

PLAN OF SUBDIVISION

EDITION 1

PS 811574 B

LOCATION OF LAND

PARISH : CARDIGAN
 TOWNSHIP : -----
 SECTION : 10
 CROWN ALLOTMENT : 9 (PART), 11 (PART) & 12 (PART)
 CROWN PORTION : -----
 TITLE REFERENCE : VOL. FOL.

LAST PLAN REFERENCE : LOT X5 ON PS 749253 S

POSTAL ADDRESS : PATERSON STREET,
 (At time of subdivision) LUCAS, 3350.

MGA94 Co-ordinates
 (of approx centre of land in plan) E 745 645 ZONE: 54
 N 5 841 235 GDA 94

COUNCIL CERTIFICATION AND ENDORSEMENT
 COUNCIL NAME: CITY OF BALLARAT

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R1	CITY OF BALLARAT
RESERVE No.1	CITY OF BALLARAT

OTHER PURPOSE OF THIS PLAN

To remove that part of the Pipelines or Ancillary Purposes Easement E-1 created on PS 742241N, that lies within Road Reserve R1 on this plan.

GROUND FOR REMOVAL

By consent of the relevant Authority under the powers of Sec 6(1)(k)(iii) of the Subdivision Act 1988.

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 989 (all inclusive) have been omitted from this plan.

LUCAS
STAGE X5
 36 LOTS,
 BALANCE LOT X7

See sheet 7 for details of a Restriction affecting lots on this plan.

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-5	PIPELINES OR ANCILLARY PURPOSES	3	PS 749253S - SECTION 136 OF THE WATER ACT 1989	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-1	DRAINAGE	3	PS 749253S	CITY OF BALLARAT
E-4	PIPELINES OR ANCILLARY PURPOSES	3	PS 742241N - SECTION 136 OF THE WATER ACT 1989	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-2, E-3	PIPELINES OR ANCILLARY PURPOSES	3	THIS PLAN - SECTION 136 OF THE WATER ACT 1989	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-2	DRAINAGE	3	THIS PLAN	CITY OF BALLARAT
E-6	PIPELINES OR ANCILLARY PURPOSES	3	PS 721365m - SECTION 136 OF THE WATER ACT 1989	CENTRAL HIGHLANDS REGION WATER CORPORATION

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 Ballarat Vic 3350
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 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



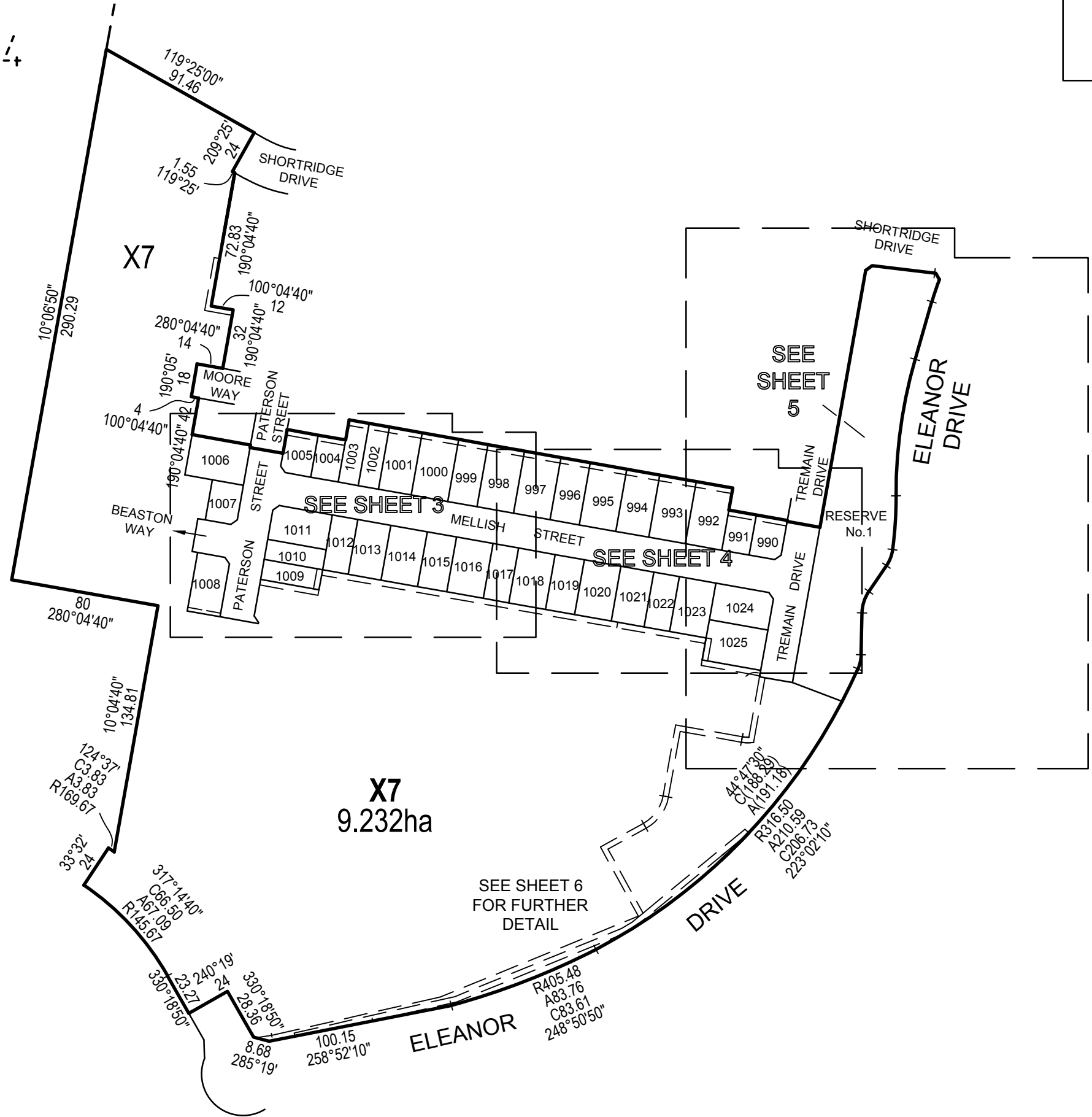
FILE REF: 10014-31-PS811574B(X5)-06.dwg
 DATE: 28/08/2017

SURVEYOR: ADAM EDWARD CRIDDLE
 VERSION: 6

ORIGINAL SHEET
 SIZE: A3

SHEET 1 OF 7

M.G.A.94
ZONE 54

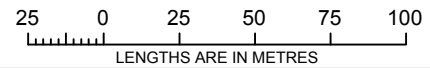


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SCALE
1:2500



ORIGINAL SHEET
SIZE: A3

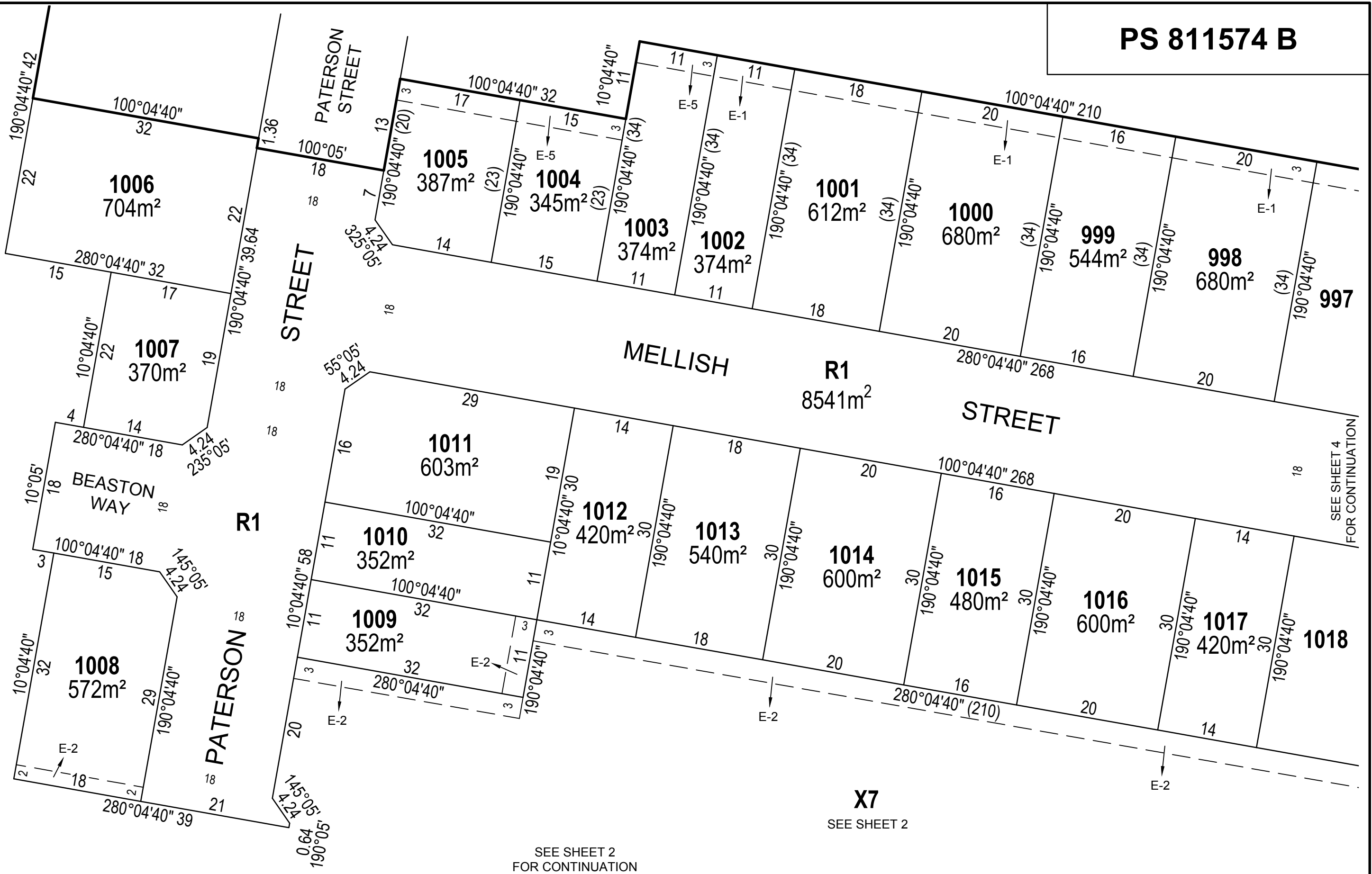
SHEET 2

SURVEYOR: ADAM EDWARD CRIDDLE
VERSION: 6

X7

SEE SHEET 2

M.G.A.94
ZONE 54



SEE SHEET 4
FOR CONTINUATION

X7
SEE SHEET 2

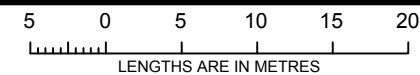
SEE SHEET 2
FOR CONTINUATION

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SCALE
1:500

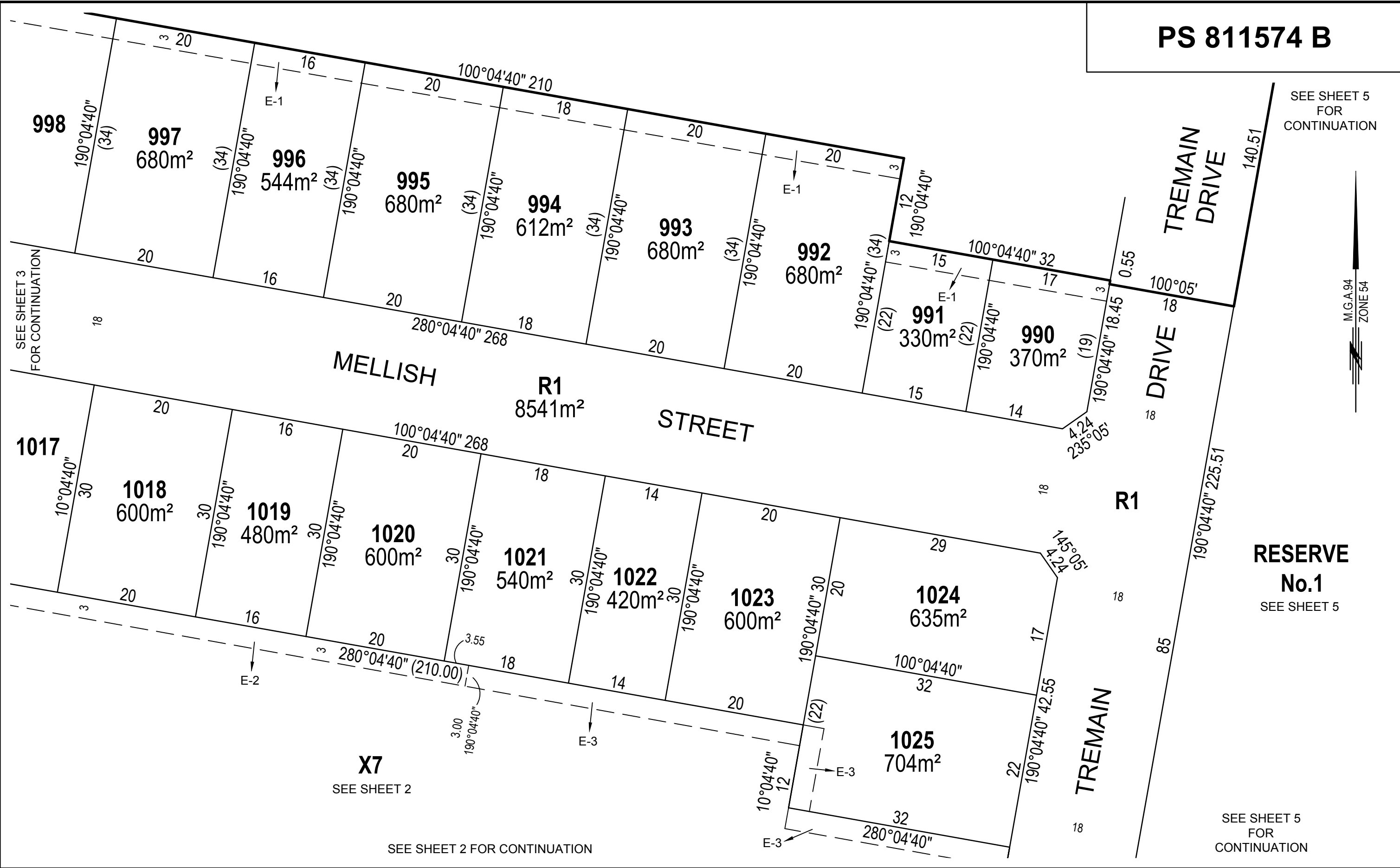


ORIGINAL SHEET
SIZE: A3

SHEET 3

SURVEYOR: ADAM EDWARD CRIDDLE
VERSION: 6
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SEE SHEET 5 FOR CONTINUATION



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SCALE
1:500

5 0 5 10 15 20
LENGTHS ARE IN METRES

SURVEYOR: ADAM EDWARD CRIDDLE
VERSION: 6
FILE REF: 10014-31-PS811574B(X5)-06.dwg

ORIGINAL SHEET
SIZE: A3

SHEET 4

M.G.A.94
ZONE 54

SHORTRIDGE DRIVE

TREMAIN DRIVE

ELEANOR DRIVE

RESERVE No.1
8158m²

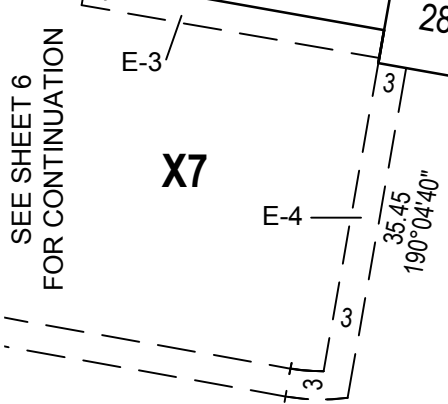
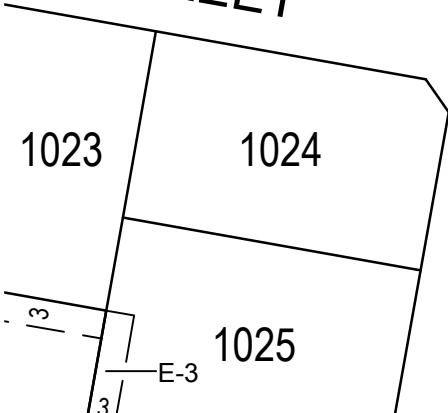
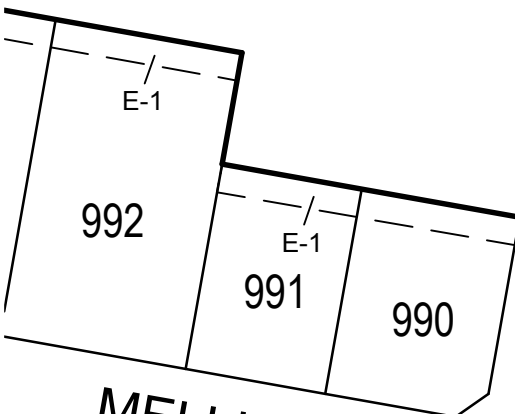
MELLISH STREET

DRIVE

TREMAIN DRIVE

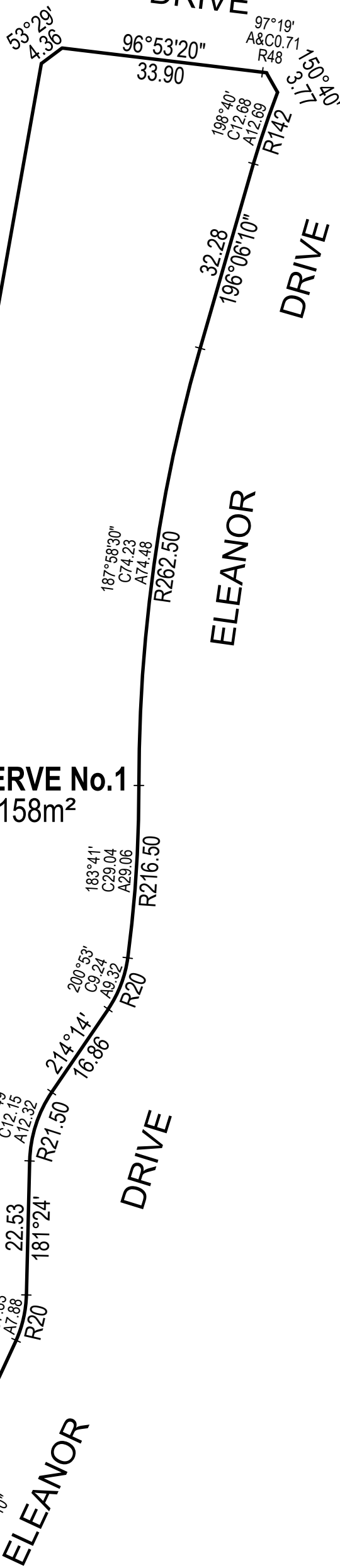
DRIVE

ELEANOR DRIVE



SEE SHEET 6
FOR CONTINUATION

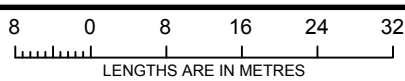
SEE SHEET 2
FOR CONTINUATION



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SCALE
1:800



ORIGINAL SHEET
SIZE: A3

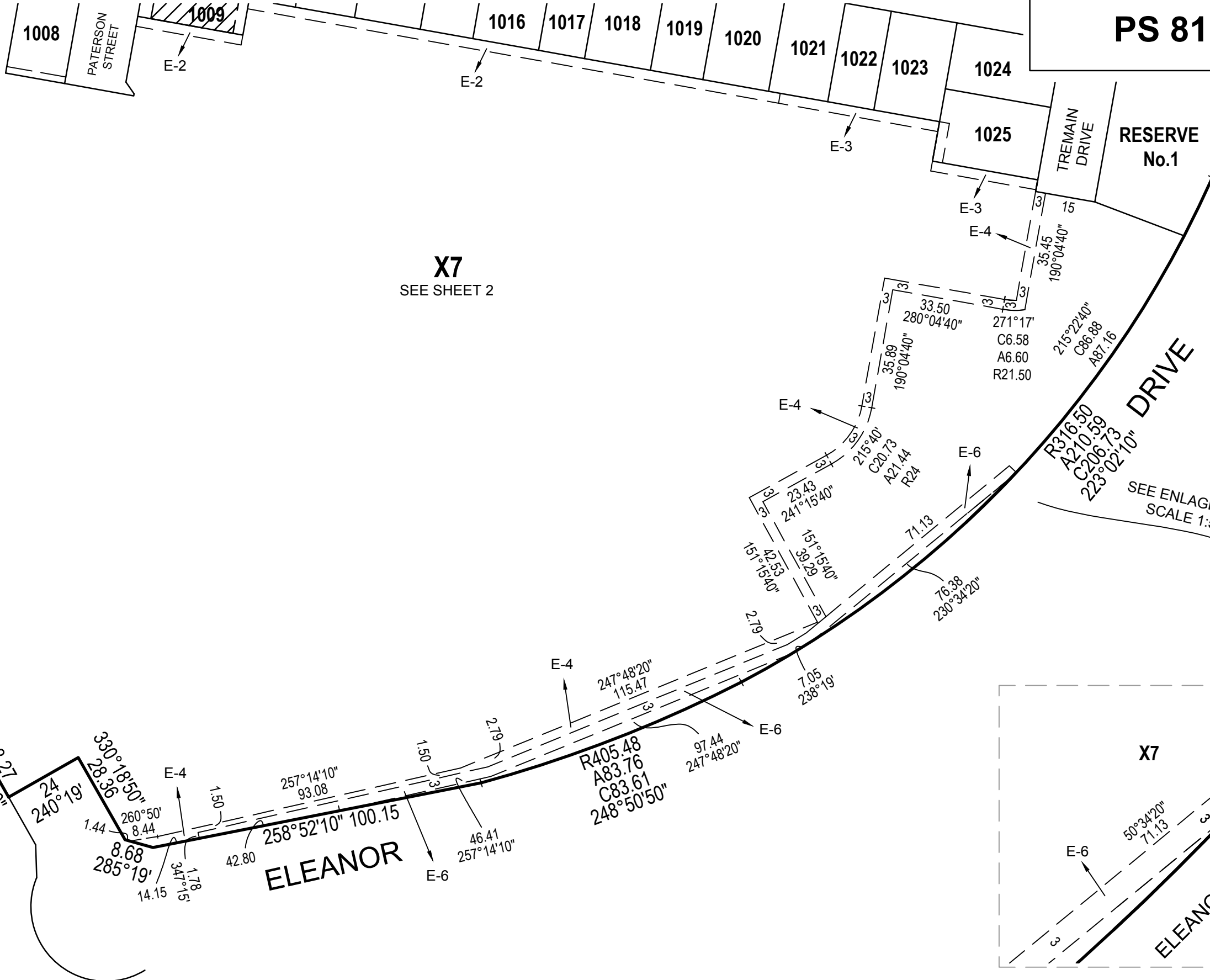
SHEET 5

SURVEYOR: ADAM EDWARD CRIDDLE
VERSION: 6
FILE REF: 10014-31-PS811574B(X5)-06.dwg

PS 811574 B

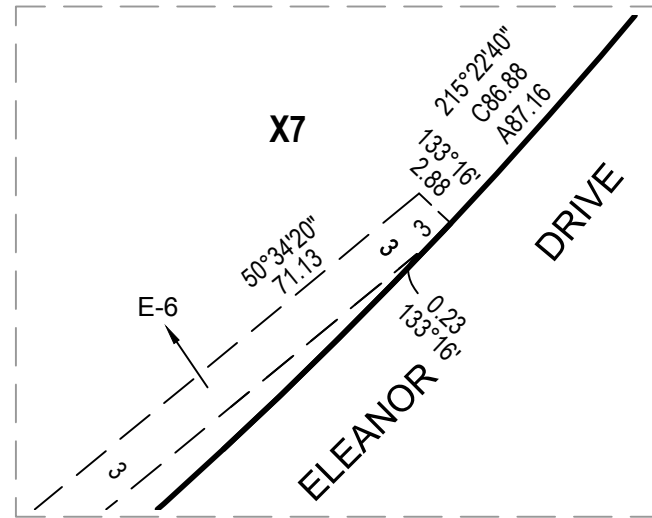
SEE SHEET 5 FOR CONTINUATION

SEE SHEET 2 FOR CONTINUATION



X7
SEE SHEET 2

SEE ENLARGEMENT
SCALE 1:500



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SCALE 1:1250
 12.5 0 12.5 25 37.5 50
 LENGTHS ARE IN METRES

SURVEYOR: ADAM EDWARD CRIDDLE
 VERSION: 6

ORIGINAL SHEET SIZE: A3

SHEET 6

CREATION OF RESTRICTION - BUILDING ENVELOPES

Upon registration of this plan the following restriction is created.

DESCRIPTION OF RESTRICTION

The registered proprietor or proprietors shall not construct or cause to be constructed a building outside the building envelopes shown hatched.

DEFINITIONS

"Building" - any structure except a fence, retaining wall, planter or garden shed.

VARIATIONS

Variations to these requirements will require approval from the Responsible Authority.

LAND TO BE BURDENED: Lots 1002, 1003, 1009 & 1010 on this plan

LAND TO BENEFIT: Lot 1001, 1004 & 1011 on this plan

M.G.A.94
ZONE 54

