale. They were described as 'each consisting of a two storey brick shop and dwelling', with a bakehouse at the rear of No. 11. (*Examiner 2/9/1950, p. 3*).

Significant as a single place but also highly significant as one of a group of Victorian buildings in a pattern of early business and commercial development.

(ii) creative or technical achievements; or Criteria E –

(iii) a class of building or place; or Criteria D -

This place is of historic heritage significance because of its ability to demonstrate the significant characteristics of Victorian commercial terraces with residences on the upper level.

Elements excluded from significance include: 20thC alterations to facades and glazing.

(iv) aesthetic characteristics; or Criteria H –

(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F –
(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

**Table C6.1 Local Historic Heritage Places Datasheet – Ind-Tamar St
15-21**

Town/Locality:
LAUNCESTON

Address:
15-21 Tamar Street

Folio of the Register:
124937/2

Description:
Commercial two storey conjoined
terrace
Victorian
1885



Specific Extent:
The whole of the site with building with
original facade to street being of high
importance.

Figures of specific extent:

**Statement of local historic heritage significance and historic heritage
values:**

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Facade shows name of original owner/business located at 15 Tamar Street - George M Scott. An advertisement in the Daily Telegraph (26-2-1885, p 4) 'To Builders' calls for tenders to construct a grain store for Mr George Scott, late of Scott and Lloyd. All information available at the office of Leslie G Corrie, Architect. In July 1885 a report in the Launceston Examiner (13-7-1885, p 3) covers a breach of the Building Act where George Scott was charged by Superintendent Coulter with having neglected to comply with a notice from the Building Surveyor directing him to remove a building erected on certain land in Tamar Street. The offending building being a stable moved within a foot of the boundary with the neighbour (witness and complainant) by the builder Mr. Batten. Whilst the case was adjourned until November 2, 1885, Mr Scott consented to removing the building in the meantime.

A decorative single shop now incorporated into a modern development. Business signage obscures part of the facade. The building is part of a group of modest early shops that have retained most of their integrity and demonstrate typical early patterns of retail and commercial development. They are individually significant but most important as a group. The building is obscured by business signage which is an intrusive element. Highly significant as a single building but also significant as one of a group of shops in a pattern of early retail and commercial development. The building on the original portion 15 of 15-21 Tamar Street is an uncommon example of Tasmania's built form heritage and of the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

The portion of 15-21 Tamar Street that was the shop at 15 Tamar Street is of significance as an example of the Victorian Italianate Style and as a shop facade complete with date of construction and name of owner/occupant. Elements excluded

from significance include: the modern awning and street level walls/hoarding which obscure the building's facade at the lower level.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Ind-Tamar St

35

Town/Locality:
LAUNCESTON

Address:
35 Tamar Street

Folio of the Register:
206574/1

Description:
Single level conjoined shop
Inter-war Vernacular
1921

Specific Extent:
The whole of the site and building with facade to street being of high significance.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -

Earliest record in rates assessments for 1910 stating a workshop and land owned by James Waldron, occupied by Alex Rankin and George Bond, is one of two between No 31 and No 39 Tamar Street. The other being a shop and land owned by W Stepney's estate and R Green. These may have translated to Nos 33 and 37 and require further verification. Evidence found shows that in 1921, through advertisements in the Daily Telegraph 15-1-1921 and 5-5-19219 (p 8), that Winstanley and Brain, plumbers, hot water services and sanitary engineers moved to 'new and commodius premises' at 35 Tamar Street. Additionally, No 35 first appears in the Tasmanian Post Office Directories as a separate listing between 1920 and 1923. Winstanley and Brain remained there at least until 1923 (Daily Telegraph 6-3-1923). By 1927 (Daily Telegraph 6-5-1927) the building was a furniture arcade and, a further advertisement in the Examiner (6-9-1929) indicates occupant as E M Millington.

A modest single shop with early shopfront and interior fitout. It features a large glazed shopfront, lightweight parapet structure (possibly a replacement) with raised central bay and very simple construction comprising brick blade side walls and simple gable roof. The building is part of a group of modest early shops that have retained most of their integrity and demonstrate typical early patterns of retail and commercial development. Significant as a single building but greater significance as one of a group of shops in a pattern of retail and commercial development.

(ii) creative or technical achievements; or Criteria E -

(iii) a class of building or place; or Criteria D -

Significant because of its ability to demonstrate the principal characteristics of a Federation single storey retail shop. Elements for exclusion from significance include: large signage on facade.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:
--

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet - Ind-Tamar St 37-39

Town/Locality:
LAUNCESTON

Address:
37-39 and 41-41A Tamar Street

Folio of the Register:
206477/1

Description:
Single level conjoined commercial shop
Federation Vernacular
1907



Specific Extent:
The whole of the site with facade to street being of high significance.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:

(i) local history; or Criteria A and B -
Vacant land owned by James Waldron nominally on Nos 33-37 in 1899. Waldron was owner of No 31 where there was a workshop. Between 1907 and 1909 W Stepney's Estate and Richard Green purchased the portion adjoining No 39 and built the shop (Builder Hinman and Wright). Designed by Frank Tyson. In 1908 the Examiner ran an advertisement for A. Wright, saddler, located at 37 Tamar Street (Examiner 12-12-1908, p 8). The occupant in 1909 in the Rates Assessment 1909 was also noted as Alfred Wright. After c1924 for some period (to at least 1936) it was solely owned by W Stepney's Estate. A very fine early shop with intact shopfront and joinery in timber construction. The building features a modest parapet with gabled central panel and modest decoration with space for signs. The shopfront glazing is multi-paned with small panes at the top of the windows. The facade features a recessed pair of doors with splayed glazed panels. The interior retains much of its detail. A rare surviving intact early shop. The building is part of a group of modest early shops that have retained most of their integrity and demonstrate early patterns of retail and commercial development. Highly significant as a single building but also significant as one of a group of shops in a pattern of early retail and commercial development. The place is a fine rare example of Tasmania's built form heritage, and, of the Launceston streetscape.

(ii) creative or technical achievements; or Criteria E -
Significant in demonstrating a high degree of technical achievement with the expansive shopfronts and street display space.

(iii) a class of building or place; or Criteria D -
Significant because of its ability to demonstrate the principal characteristics of a Federation single storey shop.

(iv) aesthetic characteristics; or Criteria H -

(b) Significance of the local heritage place and its values because of its association with:

(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Ind-Tamar St 41-41A

Town/Locality:
LAUNCESTON

Address:
37-39 and 41-41A Tamar Street

Folio of the Register:
206477/1

Description:
Two storey conjoined commercial building
Inter-war Federation
c1925

Specific Extent:
The whole of the site and building with facade to street being significant.

Figures of specific extent:



Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - This place first appears in the Tasmania Post Office Directories in c1925, when 41A was occupied by B. Tarrant, a newsagent and no. 41 by Harry Gooding. No 41A was occupied by a succession of newsagents. By 1930 no. 41 was occupied by Mrs E John, draper, and in the 1940s by D. Jones a fruiterer (<i>Tasmania Post Office Directories</i>). An idiosyncratic building design with a heavy parapet with truncated piers, rendered bands and pilasters, and small windows with a central round window element. A fine building that demonstrates a strong design and robust approach with a dominant upper storey and upper parapet over relatively small shopfronts. A differing approach to retail design over time. Highly significant as a single building but also significant as one of a group of shops in a pattern of early retail and commercial development. The place is an uncommon example of a shop and residence combined as part Tasmania's built form heritage, and, of the Launceston streetscape.
(ii) creative or technical achievements; or Criteria E - The place is significant in demonstrating a high degree of technical achievement with the highly detailed facade with heavy brick and masonry construction over lighter expansive glass shopfronts.
(iii) a class of building or place; or Criteria D - The place is of historic heritage significance because of its ability to demonstrate the principal characteristics of a robust Federation two storey shops and house over. Elements excluded from significance include: modern rear additions.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

Table C6.1 Local Historic Heritage Places Datasheet – Ind-William St
69

Town/Locality:
LAUNCESTON

Address:
69 William Street

Folio of the Register:
52624/2

Description:
Commercial former warehouse
Federation
1910



Specific Extent:
External walls visible from streets,
including sawtooth brickwork
indicating roof form behind and
decorative detailing in brickwork and
rainwater heads and downpipes.

Figures of specific extent:

Statement of local historic heritage significance and historic heritage values:

(a) Significance of the local heritage place and its historic heritage values because of its role in, representation of, or potential for contributing to the understanding of:
(i) local history; or Criteria A and B - Former addresses and buildings from Launceston Rates assessments 1899 - No 17 St John Street with house and shop, and, No 21 a house land and stables. In this same year Ritchie's Mill (est. 1870) is noted as being No 23-29 St John Street. Significant as a single building but greater significance as one of a group of factories and warehouses in a pattern of industrial and port development.
(ii) creative or technical achievements; or Criteria E -
(iii) a class of building or place; or Criteria D - The building at 69 William Street is a good representative example of a simple warehouse as part of Tasmania's built form heritage and the Launceston port areas. It is also significant in its use of fine decorative detailing to the top of parapet walls and to the rainwater heads set into external brick walls. Elements for exclusion from significance include: aluminium framed windows and doors, and, colours.
(iv) aesthetic characteristics; or Criteria H -
(b) Significance of the local heritage place and its values because of its association with:
(i) a particular community or cultural group for social or spiritual reasons; or Criteria F -

(ii) the life or works of a person, or group of persons, of importance to the locality or region; or Criteria G -

Figures for statements of local heritage significance and heritage values:

LAU-Table C6.2 Local Heritage Precincts

Reference Number	Town/Locality	Name of Precinct	Description, Statement of Local Historic Heritage Significance, Historic Heritage Values and Design Criteria / Conservation Policy
P01-Cimitiere	LAUNCESTON	Cimitiere Street Precinct	Refer to Datasheet: P01-Cimitiere

LAU-Table C6.2 Local Heritage Precincts Datasheet - P01-Cimitiere

01 Cimitiere Street Precinct



DESCRIPTION

The Cimitiere Street Precinct is situated in central Launceston, within an area commonly known as 'The Glebe' situated northeast of the main city centre and adjoining City Park.

The Precinct comprises a small residential area located around a triangular park at the eastern end of Cimitiere Street. It is bounded to the north and east by the commercial and light industrial estate occupying the low-lying ground adjacent the North Esk River, to the south by residential areas along Racecourse Crescent and Elphin Road, and to the west by City Park and the area known as the former railway land which lies between Lawrence and Willis streets.

The alignment of Cimitiere Street through the Precinct effectively marks the edge of the North Esk flood plain. The ground rises steeply to the south of Cimitiere Street, as it climbs steadily up Windmill Hill.

The central feature of the Cimitiere Street Precinct is the triangular park at the intersection of Cimitiere and Innes Streets, which is overlooked by an outstanding array of Victorian terrace and conjoined housing and a small number of commercial premises.

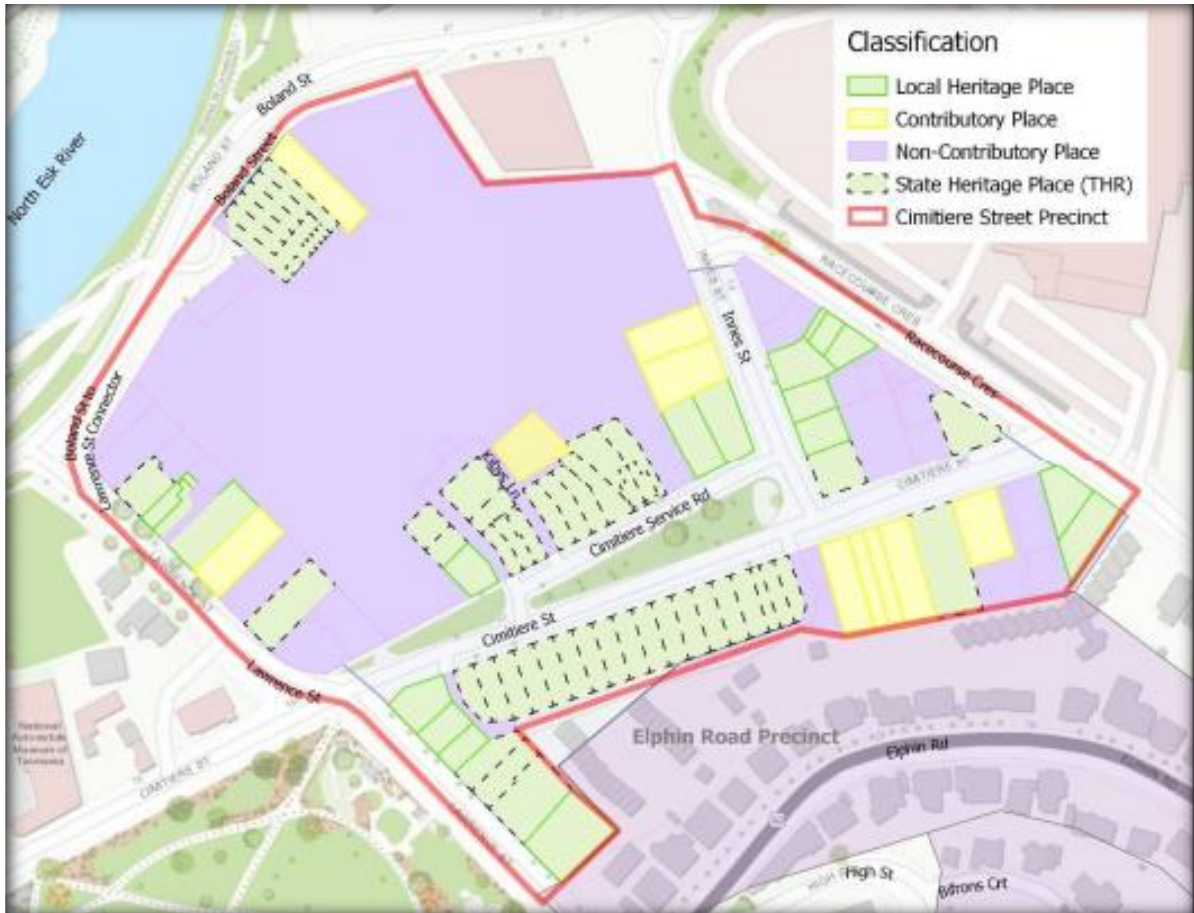


Figure 1 - Precinct Area and place classification

Historical background:



Cimitiere Street cottages
Launceston Heritage Survey 2009

Despite its proximity to the central business district of Launceston, the Cimitiere Street Precinct of Launceston, known as the Glebe, did not undergo significant residential development until the late 19th century. Scott's 1832 map of Launceston describes part of the area as the 'Clergyman's Glebe', which is likely to be the origin of the name 'Glebe' now used to describe the area (1832 Scott map, Heritage Tasmania collection). Many of the houses built in the area were the property of the Holy Trinity Church, and later sold.

Smyth's 1835 map of Launceston (1835 Smyth Map, Launceston City Council collection) includes a square building on the site of the addresses now known as 12-14 and 16 Innes Street, just outside this precinct. By the 1870s the area likely benefited from the opening of the Launceston Gasworks nearby, Launceston and Western Railway Company workshops at Inveresk, and the Mount Bischoff Tin Mining



Southern side of Cimitiere Street
Launceston Heritage Survey 2009



Kilby Lane streetscape
Launceston City Council



Cimitiere Street streetscape
Launceston City Council



Martin Boland's residence, 28 Cimitiere Street
 © DPIPWE, 2008

Company on Tamar Street. Aikenhead and Button's 1881 map of the area includes a soap works on the corner of Lawrence & Boland Streets, the growing residential area known by this time as the Glebe.

Irish builder Martin Boland was an early land owner in the precinct, having built the Scottsdale Railway line, Emu Bay bridge and Victoria Dock in Hobart (*Examiner* 5 March 1902:7). Assessment rolls suggest he had been in Cimitiere Street since the 1850s (*Hobart Gazette*, Launceston Assessment Roll, 1856). The residences at 46-48 Cimitiere Street, are two modest Georgian residences which are likely to be the oldest surviving buildings in the Glebe, and were originally owned by Boland. By the 1880s he had amassed a large portfolio including 30-50 Cimitiere Street, in the crescent now known as Kilby's Lane. That same year he owned and occupied number 28 Cimitiere Street (*Hobart Gazette*, Launceston Assessment Roll, 1892).

An early use of the area from the 1870s included a garden nursery on the southern corner of Cimitiere Street and Racecourse Crescent run by Richard Newey & Sons. Richard Newey Jnr appears to have operated the business in the area and lived nearby (*Hobart Gazette*, Launceston Assessment Roll, January 1883). After initially concentrating on the import and export business, by the late 1870s the company had expanded into the seed and nursery industry (Leavitt 1887:24). Newey Jnr died at his family home at 3 Cimitiere Street, now demolished, in 1929 (Prevost 2009).

In June 1880 on the corner of Cimitiere and Lawrence Streets, two compact five-roomed cottages were erected (*Cornwall Chronicle* 3 June 1880). Between December 1884 and January 1886 the stone Gothic cottage at 2 Cimitiere Street was built for John Hudson (*Hobart Gazette*, Launceston Assessment Rolls, 1884 & 1886). It was soon sold to Frank Simpson, a well known identity in the mining industry who was still living at the house at the time of his death in 1900 (*Examiner* 24 May 1900:4). Another prominent building in the precinct, Dunster Place, at 24-26 Cimitiere Street, was built for Charles Arthur Dunning between September 1889 and January 1891 (*Hobart Gazette*, Launceston Assessment Rolls 1889 & 1891). Dunning ended up a business



Dunster Place, built for the Dunning family circa 1885

Launceston Heritage Survey 2009



2 Cimitiere Street, built circa 1885

Launceston Heritage Survey 2009

References:

Cimitiere Street Precinct Study Parts 1 & 2 1981 Launceston City Council & National Estate

Cornwall Chronicle 3 June 1880

Davies, P *Launceston Heritage Survey* 2007 for Heritage Tasmania & Launceston City Council

Examiner 24 May 1900

Hobart Gazette

Launceston: National Estate Conservation Study 1977

Leavitt, TWH 1887 *The Jubilee History of Tasmania: Illustrated Vol 2*, Wells & Leavitt Publishers

Paterson, Jai personal communication, 2009

Prevost, Leonie 2009 'Richard Newey' <http://www.launcestonfamilyalbum.org.au>

Tasmanian Government Gazette

partner in the family's Launceston business, the Golden Fleece, well known for its motif, now in the collections of the QVMAG.

By the 1890s residents of the Cimitiere Street Precinct found themselves on the fringes of the biggest ever event held in Launceston: the Tasmanian International Exhibition, situated in City Park. Launceston was prospering due to mineral discoveries on the West Coast and in the north-east of the state. To the north of the precinct, the Gunn family had established a timber yard. The 1903 electoral roll suggests a large number of working class people were living in the precinct, including labourers, tradesmen and railway workers (Commonwealth of Australia, Electoral Roll for Launceston, 1903) whilst assessment rolls suggest that residences in the precinct were largely rental properties (*Tasmanian Government Gazette*, Launceston Assessment Roll, 1910).

HJ King's 1922 aerial photograph of the precinct depicts the terrace housing on the southern side of Cimitiere Street in place, the central triangular park formed, an open paddock to the north-east, with relatively little buildings in Racecourse Crescent. Hedgerows are evident along paddock lines (Davies: 2007: 18). The northern side of Cimitiere Street Precinct was affected by the 1929 floods that devastated much of northern Tasmania that year. Architect and returned soldier Eric Lowe's 1929 flood map of Launceston suggests that Innes Street and Lawrence Street north of Cimitiere Street were flooded.

By 1977 the heritage values of the area were recognised in the *Launceston National Estate Conservation Study*, including a precinct almost identical to that proposed in the *Launceston Heritage Study 2007*. This was expanded in the joint National Estate and Launceston City Council study of 1981 on the Cimitiere Street Precinct. In 2011 the Launceston suburb of the Glebe, incorporating the Cimitiere Street Precinct is a busy thoroughfare to an adjacent shopping complex and a sought after residential area of Launceston.

Precinct character and features:

Streetscape and townscape

Design and topography

Sitting below Windmill Hill, this area contains a highly consistent streetscape of early inner city residential buildings built between the foot of the hill and the North Esk River. The area exhibits a contained residential character, confined by City Park and former industrial land to the west, commercial land to the east, the River to the north. The rows of terrace buildings parallel to the hillside providing a consistent built character.

Vegetation

The precinct lies alongside the leafy backdrop of the City Park. The open space and vegetation of the central triangular park forms a large part of the precinct acting as both green relief in an area of smaller lots and some commercial uses, and as a useful pedestrian thoroughfare. Some residences feature well established gardens, and street trees are planted along much of Lawrence Street.

Views and vistas

Significant views are through the precinct along Cimitiere Street, including the trees of City Park and the structures of the former Gasworks to the west, and also from the southern and higher side of the street, across the central square to Inveresk. The consistent hipped roof forms of the area create distinctive views from both within the precinct and externally.



Figure 2 - Aerial photograph by HJ King - 1922



Figure 3 - Current aerial photo of precinct - 2019

- *The King photo shows that by 1922 the terrace housing to the south is in place, the triangular park is formed with most of the northern side of the park built, but with an open paddock to the east. There is relatively little building in Racecourse Crescent; and the rural lands extend into the precinct. Note the hedgerows along the paddock lines.*
- *The current aerial view shows the retention of the following characteristics:*
 - *A compact neighbourhood of predominantly inner-urban residences with a high level of residential amenity provided by a clearly defined transition from public to private space. This is characterised by small front gardens with low fences, buildings oriented the street and often conjoined, and private backyard or courtyard spaces.*
 - *An absence of vehicle accesses and parking areas (including carports and garages) to street frontages which is an important factor in the continuity of the streetscapes. These facilities are most often provided to the rear of properties via laneways which is considered desirable.*

- *The central park area which measures approximately 125 x 25m, and includes around 10 trees of varying types and sizes scattered across its lawns, with an ornamental garden bed at its eastern end. The cross fall, and relatively high traffic flow along Cimitiere Street render the park of higher ornamental value as landscaped open space than of recreational value.*

Built form

Materials

The vast majority of the late Victorian and Federation housing stock is of weatherboard construction, while there are a smaller number of brick buildings in the form of stuccoed and painted brickwork. The most common roofing material is corrugated iron, but the individual owner's choice of paint colours and contrasting trim elements along with architectural detailing contribute to the diversity of the area.

Architectural styles and scales

The precinct features recurring dwelling types and residences with consistent scale, and form, and the repetitive use of elements such as timber cladding, verandahs, timber and iron detailing, and double hung timber windows. Architectural styles within the precinct include; Victorian Georgian, Victorian Terrace Housing, Victorian Domestic Cottages, Victorian Italianate, and a small number of Inter-War brick residences.

Orientation

Buildings are set close to the street frontages, with relatively consistent setbacks from front boundaries, parallel to the street, with a homogeneous spacing between buildings.

Building stock



Figure 3

- *A highly intact streetscape of Victorian era housing bordering the southern side of the park, including a contiguous built mass of 11 single-storey and 3 two-storey Victorian terrace houses and 2 pairs of conjoined Victorian houses.*
- *Exterior walls are predominantly of timber or rendered brick, and roofs are of corrugated iron or steel.*
- *The majority of dwellings include verandahs with timber detailing and many maintain original stone retaining walls to the front boundaries.*



Figure 4

- *A smaller but predominantly intact streetscape of Victorian era buildings bordering the northern side of the park, including 4 single-storey Victorian terrace houses set between the two-storey Victorian forms of Dunster Place and 36-40 Cimitiere Street.*
- *Exterior walls are predominantly of rendered brick, and roofs are of corrugated iron or steel.*
- *The majority of these buildings include verandahs with iron detailing and a number retaining original or early low fences of masonry and timber to their frontages.*



Figure 5

- *A range of fine representative examples of detached or conjoined Victorian and Federation era housing on streets radiating from the park including Cimitiere, Innes and Lawrence Streets, and Kilby Lane.*
- *Exterior walls are predominantly timber and rendered brick, and roofs are of corrugated iron or steel.*
- *Many of these properties include well maintained gardens including traditional English planting.*



Figure 6

- *A small collection of more grand buildings including the Victorian Gothic form of 2 Cimitiere Street and the Victorian facade of Dunster Place (24-26 Cimitiere Street).*
- *The distinctive building at 2 Cimitiere Street features rusticated sandstone walls, high pitched gable roofs and pointed arch windows more typical of church architecture than the residential construction of the area. Other features include rendered stone window reveals and decorative timber lacework to gable ends.*
- *The two storey terrace known as Dunster Place includes an ornate parapet and a double verandah with decorative iron lacework and polychrome brickwork to the Cimitiere Street frontage. The high timber fences to the frontage are not typical or sympathetic to this streetscape.*

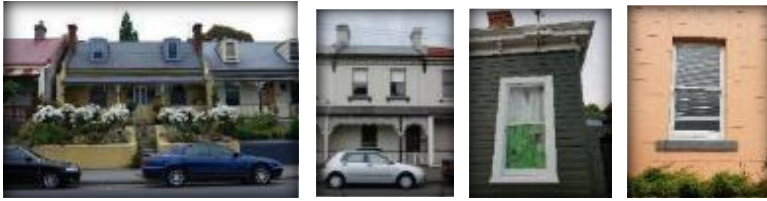


Figure 7

- *Building materials that vary from timber to brick and stone walls, metal to slate roofing and a range of decorative treatments to verandahs and facades.*
- *A fenestration pattern and scale consistent with the Victorian period including predominantly sash windows which are constructed of timber.*
- *Dormer windows are common on the roofs of the southern row of attached cottages*

Fences

Fencing is predominantly low-level (under 1.2m high), with styles varying from Victorian timber picket, Federation timber picket, to low rendered brick fencing from later periods.

Values, features and characteristics specifically part of the precinct - Clauses C6.7.1 and C6.7.3

1. Buildings set close to the street frontage
2. Absence of off street parking facilities which impact on street frontages
3. Conjoined terraces and cottages
4. Groupings of houses sharing similar features
5. Larger trees in the central park

When visible from streets the following features and characteristics also form part of the precinct.

6. Verandahs
7. Timber and iron balustrading
8. Traditional roof forms including hips and projecting gables
9. Corrugated iron roof sheeting
10. Dormer windows to roofs
11. Timber double hung windows
12. Painted weatherboard walls
13. Exposed stone facing to buildings and retaining walls
14. Polychrome (multi coloured) face brickwork
15. Brick chimneys
16. Decorative bargeboards
17. Timber finials
18. Original and early iron and timber detailing
19. Ornamental iron work
20. Low picket, brick, and ironwork fences
21. Small cottage-style front gardens

STATEMENT OF LOCAL HISTORIC HERITAGE SIGNIFICANCE AND HISTORIC HERITAGE VALUES

(a) Significance because of the collective heritage value of individual places as a group for their streetscape or townscape values and the precinct's role in, representation of, or potential for contributing to the understanding of:
(i) local history as follows - The Cimitiere Precinct in concert with surrounding precincts in High Street and Elphin Road is a key component of early Launceston residential life and stands as an example of land granted to church groups for housing.
(ii) creative or technical achievements and
(iii) a class of building or place as follows - The precinct demonstrates the development of a Tasmanian city through a range of built elements dating from the 1870s-1920s, particularly a rare form of housing with rows of terraces facing a central civic square (refer: figures 2-7).
(iv) aesthetic characteristics as follows This homogenous collection of relatively modest houses of the Victorian period are located on a prominent urban thoroughfare surrounded by established gardens and parks, which form part of an arterial route into the central business district and is valued by the wider community for the visual contribution it makes to the setting of the fringes of the Launceston city centre. The primarily timber weatherboard residences with consistent original external detailing, finishes, and materials, create a distinctive visual impression and dramatic streetscape qualities (refer: figures 2-7).

(b) Significance of the precinct's association with:
(i) a particular community or cultural group for social or spiritual reasons; and (ii) the life or works of a person, or group of persons, of importance to the locality or region as follows - A large portion of the area was developed and owned by the Anglican Parish of the Holy Trinity. The remaining buildings and infrastructure stand as an example of land granted to the Anglican Church and developed in the 1880s and 1890s for housing.

CONSERVATION POLICY AND DESIGN CRITERIA

The following conservation policy and design criteria are proposed to conserve the significance and heritage values of the precinct, to provide for new development that is commensurate with that significance and to encourage the recovery of significance, particularly in streetscape and townscape elements and the presentation of the entire area.

CONSERVATION POLICY

Properties assessed as being Contributory and Non-contributory are identified in Figure 1 – *Precinct area and place classification*.

General building works

- CP1 The historic heritage significance of Contributory Places and the larger Cimitiere Street Precinct are to be conserved and protected.
- CP2 Buildings and structures within Contributory Places are to be retained wherever possible.
- CP3 Elements not listed as '*Values, features and characteristics specifically part of the precinct*' above may be removed where this will enhance the character of the Precinct.
- CP4 New development is not to detract from the existing character of the Precinct.
- CP5 New development is to be sited and scaled to relate to the predominant streetscape pattern and so there is no unreasonable loss of visual amenity to adjoining lots.
- CP6 New development is to demonstrate a scale, form and material relationship to the Precinct whilst not directly replicating historic forms.
- CP7 Additions and extensions to buildings and structures within Contributory Places should not extend past the established existing building line facing the street.
- CP8 The pattern of any new subdivision should not detract from the existing character or pattern of development of the Precinct.

Vehicle access, parking and outbuildings

- CP9 Provision for vehicle access and parking is not to detract from the existing character of the Precinct.
- CP10 New outbuildings and structures are to be designed and located to be subservient to the primary buildings on the site, especially within Contributory Places.
- CP11 New outbuildings and structures are to be designed and located to be consistent with comparable buildings on adjacent sites or within the broader precinct, e.g. carports and garages generally should not be located where they are visible from the street.

Fences and retaining walls

- CP12 Existing fences which involve '*Values, features and characteristics specifically part of the precinct*' listed above, are to be retained and conserved where possible.
- CP13 New fences should be designed and constructed to relate to the form and materials of the dominant existing buildings on the site, or for vacant sites, the predominant form and materials within the Precinct.
- CP14 Fencing materials that are not in keeping with the existing character of the Precinct should be avoided, i.e. steel sheeting products, should not be utilised.

Open space and landscaping

- CP15 Visually significant gardens and landscape settings are to be retained.
- CP16 Removal, destruction or lopping of trees or the removal of vegetation is not to detract from the existing character of the Precinct.
- CP17 The central park area is to be managed to reflect and enhance the existing character of the Precinct.

Signage and lighting

- CP18 Existing signs which are no longer required and not noted as being of significance should be removed.
- CP19 The scale, design and placement of signage and lighting are to be complementary to the existing character of Contributory Places, but should not be designed to suggest they are original fixtures.

DESIGN CRITERIA

General building works

- DC1 Alterations and additions must not dominate or detract from the original building.
- DC2 New buildings, extensions or structures must be compatible with and sympathetic to the height, bulk, setback, materials and finishes, and general character of Contributory Places and heritage listed places.
- DC3 New buildings and extensions to Contributory Places and Local Heritage Places buildings must be compatible and visually subservient when viewed from any road or public open space.
- DC4 Alterations and additions must respect the uniformity of properties which form part of a consistent row, semi-pair or group of buildings.
- DC5 New roofs visible from any public viewpoints are to be of a hip or hip and gable form and be of materials to match the existing, or otherwise of corrugated steel with a traditional profile (such as Custom Orb).
- DC6 Flat or single pitched roofs should only be utilised for rear extensions to primary buildings; or outbuildings and ancillary structures and not be visually prominent when viewed from the street.
- DC7 New or replacement windows visible from the street should match the position, size, style, and material of any windows being replaced; or be constructed from timber and fit the pattern of windows in the streetscape.
- DC8 New or replacement wall materials visible from the street should:
- match the material of the wall being replaced; or
 - be of timber weatherboard with a narrow profile (up to 200mm), and not include plastic, vinyl or fibreglass cladding products; or
 - be of masonry with painted or (cement or lime) rendered finish.
- DC9 Existing painted and unrendered masonry and brick exterior surfaces must not be painted or rendered.

Vehicle access, parking enclosures and outbuildings

- DC10 Driveways and hard stand areas are to be located to the side or rear of buildings.
- DC11 Any new vehicle parking areas and associated accessways should:
- not create new crossovers or accessways from the street frontage; and
 - not result in the loss of building fabric or the removal of gardens or vegetated areas where this would be detrimental to the setting of a Contributory Place or its historic heritage significance or existing character; and

- where there are existing vehicle crossovers and accessways to the front of the site, be located behind the primary buildings on the site. Tandem car spaces may be provided in a driveway.

DC12 Where rear access can be achieved, tandem parking may be located in a driveway.

DC13 All original and early stables and outbuildings should be retained.

DC14 New garages and carports should not be visible from the street.

DC15 New outbuildings and ancillary structures should be setback from the principal facade of any building on the site to enable the existing building form to remain unobscured and prominent within the streetscape.

DC16 Enclosed vehicle parking areas should not be visually dominant elements and should be subservient to primary buildings, having regard to the existing scale, location and character of buildings on the site and on adjoining sites.

Fences and retaining walls

DC17 Fences and garden walls should only be removed if they do not involve an element listed above as part of the 'Values, features and characteristics specifically part of the Precinct; i.e. the existing fences and walls are not constructed of brick, stone or timber.

DC18 Traditional fences and walls under 1.2 metres high and constructed of stone or timber should be conserved and maintained, and if replacement is supported by a report from a suitably qualified person, are to be replaced 'like for like' or in a manner which is considered to be typical of the period of the buildings on the site, or the predominant fencing style in the precinct.

DC19 New or replacement fences and gates should be appropriate in form, scale, height and materials appropriate to the architecture of the main building and should match its architectural style. Styles include:

- Victorian/ Federation timber picket;
- Inter-War masonry;
- Other brick and ironwork fences and gates.

Detailed design guidance may be found in the National Trust Publication '*Fences and Gates*' (<https://www.nationaltrust.org.au/wp-content/uploads/2016/07/Fences-and-Gates.pdf>) or the City of Hobart publication, '*New Fences for Old Houses: A guide to designing a traditional fence for your home*'. For access to this document please refer to the 'City of Hobart publications listing' page:

<https://www.hobartcity.com.au/Council/News-publications-and-announcements/City-of-Hobart-publications-listing>

DC20 High and/or solid fences which may block views to Contributory Places or prevent passive surveillance to and from the street should be avoided.

Open space and landscaping

DC21 Established and/or significant planted garden settings, hedges, and visually prominent trees are to be retained, however removal may be considered if it will assist in the preservation of other historic heritage significance, and this is supported by a report prepared by an suitably qualified person.

DC22 Infill development must respond to and not obscure the topography of the area.

DC23 New development must not interrupt building patterns where a subdivision pattern has resulted in a distinctive built form.

Subdivision

- DC24 Lot boundary changes must not occur in areas where the original subdivision pattern is significant and remains intact.
- DC25 Any subdivision must provide appropriate curtilage around existing and proposed development and usable open space must be maintained to provide an appropriate setting to the scale of buildings.
- DC26 Any new lots must not be provided with vehicle access from existing streets, but rather provide access to the rear of the site by a rear laneway, driveway or legal Right of Way from an existing lane or vehicle crossover.

Note: Subdivision of most lots is not possible or recommended as the lot arrangement is tight and consistent across the area

LAU-Table C6.3 Local Historic Landscape Precincts

This table is not used in this Local Provisions Schedule.

LAU-Table C6.4 Places or Precincts of Archaeological Potential

This table is not used in this Local Provisions Schedule.

LAU-Table C6.5 Significant Trees

This table is not used in this Local Provisions Schedule.

LAU-Table C8.1 Scenic Protection Areas

Reference Number	Scenic Protection Area Name	Description	Scenic Value	Management Objectives
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LAU-C8.1.1	Tamar River	<p>The Tamar River Scenic Protection Area encompasses low lying land to the north of the city limits that adjoins the Tamar Estuary. Covering approximately 6,850ha, the area extends 22km from north to south and includes Dilston, Windermere and Swan Bay.</p> <p>The area is predominately viewed by boat from the Tamar River. Locals use the area for commercial and recreational activities, and there are several tourist cruises daily. The foreground includes the river itself and the shoreline. The riparian vegetation is largely low-lying native species such as the great bindweed, sea club rush and common rush. This provides nursery habitat for several species of fish, as well as significant habitat for waterfowl, migratory wading species and land birds. Along the banks of the river, the vegetated cover shifts from large sections of mature trees, to smaller pockets of scattered native and exotic trees. Occasionally there are groups of small dwellings that cluster around the river's edge.</p> <p>The middle ground when visible is largely composed of undulating plains used for small farming activities such as grazing, orchards and forestry. The background is composed of sparsely vegetated hillsides Gaunts Hill and Landfall Hill. In the distance, the heavily vegetated hills of the Rural Hills Scenic Protection Area are visible.</p> <p>The Tamar River is also clearly visible from the East and West Tamar Highways, as well as surrounding rural and residential hillsides. In these instances the river becomes a visually dominant feature in the</p>	<p>The Scenic Protection Area is composed of a series of natural and manmade elements. Together these create a distinct landscape with clearly defined foreground, middle ground and background sections. The Tamar River is a key landscape feature of regional significance, visible from scenic road corridors and supporting a number of tourism ventures. It contributes to the landscape character of the broader Tamar Valley. The area has a high visual presence of waterfowl and native birds all year round, including ducks, swans, egrets, pelicans and the occasional white-bellied sea eagle.</p> <p>Key scenic points include the Windermere Church and the Native Point Nature Reserve. The church is a major landmark that brings pride to the village of Windermere. Its location at the river edge provides visual prominence. Surrounding dwellings reflect the local and historic rural character.</p>	<p>The management objectives for the Tamar River Scenic Protection Area are:</p> <ul style="list-style-type: none"> a) that development is designed to be consistent with the existing character of the precinct as defined in the area description; b) to avoid intrusive development or landscape alterations that would adversely impact on the high scenic quality of the landscape character; c) to limit destruction of vegetation which would adversely impact on the scenic integrity of the landscape character; d) to maintain views of the Tamar River from public roads and places; and e) to avoid development that will negatively impact on the nursery and feeding grounds of native fauna.
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		background, contrasting against its vegetated surrounds.		
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LAU-C8.1.2	North Esk	<p>The North Esk Scenic Protection Area covers approximately 1,700ha. Beginning at the southern side of Victoria Bridge, the area follows the North Esk River's flood plain southwards for approximately 25km.</p> <p>The river itself is used for many recreational activities, such as fishing, rowing and swimming. Patches of wet sclerophyll, dry sclerophyll and riverine vegetation cluster in the foreground around the river edge. The middle ground when visible is largely composed of low lying pastures used for grazing or farming, or public facilities such as the QVMAG, UTAS Stadium, Launceston Show Grounds, Northern Suburbs Athletics Centre and St Leonards Park. In the northern section, the background is composed of distant views to the residential hills and city.</p> <p>The flood plains also form a major part of the vistas from the outer eastern suburbs such as Ravenswood, Waverley and St Leonards. To a lesser extent it can be seen from inner city suburbs such as Newstead and East Launceston. In these instances, the land slopes down to the flood plains, with the river and low lying pastures creating a clear visual divide between the city centre and the eastern suburbs.</p>	<p>The Scenic Protection Area is natural, with limited visual impact resulting from manmade interventions. The North Esk River supports a number of recreational activities both in the water and along the banks. The flood plains are clearly visible from the surrounding residential areas. It provides a clear point of separation between the inner suburbs of the city and the outer eastern suburbs, preventing urban sprawl and allowing for distinct areas to emerge.</p> <p>The area has a high visual presence of native birds all year round, including swans, ducks and herons. Farm animals such as cows and horses are regular features in the landscape. The flood plains provide a scenic backdrop to the eastern suburbs, with key vistas from Vermont Road, Henry Street and High Street. It also incorporates local historic sites such as Northcote and Corra Lynn set within the rural landscape.</p>	<p>The management objectives for the North Esk Scenic Protection Area are:</p> <ul style="list-style-type: none"> a) that development is designed to be consistent with the existing character of the precinct as defined in the area description; b) to maintain the cleared rural character; c) to maintain views of the North Esk Flood Plains from public roads and places; d) to protect views from the North Esk River from intrusive development; and e) to discourage the removal of native vegetation, unless it is unavoidable and is replaced with a mix of species that can support native wildlife.
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LAU-C8.1.3	Rural Hills	<p>The Rural Hills Scenic Protection Area covers approximately 28,600ha. It is composed of key hillsides and ridgelines that frame the northern approaches into Launceston and rural townships in the municipality.</p> <p>The area covers a number of forest reserves, and provides opportunities for hiking and mountain bike riding. The area is primarily viewed from the Tamar Valley Tourist Route and the North East Tourist Route, which are regularly used by locals and tourists. The hillsides are also largely visible from major rural roads and the northern outer suburbs. The area provides a backdrop, with Mt Arthur, Mt Barrow, and Mt Direction dominating the landscape. Mt Barrow in particular is composed of steep cliff sides and rock faces, creating a visually distinct form against the surrounding vegetated hills. The Dismal Range, Fingerpost Hills and Boomer Hills are less dominating, comprised of undulating hills of heavily vegetated native forest interspersed with areas of cleared pasture. Lilydale Falls, Hollybank Reserve, Nunamara Intake Dam, and Scamps Reserve make up the middle ground and are heavily vegetated.</p>	<p>The Scenic Protection Area is natural, with no significant impact resulting from manmade interventions. Mt Arthur, Mt Barrow, and Mt Direction are all well-defined and visually distinct landforms that are elevated above their surrounds. The remaining hillsides and ridgelines are less prominent, but are visually evident in the landscape.</p> <p>The hillsides are composed of heavily vegetated areas of public and private land that is both historically and ecologically significant. They are visible from major tourist routes and provide a scenic backdrop to the rural surrounds and inner residential areas to the north and east of the city. It is important to protect the vegetated character of the hillsides and prevent the development of dominant structures that can be seen from a distance.</p>	<p>The management objectives for the Rural Hills Scenic Protection Area are:</p> <ul style="list-style-type: none"> a) that development is designed to be consistent with the existing character of the precinct as defined in the area description; b) to maintain the cleared rural character on the lower slopes and plains; c) to limit destruction of existing vegetation cover, and enhance native forest coverage in hilltop locations; d) to minimise the visual impact of development on the hillsides, particularly when viewed from public roads and places; and e) to encourage significant community infrastructure to co-locate in existing areas, or be designed to minimise their visual intrusion in the landscape.
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LAU-Table C8.2 Scenic Road Corridors

Reference Number	Scenic Road Corridor Description	Scenic Value	Management Objectives
LAU-C8.2.1	<p>The Scenic Road Corridor follows the East Tamar Highway approximately 20km from the intersection with University Way to the municipality boundary. The corridor varies from 200m wide to 1.5km wide, and covers approximately 2,000ha. The East Tamar Highway is one of two major entryways from the north into Launceston city and is classified as the Tamar Valley Tourist Route. It provides links to Windermere, Swan Bay, Mount Direction and Boomer Hills.</p> <p>The southern section of the precinct is largely undeveloped, providing the opportunity for long distance views to the Tamar River. Further north, the foreground alternates between large swaths of cleared agricultural land and steep slopes that are heavily vegetated with native flora. Development is largely shielded from view by mature vegetation. When visible, the middle ground to the east provides a sloping transition from the open pastures in the foreground to the vegetated hillsides covered by the Rural Hills Scenic Protection Area. To the west, the middle ground is composed of residential development covered by the Tamar River Scenic Protection Area. Where the undulating hills dip into valleys, the Tamar River and West Tamar can be viewed in the background.</p>	<p>The Scenic Road Corridor is composed of a series of natural and manmade elements. It focuses on the foreground and middle ground surrounding the Tamar Valley Tourist Route. Together with the Tamar River and Rural Hills Scenic Protection Areas, the corridor provides a distinct landscape with clearly defined foreground, middle ground and background sections. Classified as a state highway, the route is heavily trafficked by locals and tourists.</p> <p>Limited development in the foreground of the corridor has protected views to the Tamar River and surrounding hillsides. Together with the undulating hillsides, the highway has a series of key vistas, where the land falls away and the middle ground and background are visible. This landscape character contributes to the arrival experience into and from Launceston to the north. It is important to maintain the scenic character of the highway. To do this, the foreground needs to remain clear of large structures or bold additions.</p>	<p>The management objectives for the Scenic Road Corridor are:</p> <ul style="list-style-type: none"> a) that development is designed to be consistent with the existing character of the area as defined in the corridor description; b) to avoid intrusive development or landscape alterations that would adversely impact on the high scenic quality of the landscape character; c) to limit destruction of vegetation which would adversely impact on the scenic integrity of the landscape character; d) to prevent development from obstructing long range views from the highway of the Tamar River, West Tamar municipality and surrounding hillsides; e) to maintain the scenic qualities associated with the arrival experience into and from Launceston City.

<p>LAU-C8.2.2</p>	<p>The Scenic Road Corridor covers 35km of the North East Trail Tourist Route. The first section starts along Lilydale Road, just past the intersection with Russell Plains Road. It continues until it reaches the urban edges of Lilydale. The second section starts along Golconda Road at the edge of Lilydale. After the intersection between Golconda Road and Pipers Brook Road, the corridor continues on Pipers Brook Road to the edge of the municipality. The corridor varies from 150m wide to 700m wide, and covers approximately 1,600ha.</p> <p>The route is one of two major entryways from the north into the city. Lilydale Road is often used by tourists to visit attractions and activities such as Hollybank Forest Reserve, Lilydale Falls, Mt Arthur, mountain bike trails and vineyards. The route also provides entry into Launceston from the Dorset municipality. As such, for a rural highway it is heavily trafficked by both locals and tourists.</p> <p>The majority of the precinct consists of mature trees that provide vegetative screening to agricultural and industrial uses. When visible, the middle ground provides a sloping transition from the rural farmland and dwellings in the foreground to the vegetated hillsides covered by the Rural Hills Scenic Protection Area.</p>	<p>The Scenic Road Corridor is composed of a series of natural and manmade elements. It focuses on the foreground and middle ground surrounding the North East Trail Tourist Route. The vegetated hillsides of the Rural Hills Scenic Protection Area provides the backdrop to the corridor. The route is regularly trafficked by tourists to visit attractions, and is also advertised as a wine route.</p> <p>Development has largely been hidden from view by mature trees in the foreground. This has also provided the opportunity for key vistas, where the land falls away and the middle ground and background are visible. It is important to maintain the scenic character of the highway. In particular, the vegetative screening along the road side is important to allow for agricultural and industrial uses to continue without negatively affecting tourist ventures.</p>	<p>The management objectives for the Scenic Road Corridor are:</p> <ul style="list-style-type: none"> a) that development is designed to be consistent with the existing character of the area as defined in the corridor description; b) to avoid intrusive development or landscape alterations that would adversely impact on views from the North East Trail Tourist Route; c) to discourage the removal of vegetative screening, unless it is unavoidable and is replaced with a mix of species that can support native wildlife; and d) to maintain the scenic qualities associated with the North East Trail Tourist Route.
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LAU-Table C11.1 Coastal Inundation Hazard Bands AHD Levels

Locality	High Hazard Band (m AHD)	Medium Hazard Band (m AHD)	Low Hazard Band (m AHD)	Defined Flood Level (m AHD)
	Sea Level Rise 2050	1% annual exceedance probability 2050 with freeboard	1% annual exceedance probability 2100 (design flood level) with freeboard	1% annual exceedance probability 2100
Dilston	2.67	3.46	3.64	2.77
Invermay	3.22	3.68	3.65	4.23
Launceston	3.54	4.14	3.66	5.06
Mount Direction	1.94	3.62	3.60	2.13
Mowbray	2.73	3.71	3.73	3.61
Newnham	3.00	3.27	3.34	3.30
Newstead	3.42	3.63	3.74	5.47
Norwood	4.53	3.92	5.17	6.10
Ravenswood	2.33	4.00	3.73	5.46
Relbia	3.43	No Data	3.46	9.56
St Leonards	4.87	5.07	5.08	5.50
Swan Bay	1.88	3.94	3.75	No Data
Trevallyn	2.26	4.44	4.15	4.80
West Launceston	5.53	2.89	4.19	5.07
Windermere	2.98	3.68	3.62	No Data

LAU-Applied, Adopted or Incorporated Documents

This table is not used in this Local Provisions Schedule.