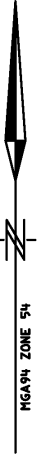
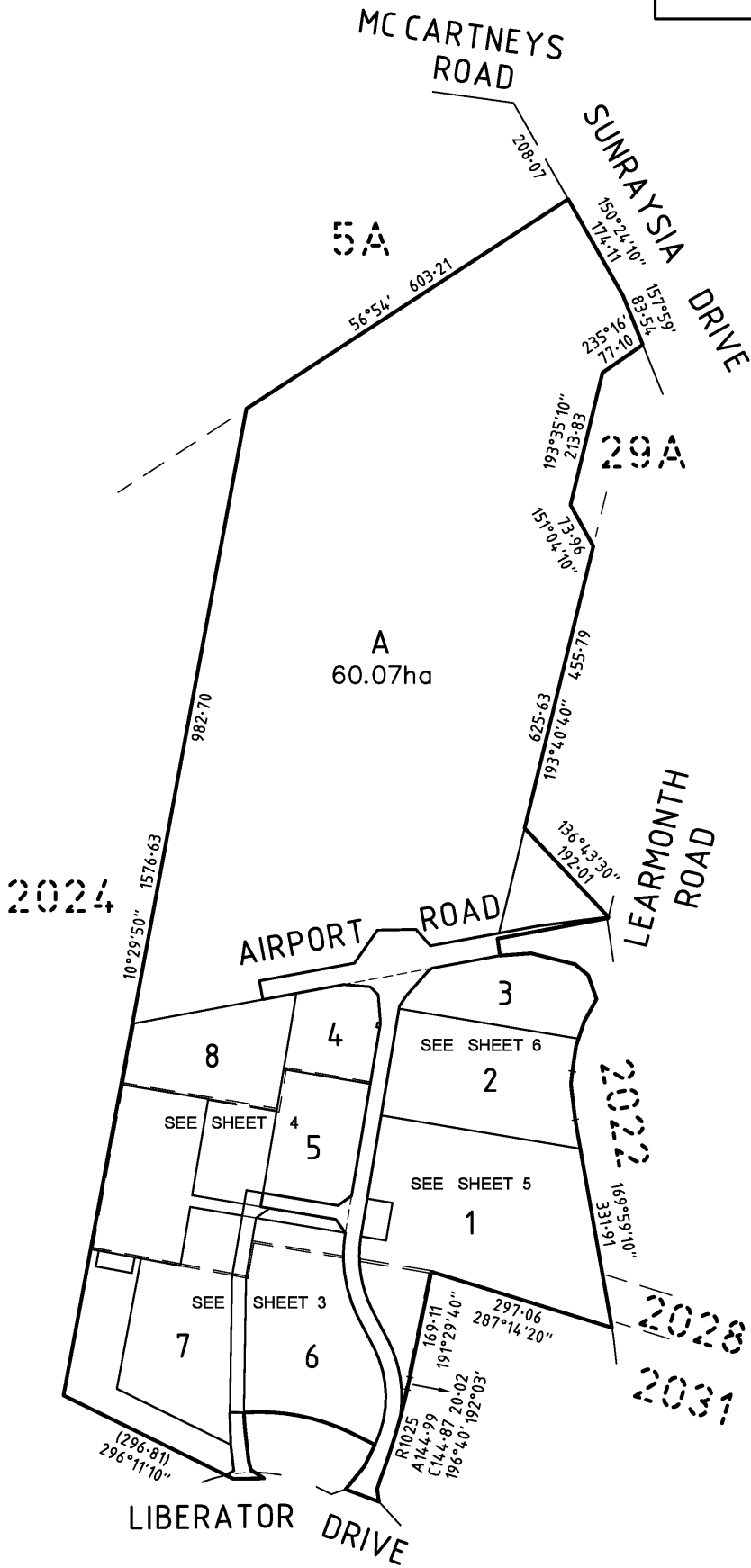


PLAN OF SUBDIVISION		EDITION 1	PS816497Q	
<b>Location of Land</b> Parish: DOWLING FOREST Township: - Section: - Crown Allotments: 2041 (PART) & 2053 Crown Portion: -  Title References: Vol. 11858 Fol. 643 Vol. 11944 Fol. 428  Last Plan References: LOT 16 ON PS737057K & LAND IN TP964022Y  Postal Address: LEARMONTH ROAD (At time of subdivision) MITCHELL PARK 3355  MGA94 Co-ordinates: E 747 290           Zone 54 (of approx. centre of plan)    N 5 844 140        GDA94		Council Name: Ballarat City Council  Council Reference Number: PSD/2018/056 Planning Permit Reference: PLP/2018/227 SPEAR Reference Number: S120625P  <b>Certification</b>  This plan is certified under section 11 (7) of the Subdivision Act 1988 Date of original certification under section 6: 14/06/2019  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 02/07/2019  <b>Statement of Compliance</b> issued: 02/07/2019		
VESTING OF ROADS AND/OR RESERVES		NOTATIONS		
IDENTIFIER	COUNCIL/BODY/PERSON			
R1 RESERVE Nos. 1, 2, 3, 4 & 6	BALLARAT CITY COUNCIL			
RESERVE No.5	BALLARAT CITY COUNCIL			
RESERVE No.7	CENTRAL HIGHLANDS REGION WATER CORPORATION			
NOTATIONS				
DEPTH LIMITATION 15m				
Staging This is a staged subdivision. Planning Permit No. PLP/2018/229  Survey: This plan is based on survey.  This survey has been connected to Permanent Marks no(s). 36 and 61 in Proclaimed Survey Area No. 49				
EASEMENT INFORMATION				
LEGEND: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)				
BWEZ - STAGE 1B (8 LOTS)			AREA OF STAGE - 50.79ha	
Reference Easement	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1	PIPELINES OR ANCILLARY PURPOSES	3	THIS PLAN	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-2	DRAINAGE	2	THIS PLAN	BALLARAT CITY COUNCIL
E-5	PIPELINES OR ANCILLARY PURPOSES	3	THIS PLAN	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-7	DRAINAGE	SEE DIAG.	THIS PLAN	BALLARAT CITY COUNCIL
E-8	PIPELINES OR ANCILLARY PURPOSES	4	THIS PLAN	CENTRAL HIGHLANDS REGION WATER CORPORATION
E-8	DRAINAGE	4	THIS PLAN	BALLARAT CITY COUNCIL
Hellier McFarland		REF 11319N/2 VERSION J	CAD & COMPS REF: 11319N-2J LUV.dwg	ORIGINAL SHEET SIZE: A3
Development Consultants Town Planners Land Surveyors Level 2, 1911 Malvern Road, Malvern East, VIC 3145 PO Box 1206, Darling, VIC 3145 Tel: 03 9532 9951 Fax: 03 9532 9941 www.hmf.com.au   info@hmf.com.au		Digitally signed by: Lachlan McCleary, Licensed Surveyor, Surveyor's Plan Version (J), 02/07/2019, SPEAR Ref: S120625P		SHEET 1 OF 6
PLAN REGISTERED				
TIME: 1.05 DATE: 02/07/2019 Ian R Mcleod Assistant Registrar of Titles				

PS816497Q



SCALE 1:7500  
 75 0 75 150 225 300  
 LENGTHS ARE IN METRES

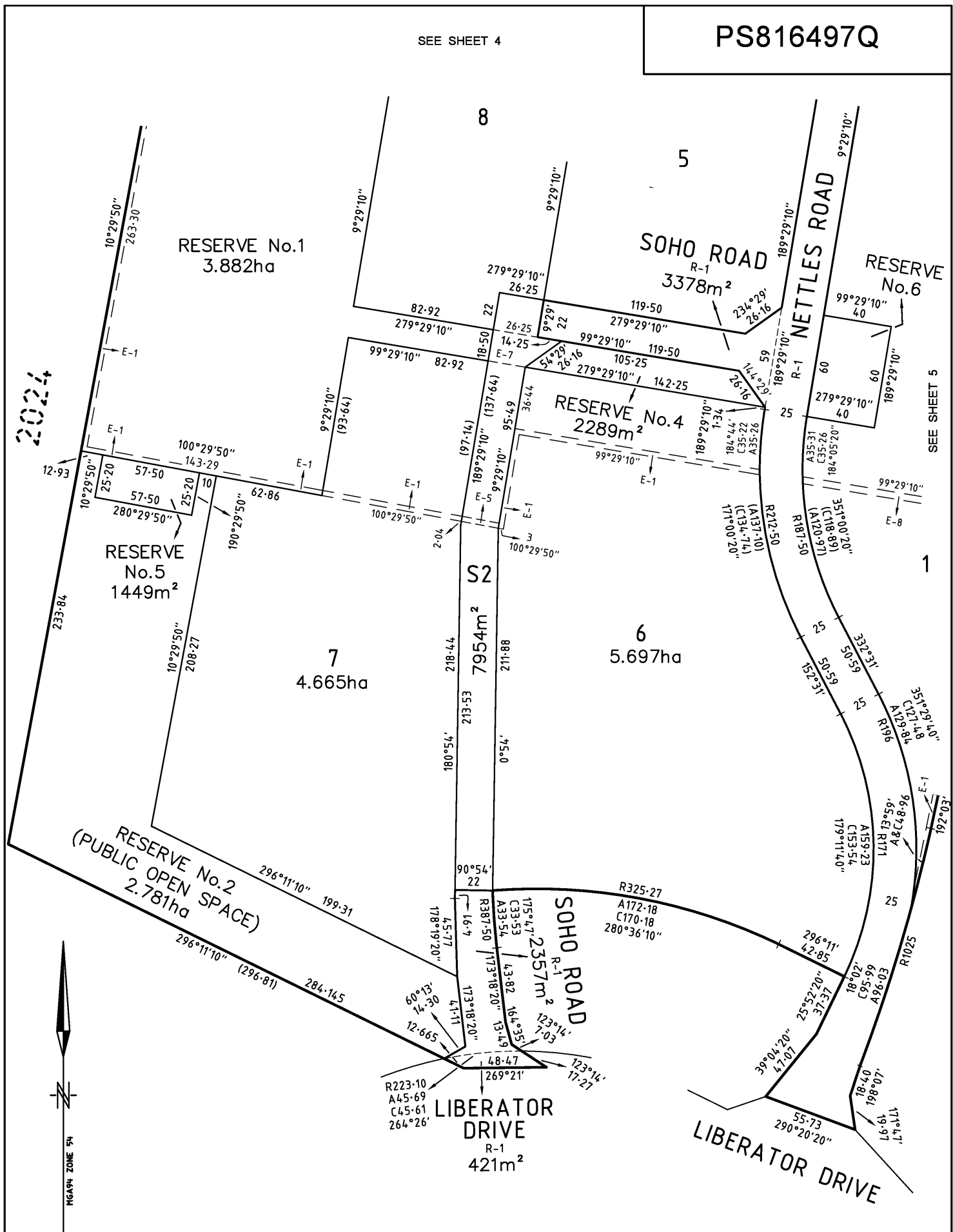
**Hellier McFarland**  
 Development Consultants Town Planners Land Surveyors  
 Level 2, 1911 Malvern Road, Malvern East, VIC 3145  
 PO Box 1206, Darling, VIC 3145  
 Tel: 03 9532 9951 Fax: 03 9532 9941  
 www.hmf.com.au | info@hmf.com.au

REF 11319N/2  
 VERSION J  
 Digitally signed by: Lachlan McCleary, Licensed Surveyor,  
 Surveyor's Plan Version (J),  
 02/07/2019, SPEAR Ref: S120625P

ORIGINAL SHEET  
 SIZE: A3  
 SHEET 2  
 Digitally signed by:  
 Ballarat City Council,  
 02/07/2019,  
 SPEAR Ref: S120625P

SEE SHEET 4

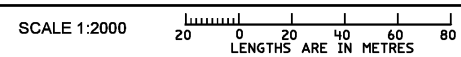
PS816497Q



2024

SEE SHEET 5

1

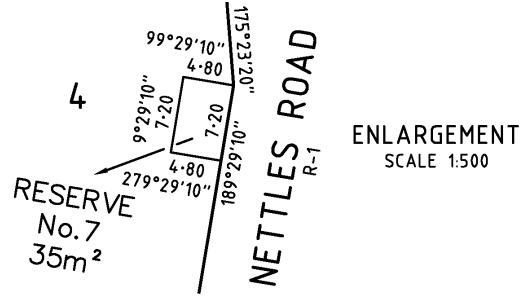
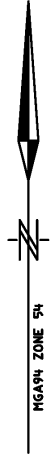


**Hellier McFarland**  
 Development Consultants Town Planners Land Surveyors  
 Level 2, 1911 Malvern Road, Malvern East, VIC 3145  
 PO Box 1206, Darling, VIC 3145  
 Tel: 03 9532 9951 Fax: 03 9532 9941  
 www.hmf.com.au | info@hmf.com.au

REF 11319N/2  
 VERSION J  
 Digitally signed by: Lachlan McCleary, Licensed Surveyor,  
 Surveyor's Plan Version (J),  
 02/07/2019, SPEAR Ref: S120625P

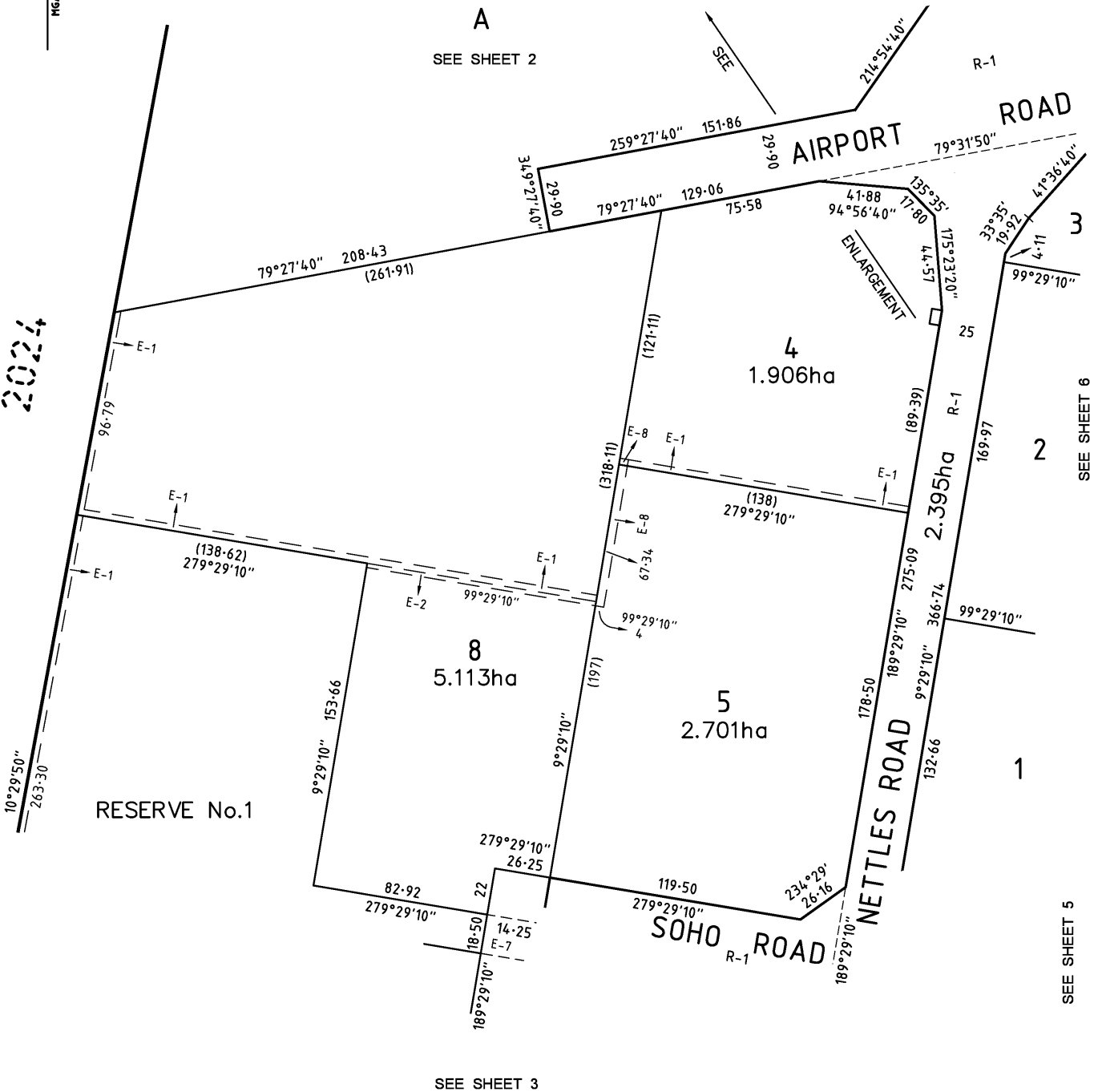
ORIGINAL SHEET  
 SIZE: A3  
 SHEET 3  
 Digitally signed by:  
 Ballarat City Council,  
 02/07/2019,  
 SPEAR Ref: S120625P

PS816497Q



ENLARGEMENT  
SCALE 1:500

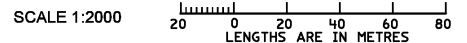
A  
SEE SHEET 2



SEE SHEET 6

SEE SHEET 5

SEE SHEET 3



**Hellier McFarland**  
 Development Consultants Town Planners Land Surveyors  
 Level 2, 1911 Malvern Road, Malvern East, VIC 3145  
 PO Box 1206, Darling, VIC 3145  
 Tel: 03 9532 9951 Fax: 03 9532 9941  
 www.hmf.com.au | info@hmf.com.au

REF 11319N/2  
VERSION J

Digitally signed by: Lachlan McCleary, Licensed Surveyor,  
Surveyor's Plan Version (J),  
02/07/2019, SPEAR Ref: S120625P

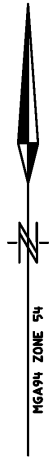
ORIGINAL SHEET  
SIZE: A3

SHEET 4

Digitally signed by:  
Ballarat City Council,  
02/07/2019,  
SPEAR Ref: S120625P



PS816497Q



SEE SHEET 2

A

RESERVE No.3  
1.347ha

LEARMONTH ROAD

AIRPORT

R-1  
1.666ha  
ROAD

3  
2.798ha

2  
4.995ha

R-1  
2.395ha

NETTLES ROAD

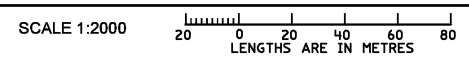
1

SEE SHEET 5

SEE SHEET 4

5

2022



**Hellier McFarland**

Development Consultants Town Planners Land Surveyors  
Level 2, 1911 Malvern Road, Malvern East, VIC 3145  
PO Box 1206, Darling, VIC 3145  
Tel: 03 9532 9951 Fax: 03 9532 9941  
www.hmf.com.au | info@hmf.com.au

REF 11319N/2  
VERSION J

Digitally signed by: Lachlan McCleary, Licensed Surveyor,  
Surveyor's Plan Version (J),  
02/07/2019, SPEAR Ref: S120625P

ORIGINAL SHEET  
SIZE: A3

SHEET 6

Digitally signed by:  
Ballarat City Council,  
02/07/2019,  
SPEAR Ref: S120625P