

PLAN OF SUBDIVISION

UNDER SECTION 22 OF THE SUBDIVISION ACT 1988

EDITION 1

PS744213H

LOCATION OF LAND

PARISH: HUNTLY
TOWNSHIP: -
SECTION: 9
CROWN ALLOTMENT: 4B(PART), 5C(PART), 5D, 5E(PART)
6C(PART), 6D, 6E
CROWN PORTION: -
TITLE REFERENCE: VOL. FOL.

LAST PLAN REFERENCE: LOT A ON PS737186X

POSTAL ADDRESS: 482 MIDLAND HIGHWAY
(at time of subdivision) HUNTLY 3551

MGA94 CO-ORDINATES: E: 260 880 ZONE: 55
(of approx centre of land N: 5 937 540 GDA 94
in plan)

Council Name: CITY OF GREATER BENDIGO

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
RESERVE No.1	CITY OF GREATER BENDIGO
ROAD R-1	CITY OF GREATER BENDIGO

CREATION OF RESTRICTION

The following restriction is created upon registration of Plan of Subdivision PS744213H by way of a restrictive covenant and as a restriction as defined in the Subdivision Act 1988.

Land to be benefited: Lots 14 to 24 (both inclusive)

Land to be burdened: Lots 14 to 24 (both inclusive)

Description Of Restriction:

The registered proprietor or proprietors of the burdened land on the Plan of Subdivision shall not, unless consent has been granted by the Responsible Authority, build or allow to be built any dwelling where the the floor level is lower than that specified below:

Lots 14, 15 & 18: minimum floor level 176.7 metres (AHD)

Lots 16 & 17: minimum floor level 176.8 metres (AHD)

Lot 19: minimum floor level 176.6 metres (AHD)

Lots 20, 23 & 24: minimum floor level 176.5 metres (AHD)

Lots 21 & 22: minimum floor level 176.4 metres (AHD)

NOTATIONS

DEPTH LIMITATION: DOES NOT APPLY

SURVEY: This plan is based on survey.
This survey has been connected to permanent marks Nos 23 & 35 in the Parish of Huntly

STAGING: This is not a staged subdivision.

PLANNING PERMIT No: DS/419/2014

SPEAR Ref: S080883A

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	DRAINAGE & WATERWAY	SEE PLAN	PS737186X	NORTH CENTRAL CATCHMENT MANAGEMENT AUTHORITY
E-2, E-4	DRAINAGE	SEE PLAN	THIS PLAN	CITY OF GREATER BENDIGO
E-3, E-4	PIPELINES OR ANCILLARY PURPOSES	SEE PLAN	THIS PLAN - SECTION 136 OF THE WATER ACT 1989	COLIBAN REGION WATER CORPORATION

 **HADDEN FARREN**
LAND SURVEYORS
188 Breen Street
Golden Square 3555
Phone 03 544 18074
Fax 03 544 43608
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LAND SURVEYING - TOWN PLANNING - HYDROGRAPHIC MAPPING

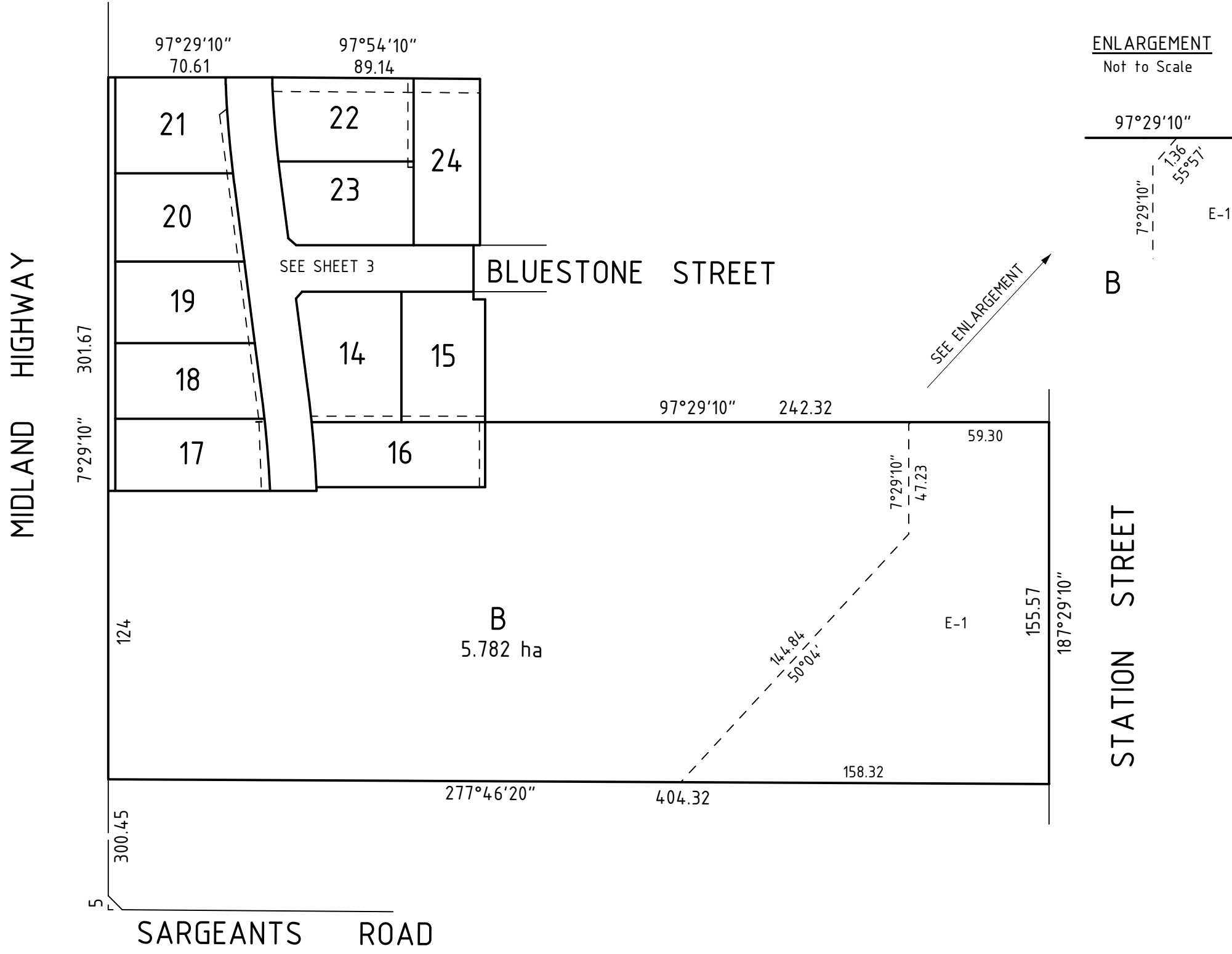
SURVEYORS FILE REF:1284 VERSION: 04

ORIGINAL SHEET
SIZE: A3

SHEET 1 OF 3

LICENSED SURVEYOR: MARK MANGAN

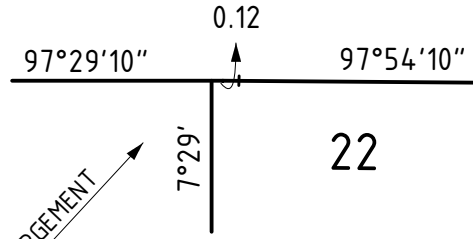
MGA 94, ZONE 55



ENLARGEMENT
Not to Scale

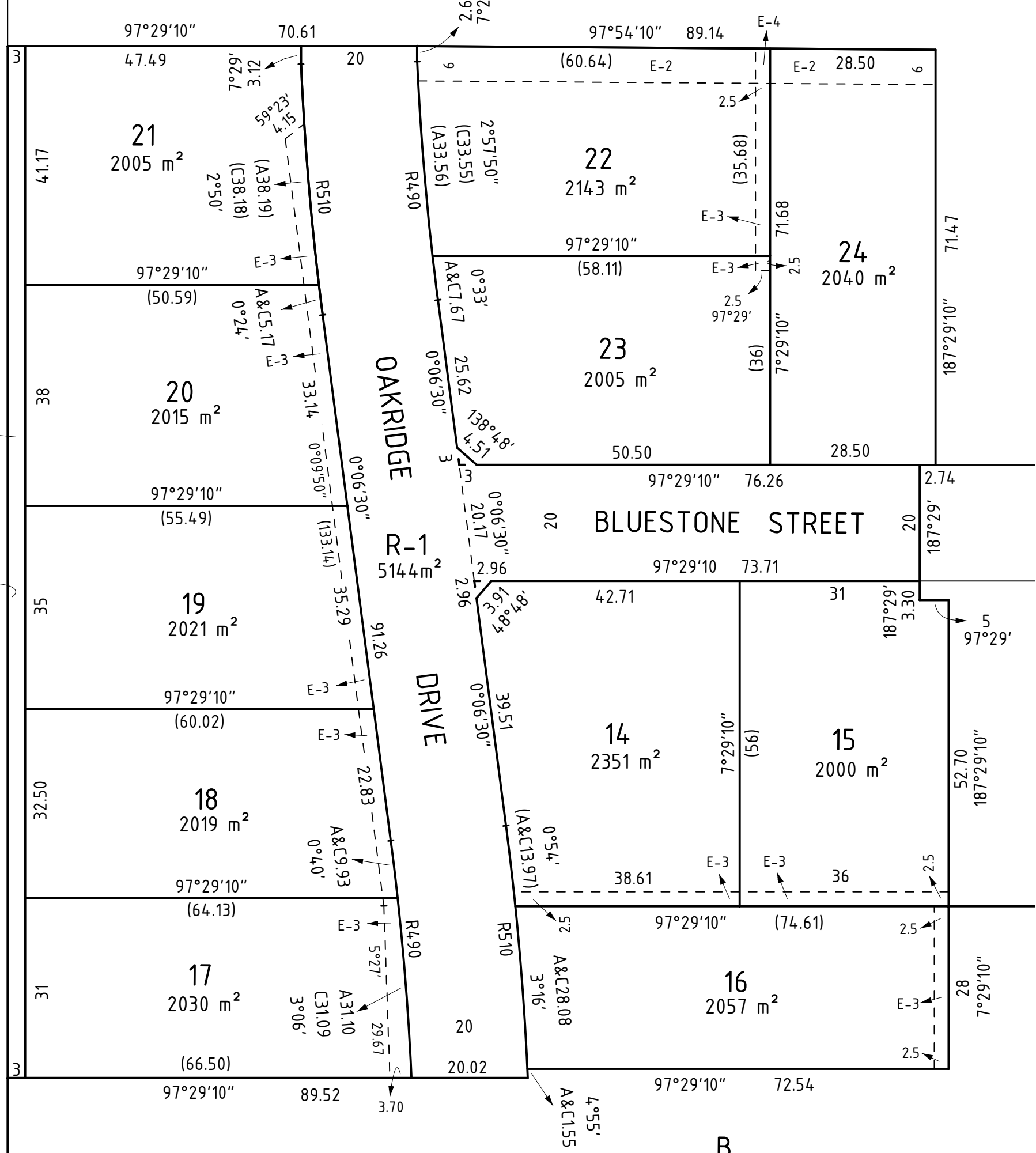
SEE ENLARGEMENT

ENLARGEMENT
Not to Scale



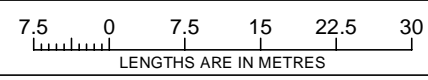
SEE ENLARGEMENT

HIGHWAY
RESERVE
No.1
533 m²



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SCALE
1:750



ORIGINAL SHEET
SIZE: A3

SHEET 3

LICENSED SURVEYOR: MARK MANGAN

VERSION: 04

REF: 1284