

PLAN OF SUBDIVISION

EDITION 1

PS907816U

Location of Land

Parish: DOWLING FOREST
 Township: -
 Section: -
 Crown Allotment: 2053 (PART)
 Crown Portion: -
 Title References: VOL. 12096 FOL. 249
 Last Plan Reference: LOT A ON PS816497Q
 Postal Address: AIRPORT ROAD
 (At time of subdivision) MITCHELL PARK 3355
 MGA2020 Co-ordinates: E 747 400 Zone 54
 (of approx. centre of plan) N 5 844 500

Council Name: Ballarat City Council

Council Reference Number: PSD/2022/209
 Planning Permit Reference: DP/2022/1
 SPEAR Reference Number: S203640B

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 or 18A of the Subdivision Act 1988 has not been made

Digitally signed by: Carolyn Harriott for Ballarat City Council on 18/03/2024

VESTING OF ROADS AND/OR RESERVES

IDENTIFIER	COUNCIL/BODY/PERSON
RESERVE No. 1	BALLARAT CITY COUNCIL
RESERVE No. 2	BALLARAT CITY COUNCIL
RESERVE No. 3	CENTRAL HIGHLANDS REGION WATER CORPORATION
RESERVE Nos. 4, 5 & 6	POWERCOR AUSTRALIA LTD
R1	BALLARAT CITY COUNCIL

NOTATIONS

NOTATIONS

DEPTH LIMITATION 15m

Staging
 This is not a staged subdivision.
 Planning Permit No. DP/2022/1

Survey: This plan is based on survey.

This survey has been connected to Permanent Marks no(s). PM 36
 in Proclaimed Survey Area No. 49

EASEMENT INFORMATION

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

Reference Easement	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1	DRAINAGE	SEE DIAG.	THIS PLAN	BALLARAT CITY COUNCIL
E-2	SEWERAGE	SEE DIAG.	THIS PLAN	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-3	DRAINAGE	SEE DIAG.	THIS PLAN	BALLARAT CITY COUNCIL
	SEWERAGE			CENTRAL HIGHLANDS REGION WATER CORPORATION
E-4	DRAINAGE	SEE DIAG.	THIS PLAN	BALLARAT CITY COUNCIL
	TRANSMISSION OF TELECOMMUNICATIONS SIGNALS BY UNDERGROUND CABLE			LOTS ON THIS PLAN
E-5	PIPELINES OR ANCILLARY PURPOSES	SEE DIAG.	THIS PLAN (SEC. 136 WATER ACT 1989)	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-6	DRAINAGE	SEE DIAG.	THIS PLAN	BALLARAT CITY COUNCIL
	TRANSMISSION OF TELECOMMUNICATIONS SIGNALS BY UNDERGROUND CABLE			LOTS ON THIS PLAN
	PIPELINES OR ANCILLARY PURPOSES			THIS PLAN (SEC. 136 WATER ACT 1989)



Hellier McFarland
 Development Consultants Town Planners Land Surveyors
 Level 2, 1911 Malvern Road, Malvern East, VIC 3145
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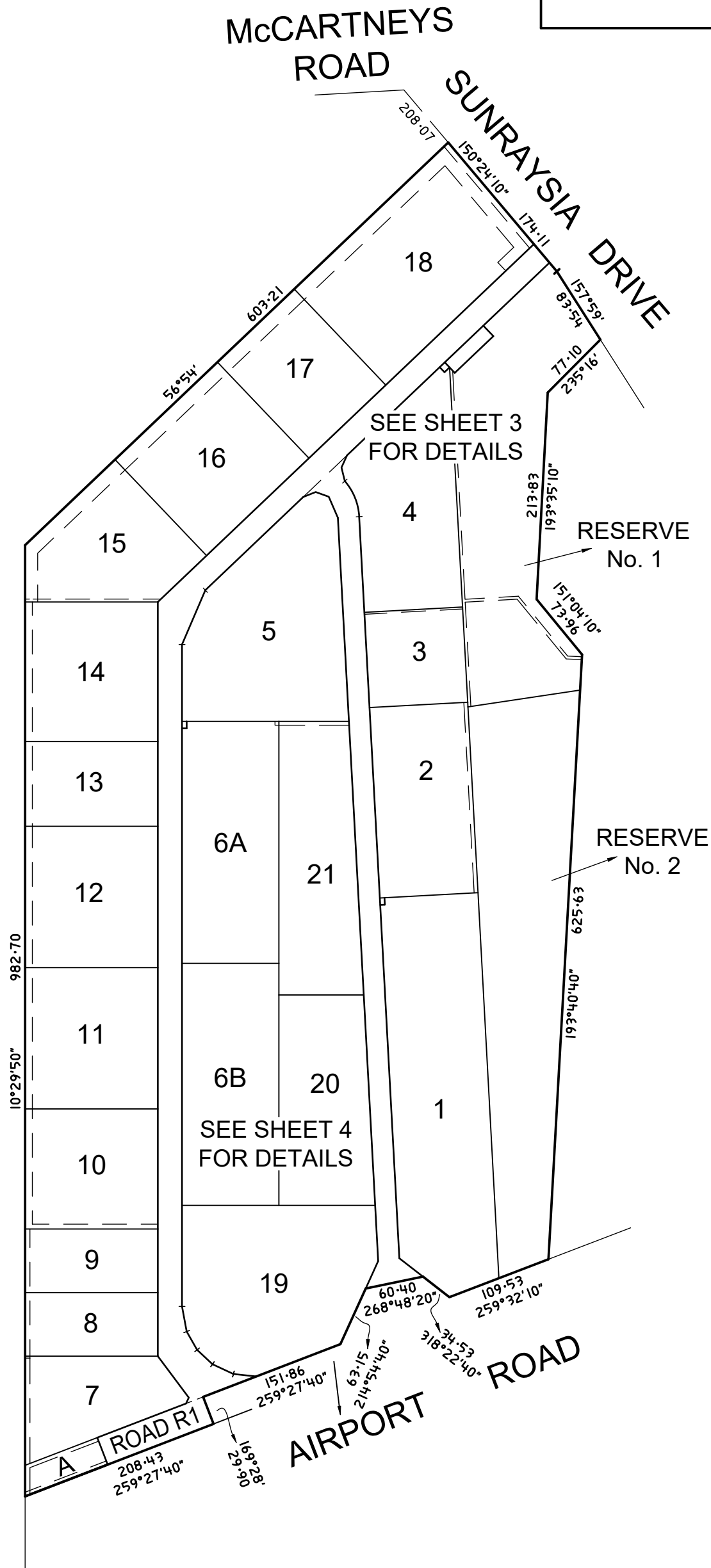
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 VERSION J

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 COMPS REF: -

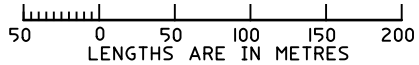
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 SIZE: A3

SHEET 1 OF 4

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SCALE 1:5000



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SHEET 2

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RESERVE No. 3

RESERVE No. 6
52m²

RESERVE No. 1

ENLARGEMENT 1
NOT TO SCALE

5

RESERVE No. 5
35m²

6A

ENLARGEMENT 2
NOT TO SCALE

17
1.500ha

RESERVE No. 3
825m²

RESERVE No. 1
4.139ha

16
2ha

DISCOVERY ROAD

4
2.219ha

15
1.756ha

5
3.061ha

3
1ha

14
1.975ha

ASSEMBLY ROAD
R1 AVENUE

2
2ha

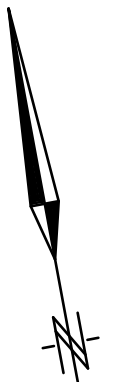
13
1.2ha

RESERVE No. 2

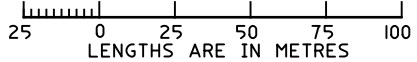
12

21

1



SCALE 1:2500



SEE SHEET 4



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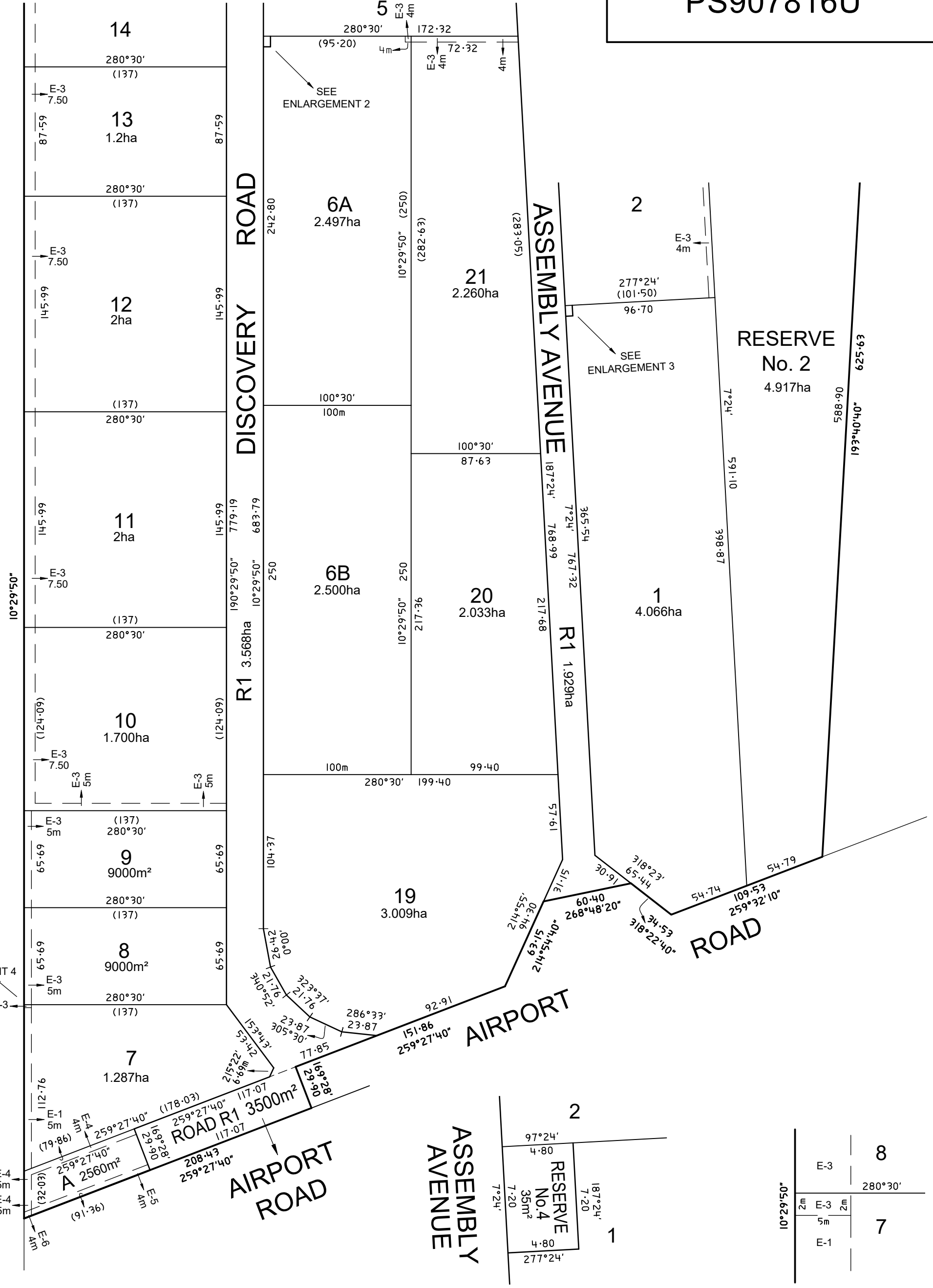
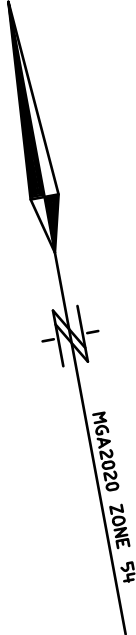
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SCALE 1:2500
 0 25 50 75 100
 LENGTHS ARE IN METRES

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