

# PLAN OF SUBDIVISION

EDITION 1

PS 903116W

## LOCATION OF LAND

**PARISH:** Cardigan

**TOWNSHIP:** —

**SECTION:** 9

**CROWN ALLOTMENT:** 5 (Part)

**CROWN PORTION:** —

**TITLE REFERENCE:** Vol.12461 Fol.278

**LAST PLAN REFERENCE:** PS903085F (Lot 4E)

**POSTAL ADDRESS:** Cuthberts Road  
(at time of subdivision) Lucas 3350

**MGA CO-ORDINATES:** E: 745430 ZONE: 54  
(of approx centre of land in plan) N: 5839750 GDA 2020

Council Name: Ballarat City Council

SPEAR Reference Number: S193475T

## VESTING OF ROADS AND/OR RESERVES

## NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
Road R-1	Ballarat City Council

Lots 1 - 427 (inclusive) have been omitted from this plan.

Other Purpose of Plan

Creation of Restriction as shown on sheet 4.

## NOTATIONS

**DEPTH LIMITATION:** Nil

**SURVEY:**

This plan is based on survey. See BP003557V

**STAGING:**

This is not a staged subdivision.

Planning Permit No. PLP/2020/177

BP003557V has been connected to permanent marks No(s). 32, 49, 140 & 141  
In Proclaimed Survey Area No.49

Easement E-2 on PS903085F within Peasnell Street on this plan ceases to exist upon registration of this plan pursuant to Clause 14 Schedule 5 of the Road Management Act 2004.

## 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	PS903085F	Ballarat City Council



**Beveridge Williams**

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SURVEYORS FILE REF: 1900846

ORIGINAL SHEET  
SIZE: A3

SHEET 1 OF 4

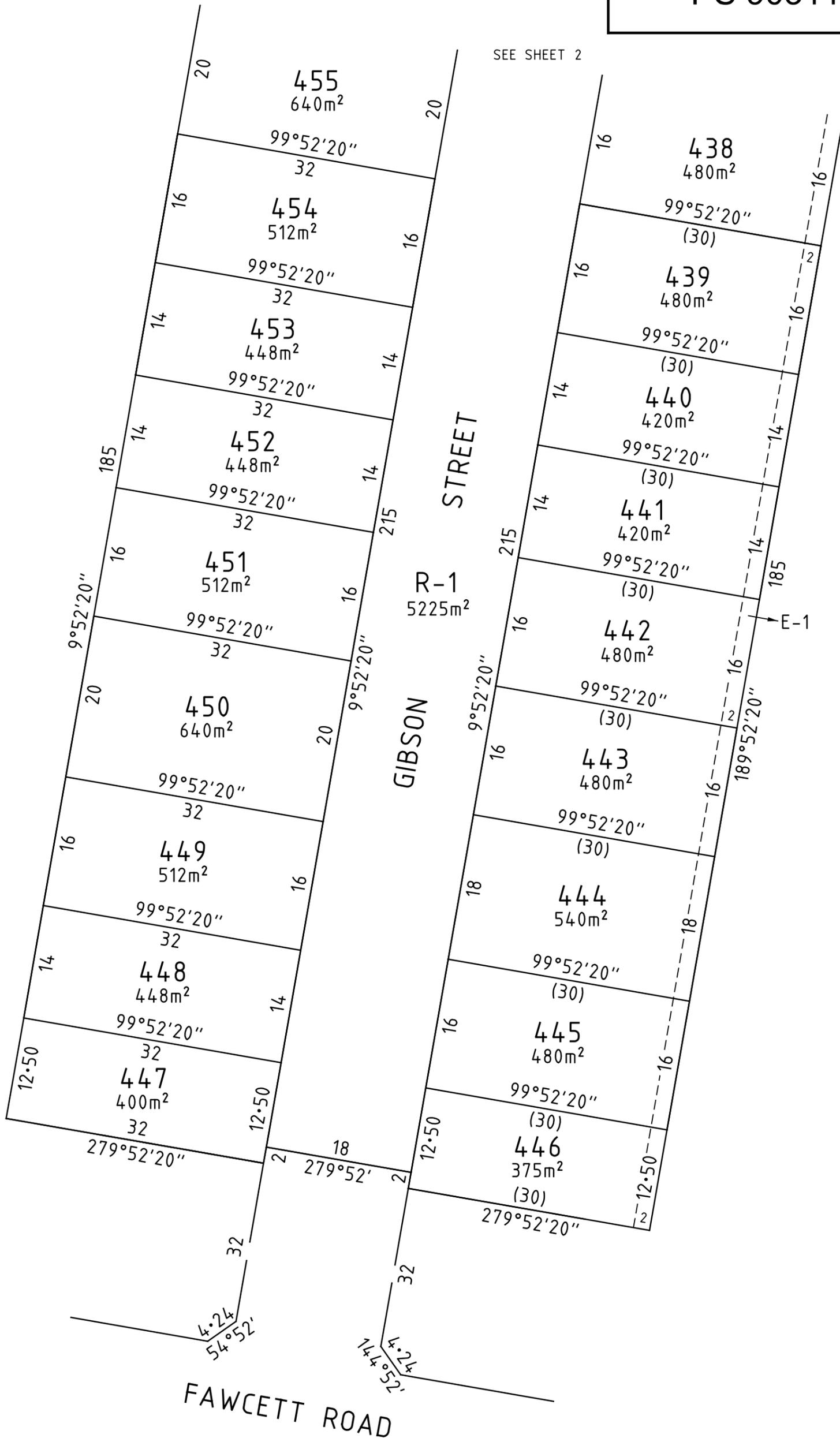
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Microstation File : 1900846 Stage 4E.dgn www.beveridgewilliams.com.au



SEE SHEET 2

MGA2020 ZONE I54



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SCALE  
 1:500



ORIGINAL SHEET  
 SIZE: A3

SHEET 3

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Creation of Restriction

The following restriction is to be created upon registration of this plan of subdivision.

Land to Be Burdened

All lots on this plan.

Land to Benefit

All lots on this plan.

Description of Restriction

No dwelling shall be constructed on the burdened land unless:

- It has a minimum 2 kilolitre rainwater tank installed;
- An adequate roof area of the dwelling drains to the rainwater tank to satisfy the relevant water authority guidelines;
- The rainwater tank is the primary water supply for all toilets and outdoor usage.  
(A mains water system can be used when rainwater is unavailable).

Variations

Variation of this restriction will require planning approval from the responsible authority.

Definition

Dwelling - a self-contained residence containing kitchen and bathroom facilities.



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SHEET 4

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