

PLAN OF SUBDIVISION	EDITION 1	PS827021G
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LOCATION OF LAND

PARISH: Strathfieldsaye
TOWNSHIP:
SECTION: 15
CROWN ALLOTMENT: 20 (Part)
CROWN PORTION:
TITLE REFERENCE: C/T VOL FOL
VOL FOL

LAST PLAN REFERENCE: Lot A PS827019S
Lot 1 PS827020J

POSTAL ADDRESS: Downing Drive
(at time of subdivision) Junortoun 3551

MGA94 CO-ORDINATES: E: 262 510 ZONE: 55
(of approx centre of land in plan) N: 5 926 390

VESTING OF ROADS AND/OR RESERVES

IDENTIFIER	COUNCIL / BODY / PERSON
ROAD R-1 RESERVE No 1	City of Greater Bendigo City of Greater Bendigo

NOTATIONS

Lots 1-3 (both inclusive) & Lots 11-48 (both inclusive) have been omitted from this plan.

Further purpose of plan:
Removal of that part of the Easement shown E-1 in Lots 49, 53, 54 & 55. Variation in Lot 52.
Removal of that part of the Easement shown E-2 where now contained within Downing Drive.
Removal of that part of Easement shown E-4 where now contained within Argyll Drive.

Grounds for Removal & Variation:
By consent of the relevant authority under the powers of Section 6(1)(k) Subdivision Act 1988.

NOTATIONS

DEPTH LIMITATION DOES NOT APPLY

SURVEY:
This plan is based on survey

STAGING:
This is not a staged subdivision
Planning Permit No. DS-539-2012

This survey has been connected to permanent marks No(s).
In Proclaimed Survey Area No.


EASEMENT INFORMATION

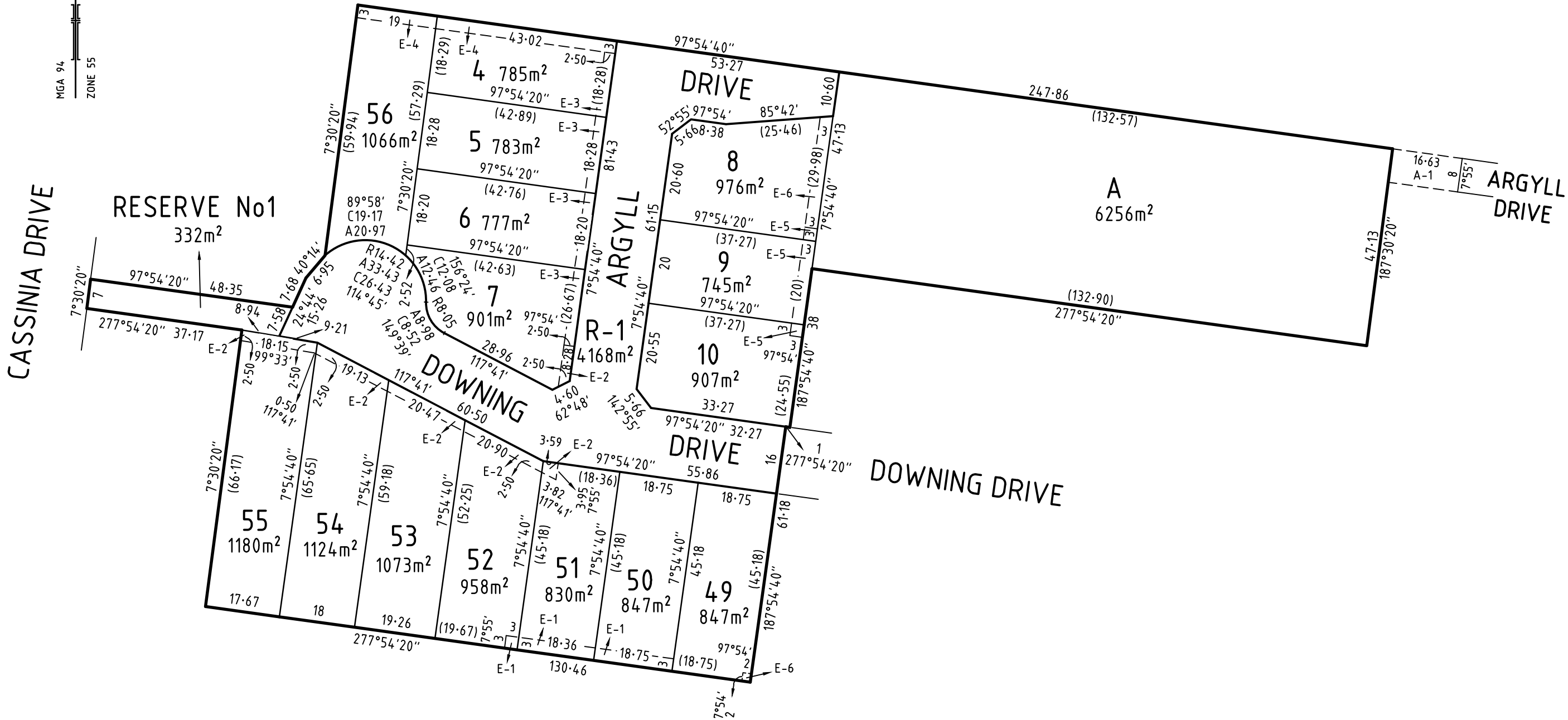
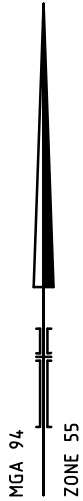
LEGEND: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)

Section 12(2) of the Subdivision Act 1988 applies to all of the land in this plan

Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited / In Favour of
A-1	Carriageway	8	PS726682W	Lot 3 PS726682W
E-1 & E-2	Pipelines or Ancillary Purposes	See Diag	PS740405U - Sec 136 of the Water Act 1989	Coliban Region Water Corporation
E-1	Drainage	See Diag	PS740405U	City of Greater Bendigo
E-3 & E-4	Pipelines or Ancillary Purposes	See Diag	PS730871U - Sec 136 of the Water Act 1989	Coliban Region Water Corporation
E-4	Drainage	See Diag	PS730871U	City of Greater Bendigo
E-5	Pipelines or Ancillary Purposes	3	This Plan - Sec 136 of the Water Act 1989	Coliban Region Water Corporation
E-5 & E-6	Drainage	See Diag	This Plan	City of Greater Bendigo

McIVOR FOREST ESTATE - STAGE 20 (15 LOTS) **AREA OF STAGE - 1.83ha**

 16 Bridge Street PO Box 1064 Bendigo Vic 3550 T 61 3 5448 2500 spiire.com.au	SURVEYORS FILE REF: 305784SV00	ORIGINAL SHEET SIZE: A3	SHEET 1 OF 3
	Licensed Surveyor: Michael Meehan Version: 1		



SURVEYOR'S FILE REF: 305784SV00

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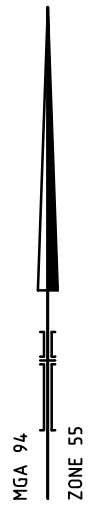
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LENGTHS ARE IN METRES

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ORIGINAL SHEET SIZE: A3

SHEET 2



CREATION OF RESTRICTIONS

Restriction

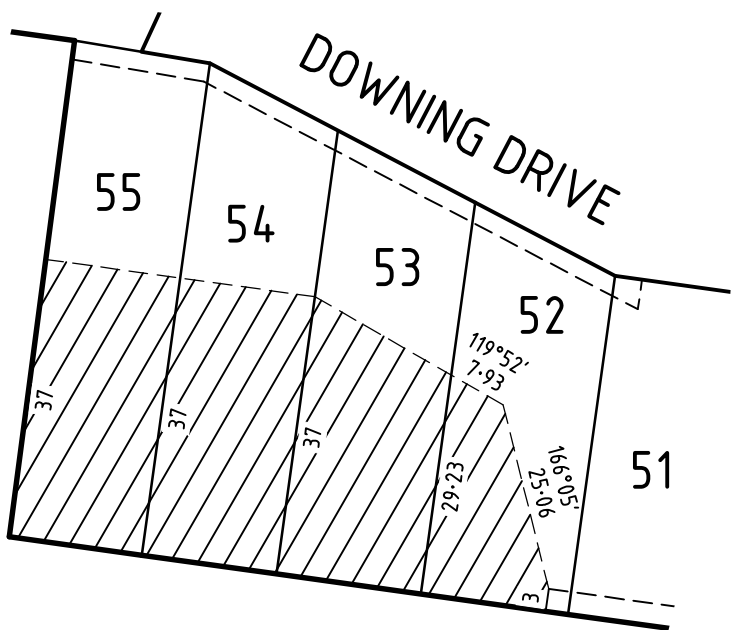
Upon registration of this plan the following restriction is created

Land to benefit: Lots 52 to 55 inclusive

Land to be burdened: Lots 52 to 55 inclusive

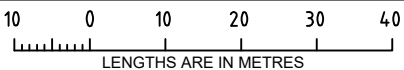
Description of Restriction

The registered proprietor or proprietors for the time being of lots 52 to 55 inclusive on this plan shall not construct any building inside the area shown hatched.



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SCALE
1:1000



ORIGINAL SHEET
SIZE: A3

SHEET 3



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