
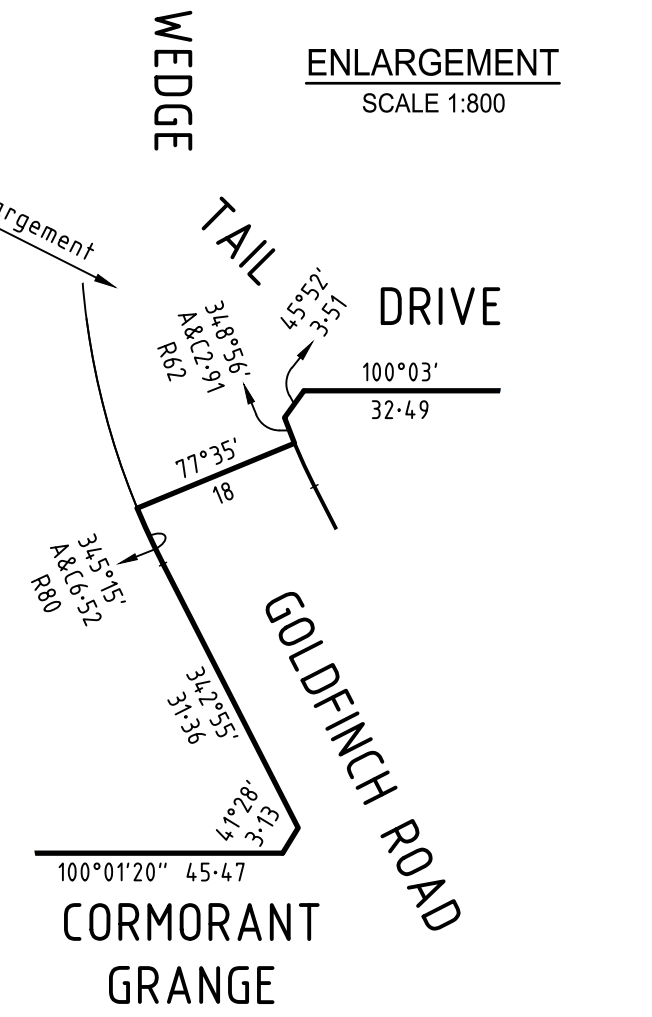
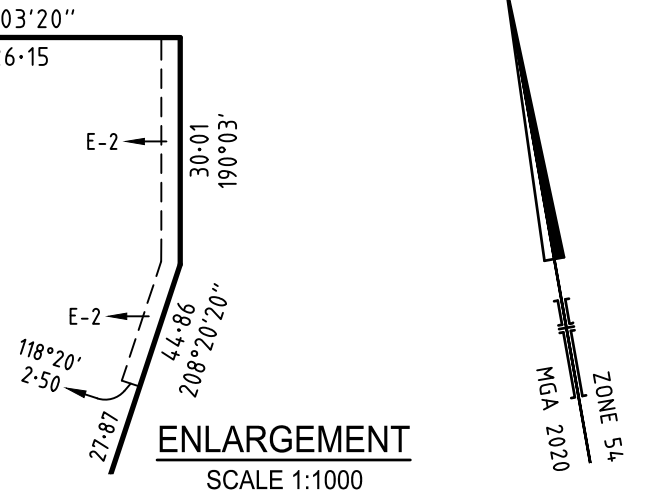
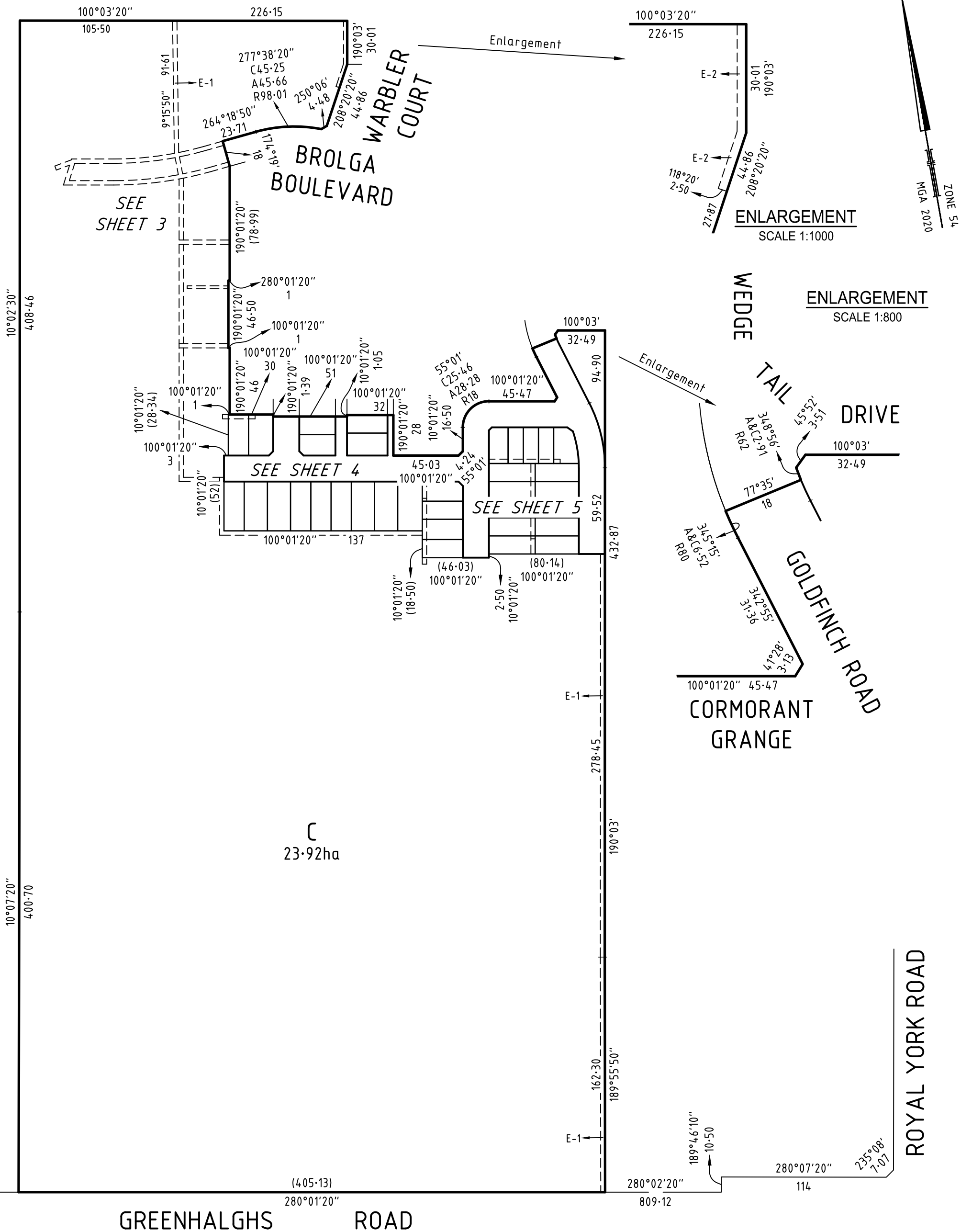


PLAN OF SUBDIVISION		EDITION 1	PS845424F	
LOCATION OF LAND PARISH: CARDIGAN TOWNSHIP: SECTION: 1 CROWN ALLOTMENT: 19 (Part) CROWN PORTION: TITLE REFERENCE: C/T VOL FOL LAST PLAN REFERENCE: LOT B PS845423H POSTAL ADDRESS: 520 GREENHALGHS ROAD (at time of subdivision) WINTER VALLEY 3358 MGA2020 CO-ORDINATES: E: 745 780 ZONE: 54 (of approx centre of land in plan) N: 5 837 380				
VESTING OF ROADS AND/OR RESERVES		NOTATIONS		
IDENTIFIER	COUNCIL / BODY / PERSON	Lots 1-300 (both inclusive) & Lots A & B have been omitted from this plan. <u>Further purpose of plan:</u> Variation of Easement shown E-1 on PS845413L, removal where now contained within Goldfinch Road. <u>Grounds for Removal:</u> By consent of the relevant authority under the powers of Section 6(1)(k) Subdivision Act 1988.		
ROAD R-1 RESERVE NO 1	Ballarat City Council Ballarat City Council			
NOTATIONS				
DEPTH LIMITATION : NIL				
SURVEY: This plan is based on survey STAGING: This is not a staged subdivision Planning Permit No. PLP/2018/682 This survey has been connected to permanent marks No(s). 48, 85, 21 In Proclaimed Survey Area No. 49				
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	Pipelines or Ancillary Purposes	3m	PS845413L - Sec 136 Water Act 1989	Central Highlands Region Water Corporation
E-2	Drainage	2.50	PS845413L	Ballarat City Council
E-3 & E-4	Pipelines or Ancillary Purposes	See Diagram	PS845423H - Sec 136 Water Act 1989	Central Highlands Region Water Corporation
E-4 & E-5	Drainage	See Diagram	PS845423H	Ballarat City Council
E-6 & E-7	Pipelines or Ancillary Purposes	3m	This Plan - Sec 136 Water Act 1989	Central Highlands Region Water Corporation
E-7	Drainage	3m	This Plan	Ballarat City Council
CONROY'S GREEN - STAGE 3 (34 LOTS)			AREA OF STAGE - 2.456ha	
 16 Bridge Street PO Box 1064 Bendigo Vic 3550 T 61 3 5448 2500 spiire.com.au		SURVEYORS FILE REF: 308512SV00		ORIGINAL SHEET SIZE: A3
		Licensed Surveyor: Michael Meehan Version: Preliminary V1		DRAFT



SURVEYOR'S FILE REF: 308512SV00	SCALE 1: 2500 25 0 25 50 75 100 LENGTHS ARE IN METRES	ORIGINAL SHEET SIZE: A3	SHEET 2
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SEE SHEET 2

PS845424F

277°38'20"
C45-25
A45-66
R98-01

SEE SHEET 2

BROLGA BOULEVARD

WREN WAY

BLACKBIRD GRANGE

SEE SHEET 4

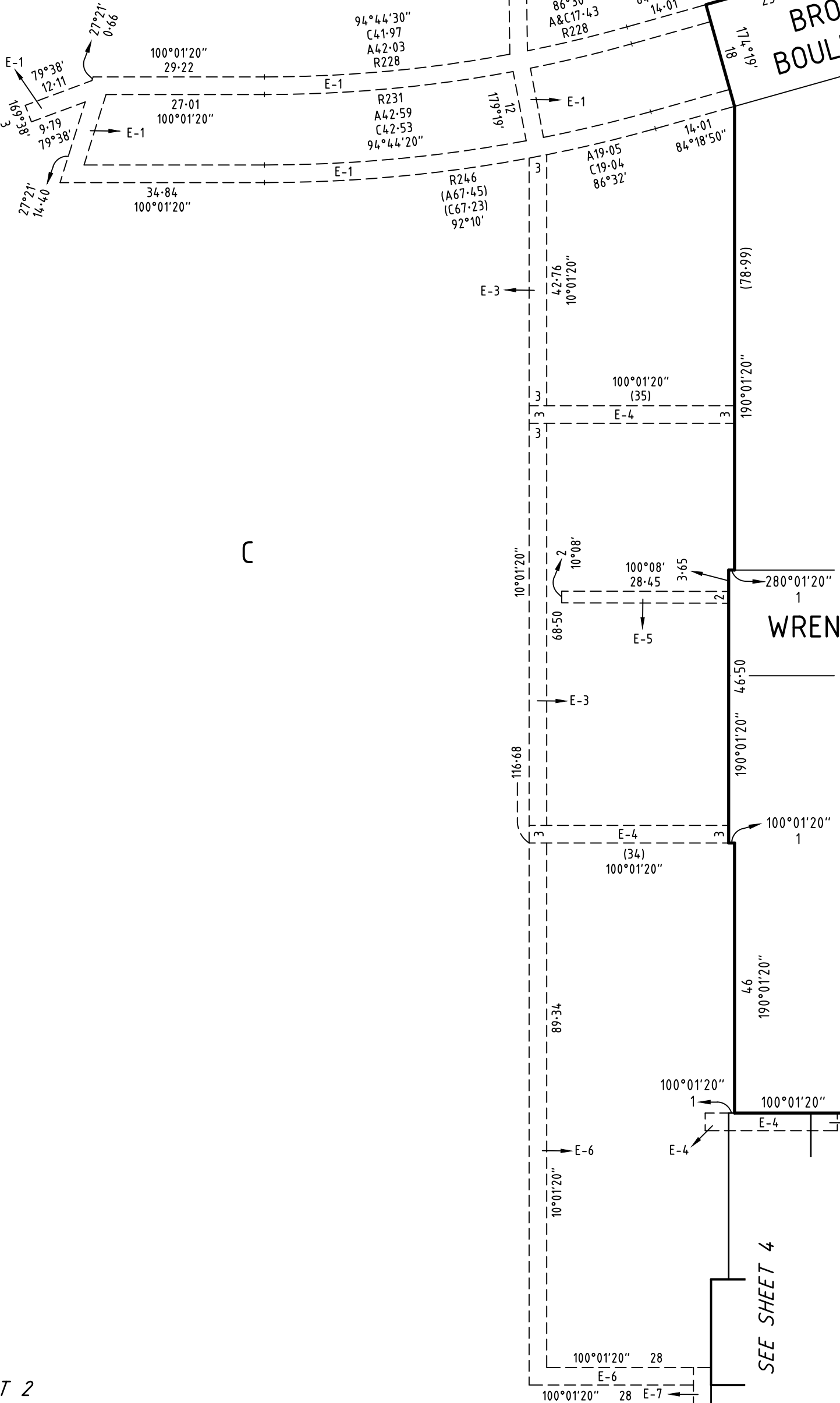
SEE SHEET 4

SEE SHEET 2

408.46

10°02'30"

MGA 2020
ZONE 54



SURVEYOR'S FILE REF: 308512SV00

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7.5 0 7.5 15 22.5 30
LENGTHS ARE IN METRES

ORIGINAL SHEET SIZE: A3

SHEET 3

spiire

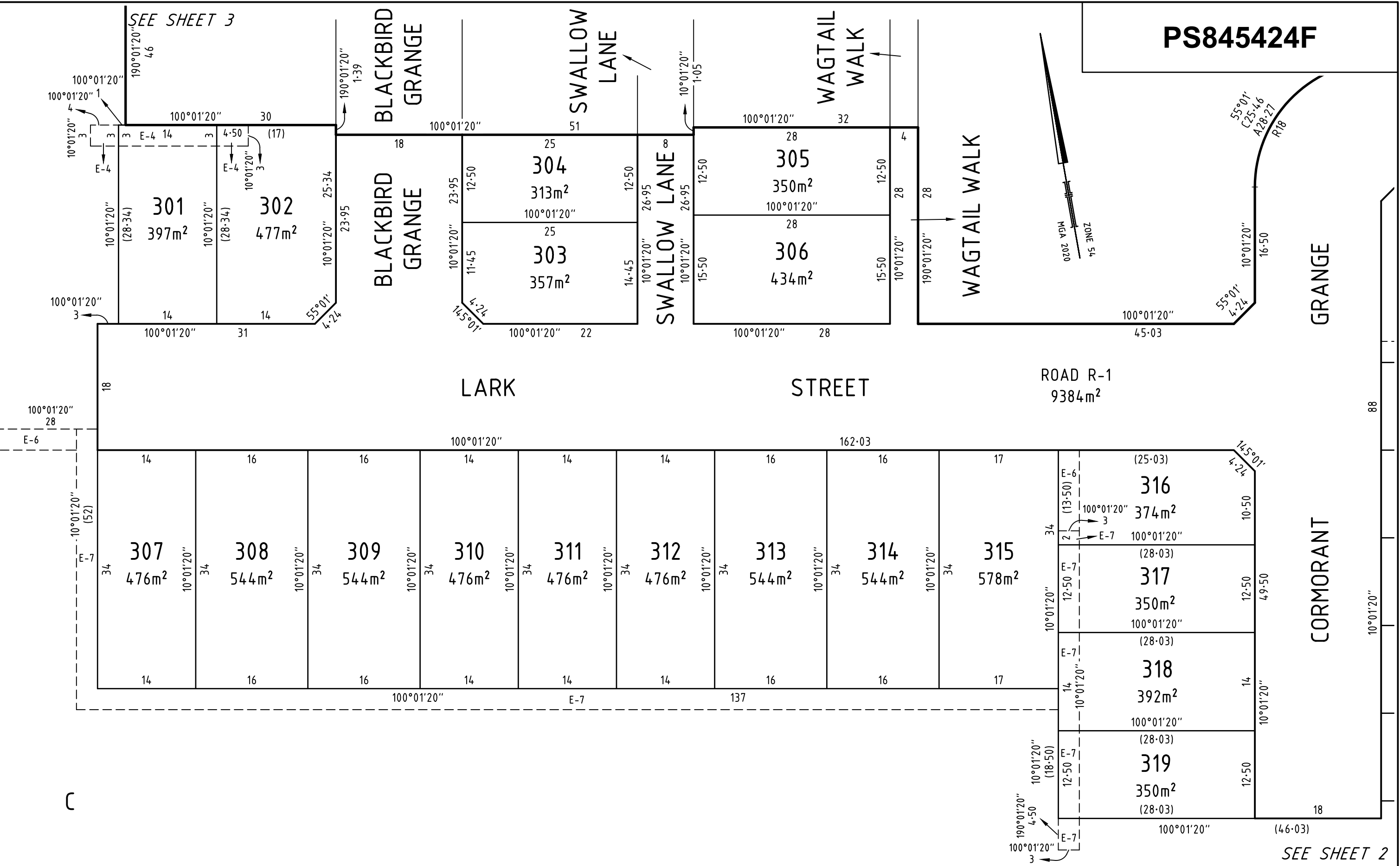
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SEE SHEET 3



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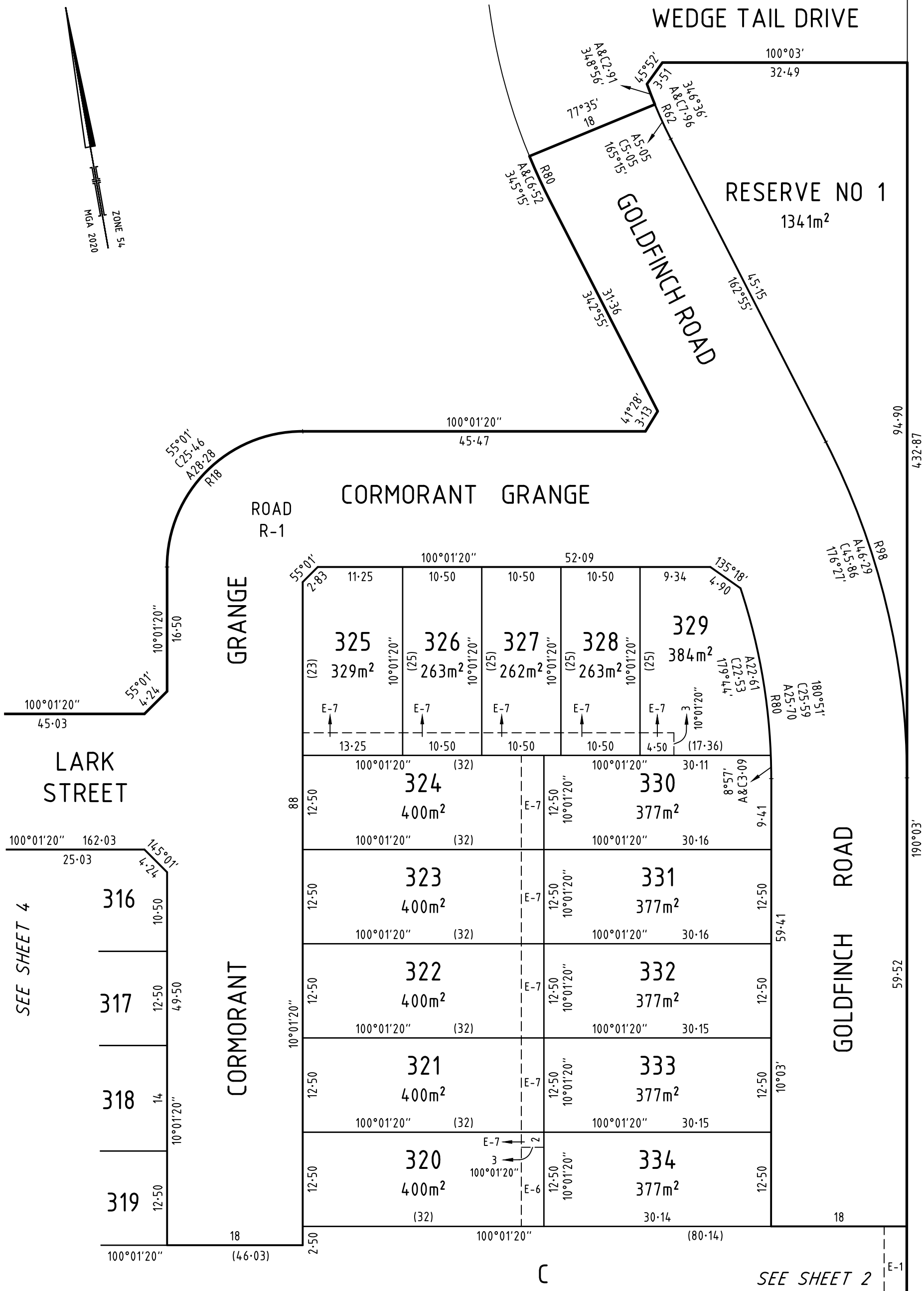
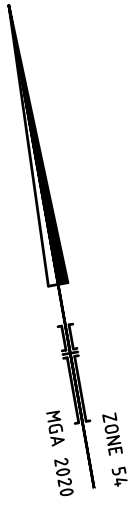
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LENGTHS ARE IN METRES

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Version: Preliminary V1

ORIGINAL SHEET
SIZE: A3

SHEET 4

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SURVEYOR'S FILE REF: 308512SV00

SCALE 1: 500

 LENGTHS ARE IN METRES

ORIGINAL SHEET SIZE: A3

SHEET 5



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