

PLAN OF SUBDIVISION

EDITION 1

PS 825899 S

LOCATION OF LAND

PARISH : CARDIGAN
TOWNSHIP : -----
SECTION : 10
CROWN ALLOTMENT : 3(PT), 7(PT)
CROWN PORTION : -----
TITLE REFERENCE : VOL. FOL.

LAST PLAN REFERENCE : LOT G4 ON PS 825895B

POSTAL ADDRESS : REMEMBRANCE DRIVE,
(At time of subdivision) LUCAS, 3350.

MGA Co-ordinates
(of approx centre of
land in plan) E 744 790 ZONE: 54
N 5 841 205 GDA 94

Council Name: Ballarat City Council

Council Reference Number: PSD/2019/144
Planning Permit Reference: PLP/2018/525
SPEAR Reference Number: S143563T

Certification

This plan is certified under section 6 of the Subdivision Act 1988

Public Open Space

A requirement for public open space under section 18 of the Subdivision Act 1988 has not been made

Digitally signed by: Rebecca Carter for Ballarat City Council on 05/11/2019

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R1	CITY OF BALLARAT

See sheet 5 for details of a Restriction affecting lots on this plan.

NOTATIONS

DEPTH LIMITATION does not apply to the land in this plan

SURVEY:
This plan is based on survey (see PS 820572E).

STAGING:
This is not a staged subdivision.
Planning Permit No. 2018/525

This survey has been connected to permanent marks No(s). 55 (Dowling Forest)
141 (Cardigan)

In Proclaimed Survey Area No. 49.

Lots 1 to 1330 (all inclusive) have been omitted from this plan.

LUCAS
STAGE G-1
37 LOTS

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	2	THIS PLAN	CITY OF BALLARAT
E-2	DRAINAGE	3	PS 825895B	CITY OF BALLARAT



ABN 11 125 568 461
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FILE REF: 10014-54-PS825899S(G1)-04.dwg
DATE: 01/10/2019

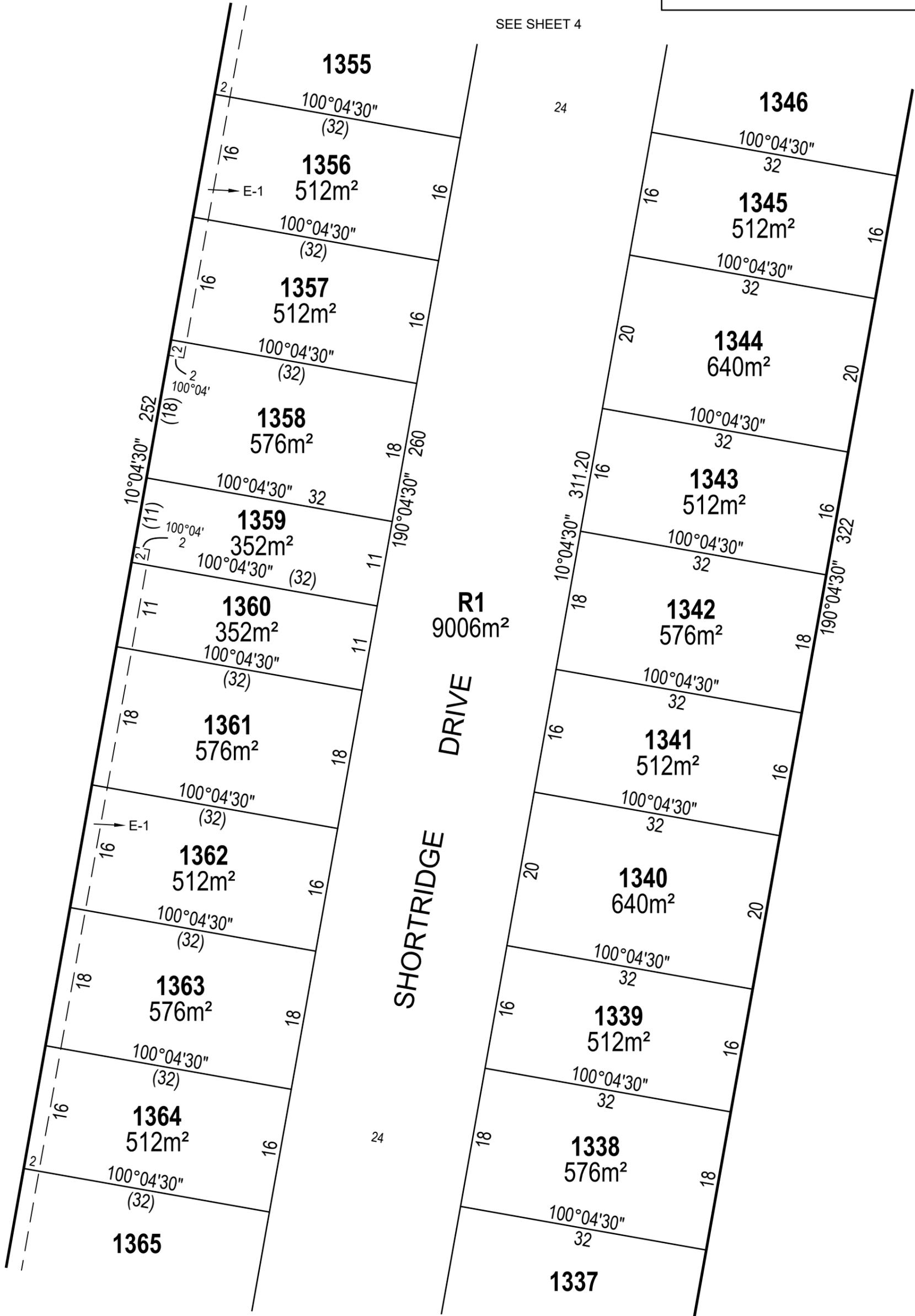
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Surveyor's Plan Version (04),
04/11/2019, SPEAR Ref: S143563T

ORIGINAL SHEET
SIZE: A3

SHEET 1 OF 5

M.G.A.94
ZONE 54

SEE SHEET 4



SEE SHEET 2

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SCALE
1:500



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ORIGINAL SHEET
SIZE: A3

SHEET 3

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CREATION OF RESTRICTION

Upon registration of this plan the following restriction is created.

DESCRIPTION OF RESTRICTION

The registered proprietors of the burdened land covenant with the registered proprietors of the benefitted land as set out in the restriction with the intent that the burden of the restriction runs with and binds the burdened land and the benefit of the restriction is annexed to and runs with the benefitted land.

LAND BURDENED: All Lots in this plan

LAND TO BENEFIT: All Lots in this plan

RESTRICTION:

No dwelling shall be constructed on each lot described as the burdened land, unless:

- it has a rainwater tank that is 2 Kilolitre or larger installed; and
- the roof of the dwelling drains to the rainwater tank; and
- rainwater from the rainwater tank is the primary supply for all toilets and outdoor usage provided, however, that a mains water system can be used when rainwater is unavailable.

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ORIGINAL SHEET
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SHEET 5

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