

# PLAN OF SUBDIVISION

EDITION 1

## PS 749252 U

### LOCATION OF LAND

PARISH : CARDIGAN  
 TOWNSHIP :  
 SECTION : 10  
 CROWN ALLOTMENT : 11 (PART) & 12 (PART)  
 CROWN PORTION :  
 TITLE REFERENCE : VOL. FOL.  
 LAST PLAN REFERENCE : LOT X2, PS 742241N  
 POSTAL ADDRESS : KELSALL TERRACE,  
 (At time of subdivision) LUCAS, 3350.  
 MGA94 Co-ordinates  
 (of approx centre of land in plan) E 745 740 ZONE: 54  
 N 5 841 480 GDA 94

COUNCIL CERTIFICATION AND ENDORSEMENT  
 COUNCIL NAME: CITY OF BALLARAT

### VESTING OF ROADS AND/OR RESERVES

### NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
R1 ROAD	CITY OF BALLARAT

### NOTATIONS

DEPTH LIMITATION does not apply to the land in this plan  
 SURVEY:  
 This plan is based on survey (see BP 2657W).  
 STAGING:  
 This is not a staged subdivision.  
 Planning Permit No. PLP/2016/141  
 This survey has been connected to permanent marks No(s). 32, 53 & 56  
 In Proclaimed Survey Area No. 49.  
 Lots 1 to 901 and 903 to 936 (all inclusive) have been omitted from this plan.

**LUCAS**  
**STAGE X2**  
 8 LOTS,  
 BALANCE LOT  
 X4

### EASEMENT INFORMATION

LEGEND: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)

Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1, E-4	PIPELINES OR ANCILLARY PURPOSES	3	THIS PLAN - SECTION 136 OF THE WATER ACT 1989	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-2, E-5	PIPELINES OR ANCILLARY PURPOSES	3	PS 742241N - SECTION 136 OF THE WATER ACT 1989	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-3, E-4, E-5	DRAINAGE	3	THIS PLAN	CITY OF BALLARAT

TGM Group Ballarat  
 1315 Sturt Street  
 Ballarat Vic 3350  
 T 03 5330 8888  
 F 03 5333 3815  
 PO Box 563W  
 Ballarat West Vic 3350  
 ABN 11 125 568 461  
 www.tgmgroup.com  
 JAS-ANZ Accredited: Quality ISO 9001 - OH&S AS/NZS 4801 - Environment ISO 14001



FILE REF: 10014-28-PS749252U(X2)-06.dwg  
 DATE: 21/12/2016

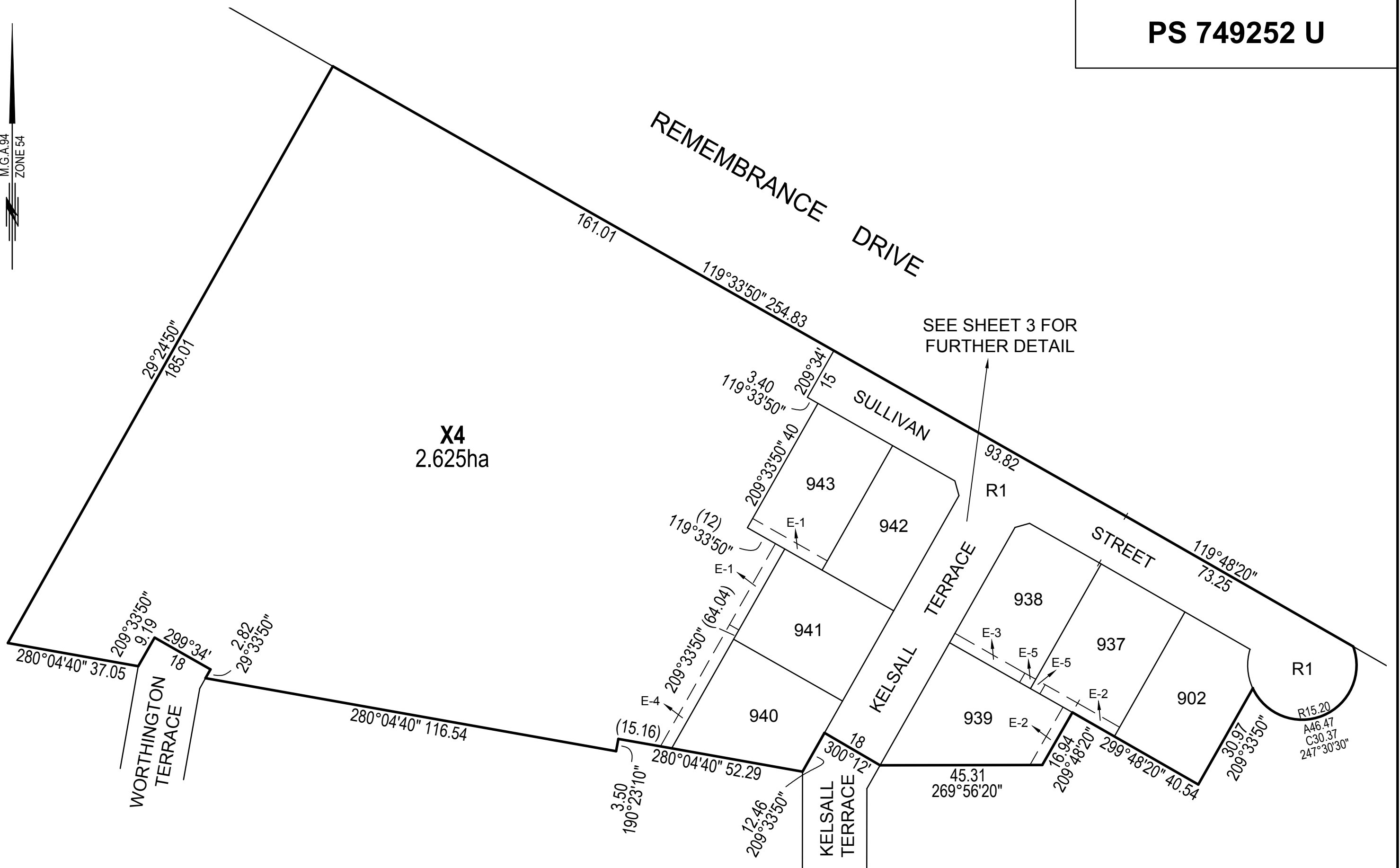
SURVEYOR: GERALD JOE DONN  
 VERSION: 6

ORIGINAL SHEET  
 SIZE: A3

SHEET 1 OF 3

DRAFT - FOR TOWN PLANNING / MARKETING PURPOSES ONLY. THIS PLAN IS NOT APPROVED BY COUNCIL AND NOT REGISTERED AT LAND VICTORIA.

M.G.A.94  
ZONE 54



**X4**  
2.625ha

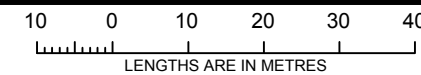
SEE SHEET 3 FOR  
FURTHER DETAIL

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SCALE  
1:1000



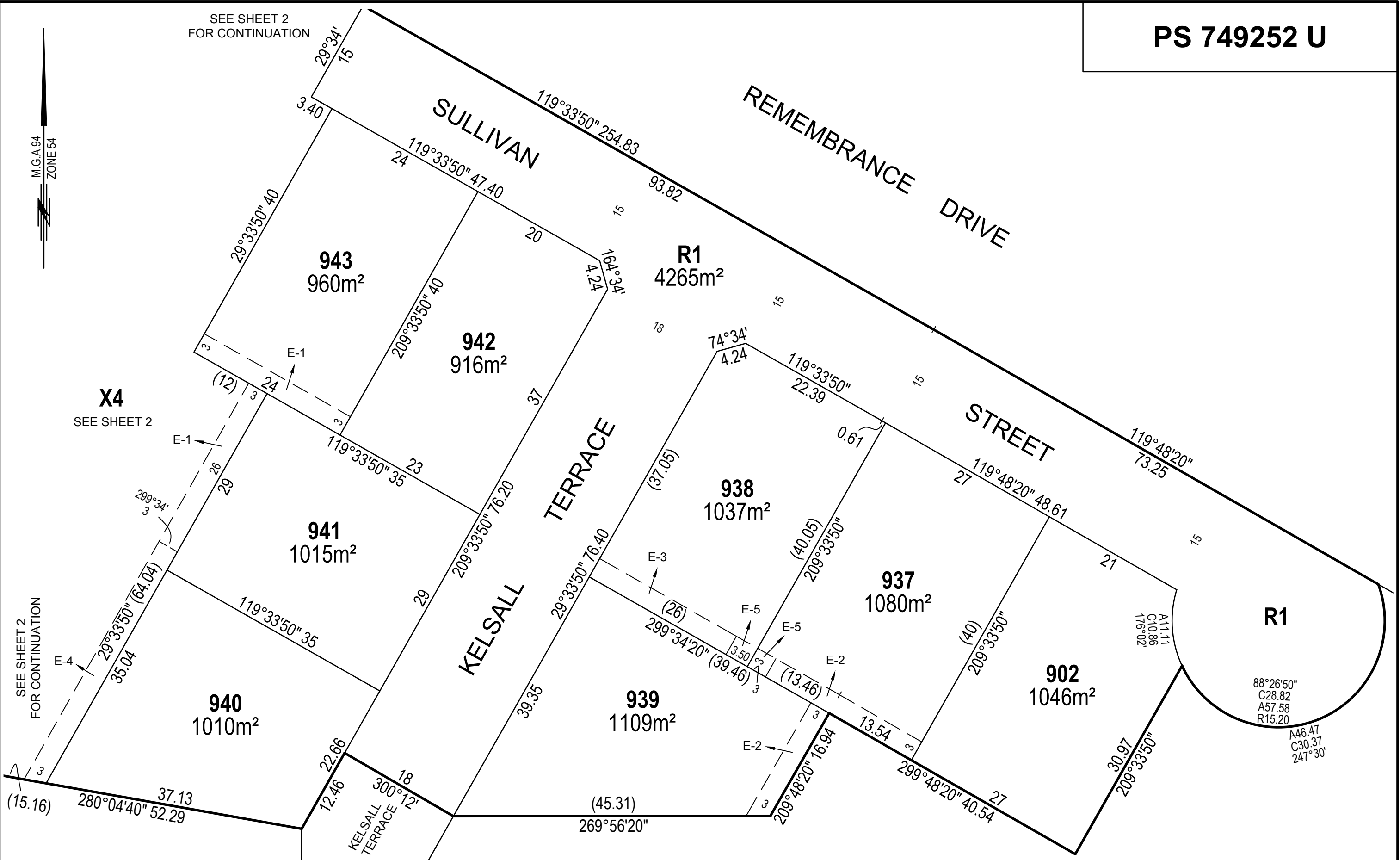
ORIGINAL SHEET  
SIZE: A3

SHEET 2

SURVEYOR: GERALD JOE DONN  
VERSION: 6

SEE SHEET 2  
FOR CONTINUATION

M.G.A.94  
ZONE 54



**X4**  
SEE SHEET 2

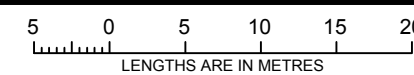
SEE SHEET 2  
FOR CONTINUATION

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SCALE  
1:500



ORIGINAL SHEET  
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SHEET 3

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