


<b>PLAN OF SUBDIVISION</b>			EDITION 1	<b>PS908094C</b>
<b>LOCATION OF LAND</b> PARISH: CARDIGAN TOWNSHIP: SECTION: 1 CROWN ALLOTMENT: 19 (PART) CROWN PORTION: TITLE REFERENCE: C/T VOL FOL  LAST PLAN REFERENCE: LOT G on PS908091J  POSTAL ADDRESS: GULL STREET (at time of subdivision) WINTER VALLEY 3358 MGA2020 CO-ORDINATES: E: 745 730 ZONE: 54 (of approx centre of land in plan) N: 5 837 350				
<b>VESTING OF ROADS AND/OR RESERVES</b>			<b>NOTATIONS</b>	
IDENTIFIER	COUNCIL / BODY / PERSON		Lots 1-800 (both inclusive) and Lots A to I (both inclusive) have been omitted from this plan.  Creation of Restrictions applies to lots in this plan - See Sheet 6  <u>Further purpose of plan:</u> To remove those parts of Easements E-7, E-8 & E-9 created on PS845424F now contained within Easement E-15 on this plan.  To remove those parts of Easement E-10 created on PS848609B that lies within Road R-1 (Hawk Street) and Easement E-15 on this plan.  <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	BALLARAT CITY COUNCIL			
<b>NOTATIONS</b>				
DEPTH LIMITATION : NIL				
<b>SURVEY:</b> This plan is based on survey  <b>STAGING:</b> 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				
<b>EASEMENT INFORMATION</b>				
LEGEND: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)				
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited / In Favour of
			SEE SHEET 2 FOR DETAILS	
<b>CONROY'S GREEN - STAGE 8 (36 LOTS)</b>			<b>AREA OF STAGE - 2.260ha</b>	
 16 Bridge Street PO Box 1064 Bendigo Vic 3550 T 61 3 5448 2500 spiire.com.au		SURVEYORS FILE REF: 309785SV00		ORIGINAL SHEET SIZE: A3
		Licensed Surveyor: Lyall Murray Timms Version: 1		SHEET 1 OF 6

**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-2	Pipelines or Ancillary Purposes	See Diagram	PS845413L Section 136 of the Water Act 1989	Central Highlands Region Water Corporation
E-2 & E-3	Drainage	See Diagram	PS845413L	Ballarat City Council
E-4 & E-5	Pipelines or Ancillary Purposes	See Diagram	PS845423H Section 136 of the Water Act 1989	Central Highlands Region Water Corporation
E-5 & E-6	Drainage	See Diagram	PS845423H	Ballarat City Council
E-7 & E-8	Pipelines or Ancillary Purposes	See Diagram	PS845424F Section 136 of the Water Act 1989	Central Highlands Region Water Corporation
E-8	Drainage	See Diagram	PS845424F	Ballarat City Council
E-9 & E-10	Pipelines or Ancillary Purposes	See Diagram	PS848609B Section 136 of the Water Act 1989	Central Highlands Region Water Corporation
E-10	Drainage	See Diagram	PS848609B	Ballarat City Council
E-11	Pipelines or Ancillary Purposes	3	PS848623H Section 136 of the Water Act 1989	Central Highlands Region Water Corporation
E-12	Drainage	2	PS908091J	Ballarat City Council
E-13	Pipelines or Ancillary Purposes	3	This Plan Section 136 of the Water Act 1989	Central Highlands Region Water Corporation
E-14	Drainage	3	This Plan	Ballarat City Council
E-14	Pipelines or Ancillary Purposes	3	This Plan Section 136 of the Water Act 1989	Central Highlands Region Water Corporation
E-15	Drainage	See Diagram	This Plan	Ballarat City Council
E-15	Pipelines or Ancillary Purposes	See Diagram	This Plan Section 136 of the Water Act 1989	Central Highlands Water Corporation
E-16	Drainage	3	This Plan	Ballarat City Council

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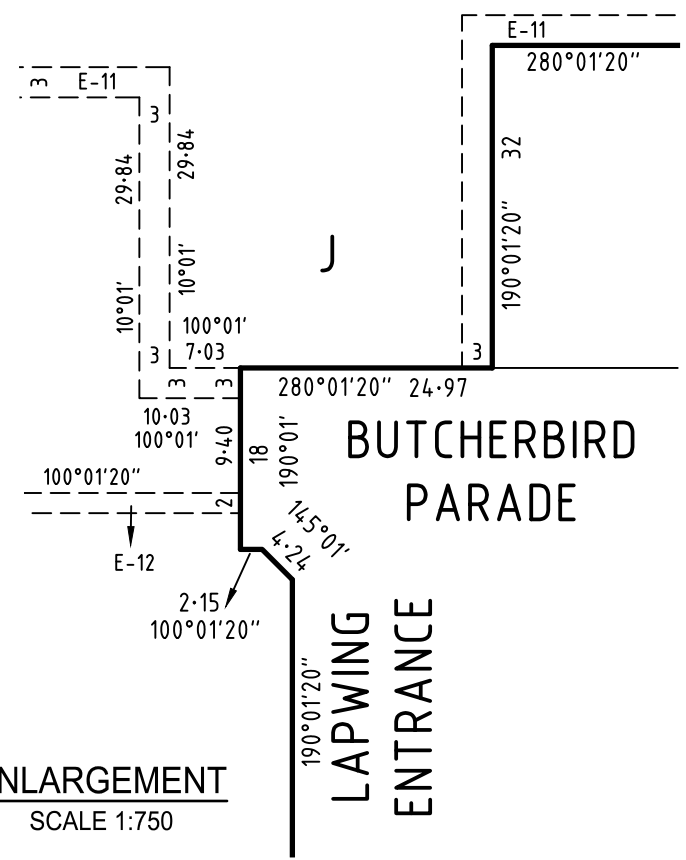
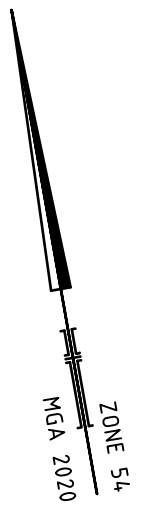
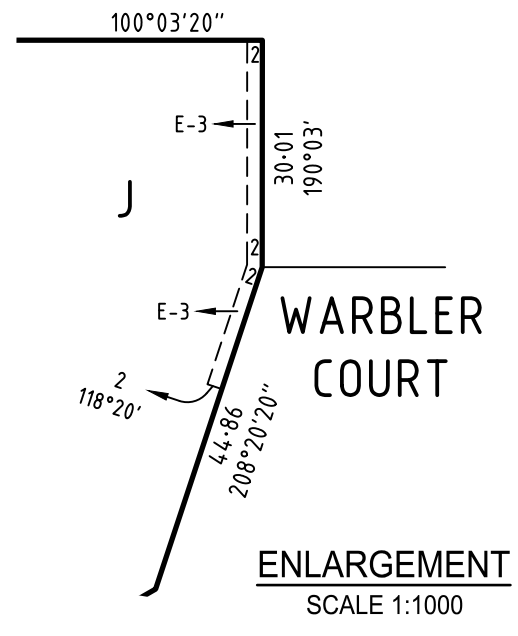
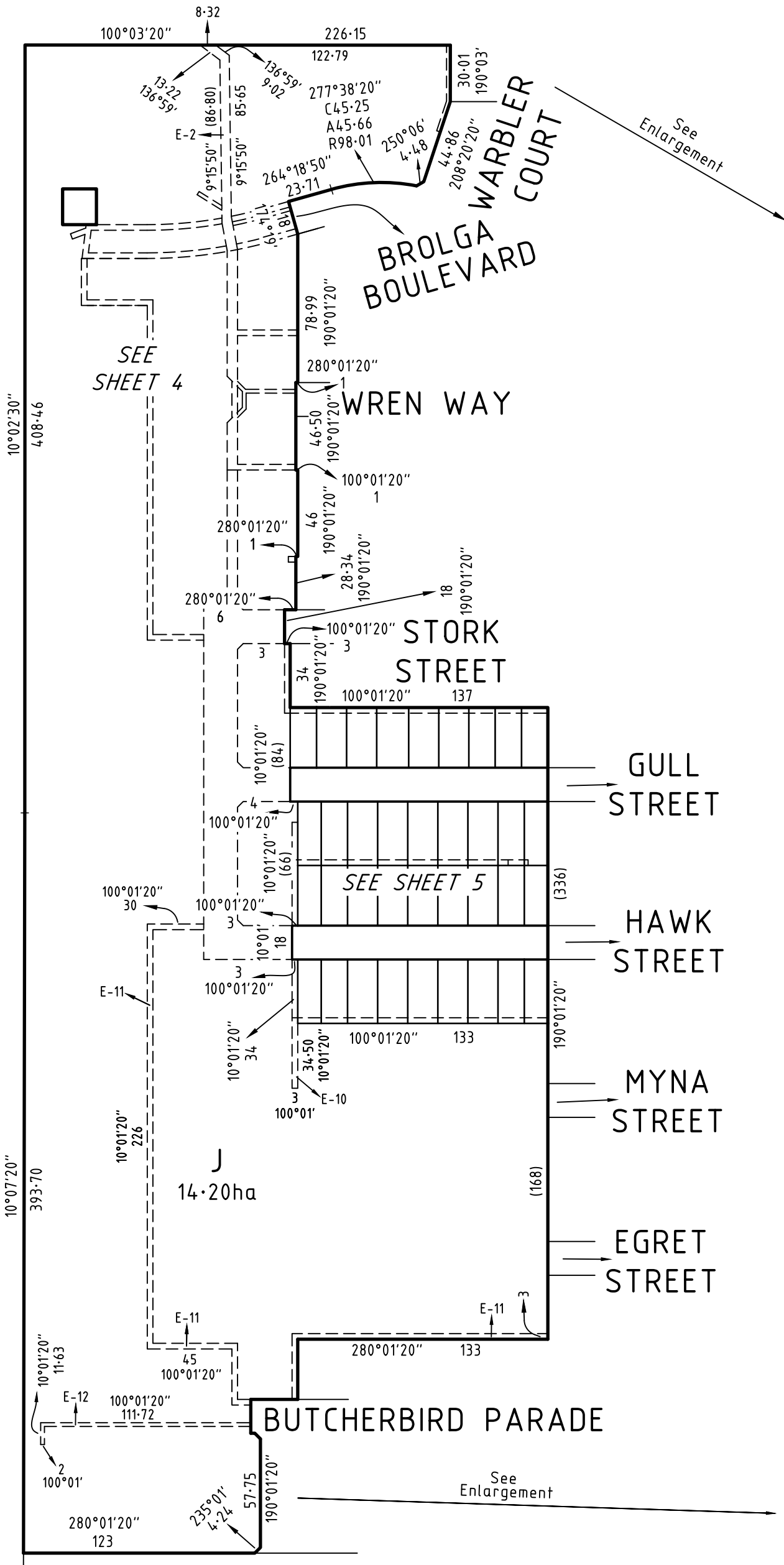
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SHEET 2



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GREENHALGHS ROAD

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SCALE 1: 2500

LENGTHS ARE IN METRES

ORIGINAL SHEET SIZE: A3

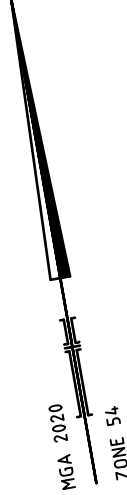
SHEET 3



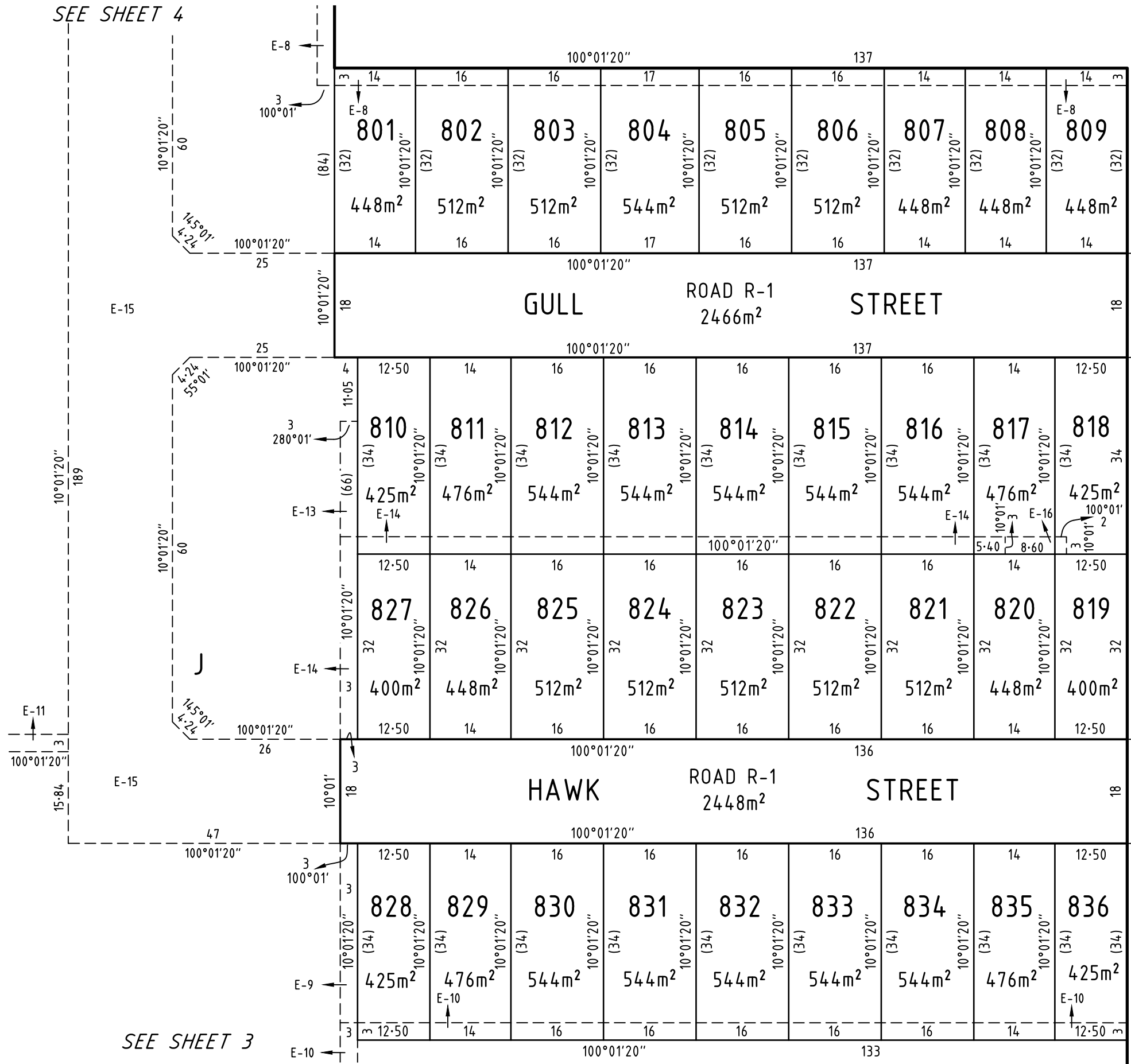
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SEE SHEET 4



SEE SHEET 3

SEE SHEET 3

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SCALE 1: 750  
7.5 0 7.5 15 22.5 30  
LENGTHS ARE IN METRES

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SHEET 5

**SUBDIVISION ACT 1988  
CREATION OF RESTRICTION 'A'**

UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS CREATED

LAND TO BENEFIT & TO BE BURDENED:

THE LAND IS BURDENED AND BENEFITED IN ACCORDANCE WITH THE FOLLOWING TABLE OF BURDENED AND BENEFITED LAND

TABLE OF BURDENED AND BENEFITED LAND

BURDENED LOT	BENEFITED LOT
Lots 801 to 836 (both Inclusive)	Lots 801 to 836 (both inclusive)

DESCRIPTION OF RESTRICTION:

THE REGISTERED PROPRIETOR OR PROPRIETORS FOR THE TIME BEING OF ANY BURDENED LOT ON THE PLAN OF SUBDIVISION SHALL NOT CONSTRUCT OR ALLOW TO BE CONSTRUCTED ANY DWELLING UNLESS:

- (A) IT HAS A RAINWATER TANK THAT IS TWO KILOLITRES OR LARGER INSTALLED; AND
- (B) THE ROOF OF THE DWELLING DRAINS TO THE RAINWATER TANK; AND
- (C) RAINWATER FROM THE RAINWATER TANK IS THE PRIMARY SUPPLY FOR ALL TOILETS, COLD WATER LAUNDRY AND OUTDOOR USAGE PROVIDED, HOWEVER, THAT A MAINS WATER SYSTEM CAN BE USED WHEN RAINWATER IS UNAVAILABLE

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SHEET 6



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