

PLAN OF SUBDIVISION

EDITION 1

PS 735321F

LOCATION OF LAND

PARISH: SHEPPARTON
SECTION E
CROWN ALLOTMENT 22 (PART)

TITLE REFERENCE: C/T. VOL.11551 FOL.107

LAST PLAN REFERENCE: LOT A, PS 706008Y
POSTAL ADDRESS: 53-61 FORDYCE STREET, SHEPPARTON 3630
(at time of subdivision)

MGA CO-ORDINATES: E 358 440 ZONE: 55
(of approx. centre of land in plan) N 5 971 400 GDA 94

COUNCIL NAME: GREATER SHEPPARTON CITY COUNCIL

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
ROADS R1	GREATER SHEPPARTON CITY COUNCIL

NOTATIONS

DEPTH LIMITATION: 15-24 METRES BELOW THE SURFACE.
APPLIES TO ALL THE LAND IN THIS PLAN.

SURVEY: THIS PLAN IS BASED ON SURVEY (REFER TO PS 649041R).
LOT NUMBERS 1 TO 54 INCLUSIVE HAVE BEEN OMITTED FROM THIS PLAN.

STAGING: THIS IS NOT A STAGED SUBDIVISION.
PLANNING PERMIT No. 2012-39/D (AMENDED).

THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS No(s). 503, 504,
667, 808, 809, 877 & 926 IN PROCLAIMED SURVEY AREA No.39.

OTHER PURPOSES OF THE PLAN:-

- (1) PART OF THE DRAINAGE EASEMENT IN FAVOUR OF GREATER SHEPPARTON CITY COUNCIL, CREATED ON PS 706008Y AND SHOWN MARKED E-3, E-4 & E-5 ON PS 706008Y, IS TO BE REMOVED.
- (2) THE WHOLE OF THE CARRIAGEWAY EASEMENT IN FAVOUR OF GREATER SHEPPARTON CITY COUNCIL, CREATED ON PS 706008Y AND SHOWN MARKED E-4 & E-5 ON PS 706008Y, IS TO BE REMOVED.
- (3) PART OF THE PIPELINES OR ANCILLARY PURPOSES EASEMENT IN FAVOUR OF GOULBURN VALLEY REGION WATER AUTHORITY, CREATED ON PS 447845Y AND SHOWN MARKED E-2 & E-5 ON PS 706008Y, IS TO BE REMOVED.

GROUND FOR REMOVALS:-
CONSENT OF BENEFITTING BODY.

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	5-03	C/G. VOL.6689 FOL.687	STATE RIVERS AND WATER SUPPLY COMMISSION
E-2	PIPELINES OR ANCILLARY PURPOSES	SEE DIAG	PS 447845Y (SEC.136, WATER ACT 1989)	GOULBURN VALLEY REGION WATER AUTHORITY
E-3	DRAINAGE	2-50	PS 706008Y	GREATER SHEPPARTON CITY COUNCIL
E-4	PIPELINES OR ANCILLARY PURPOSES	2-50	PS 706008Y (SEC.136, WATER ACT 1989)	GOULBURN VALLEY REGION WATER CORPORATION
E-5	PIPELINES OR ANCILLARY PURPOSES	SEE DIAG	THIS PLAN (SEC.136, WATER ACT 1989)	GOULBURN VALLEY REGION WATER CORPORATION

Chris Smith
& ASSOCIATES

11 EDWARD STREET
SHEPPARTON VIC. 3630
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FAX: (03) 5822 4878
www.csmith.com.au

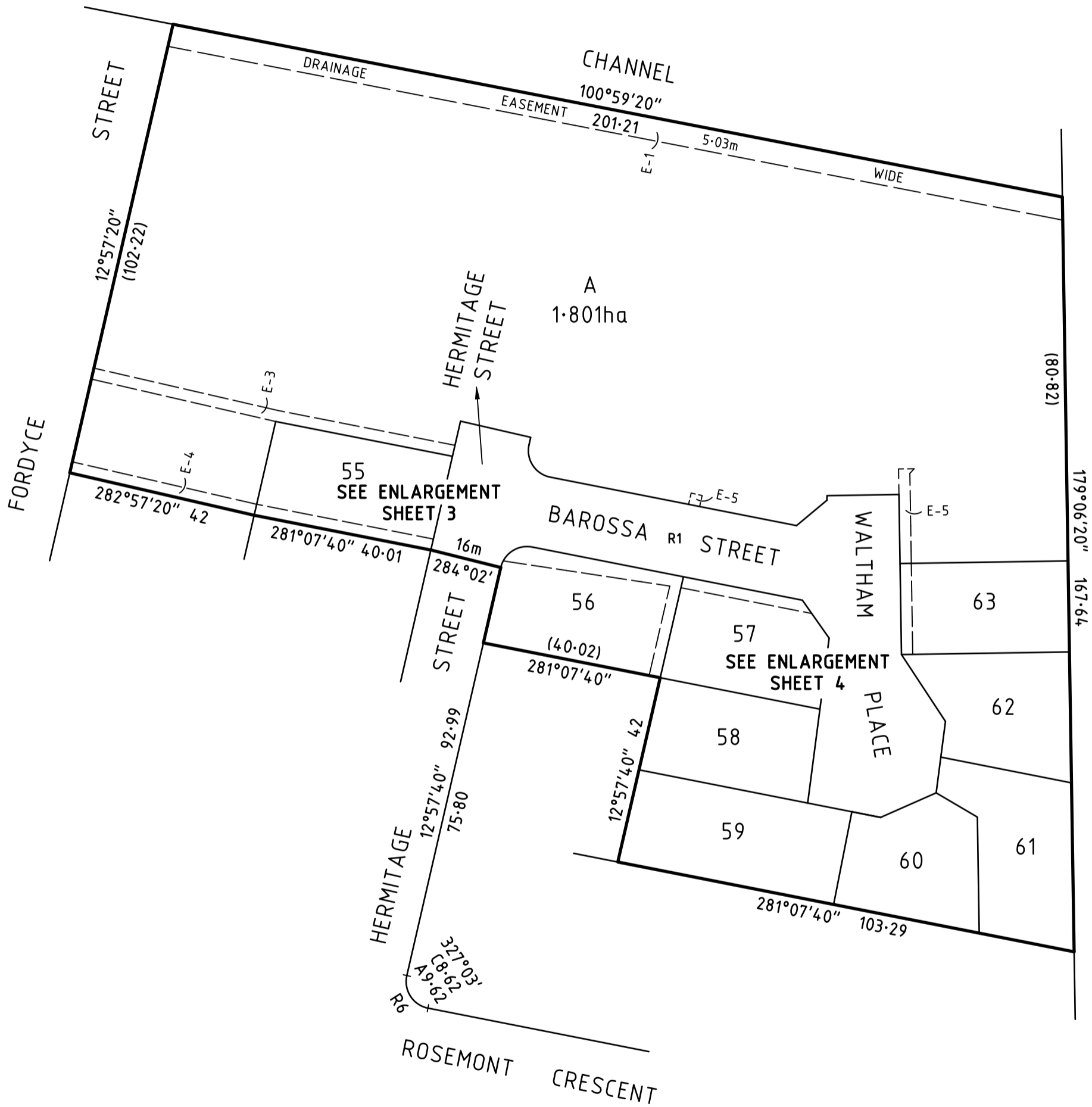
SURVEYOR'S REF: 15046/01

ORIGINAL SHEET
SIZE: A3

SHEET 1 OF 4 SHEETS

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· URBAN & REGIONAL PLANNERS · PROJECT MANAGERS

GRAEME L. FOLLETT / VERSION 1



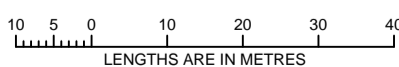
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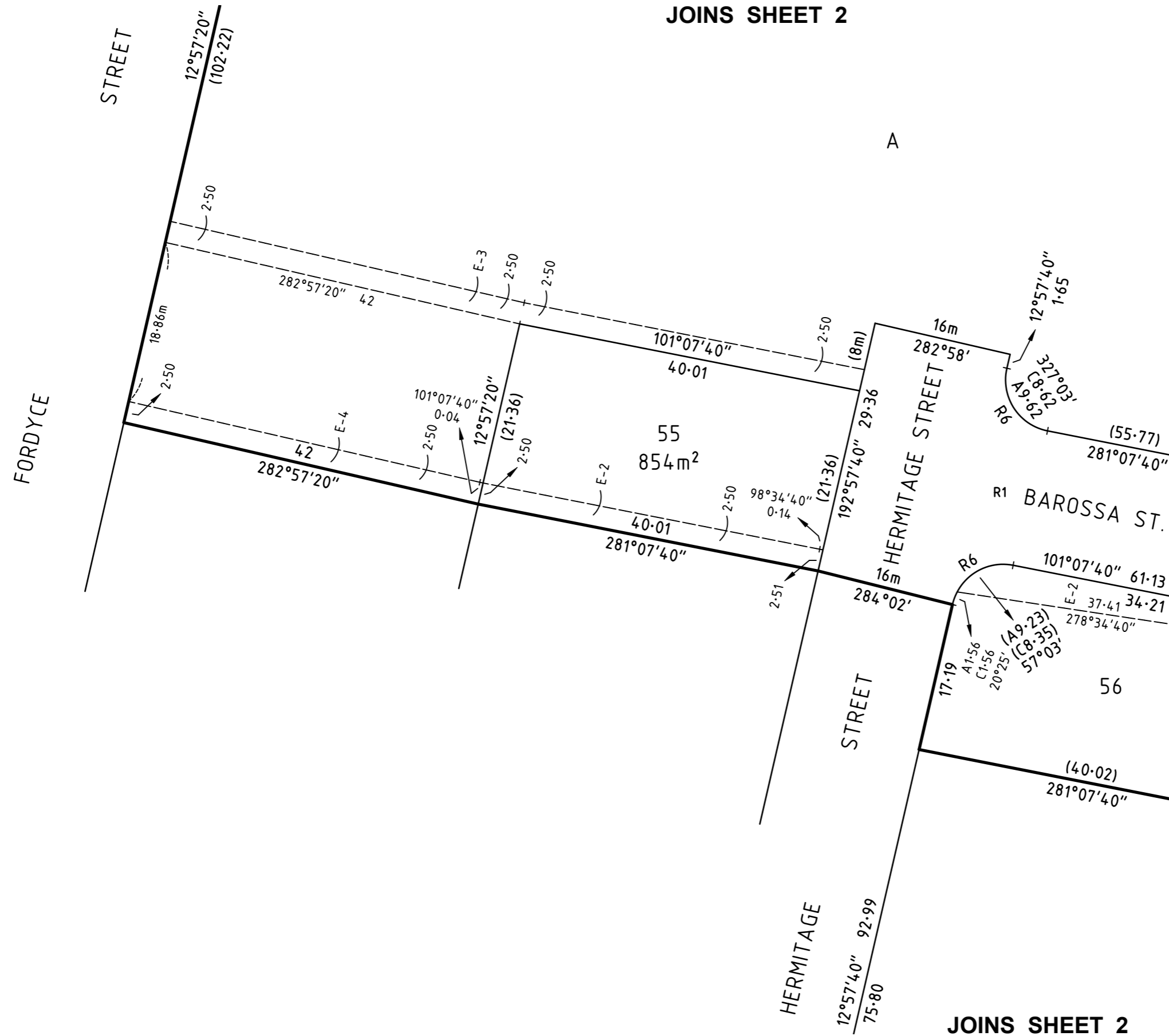
SCALE
1:1000



ORIGINAL SHEET
SIZE: A3

SHEET 2

GRAEME L. FOLLETT / VERSION 1



JOINS SHEET 4

M.G.A. 94 ZONE 55

JOINS SHEET 2

SURVEYOR'S REF: 15046/01

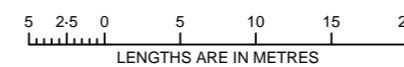
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SCALE
1:500

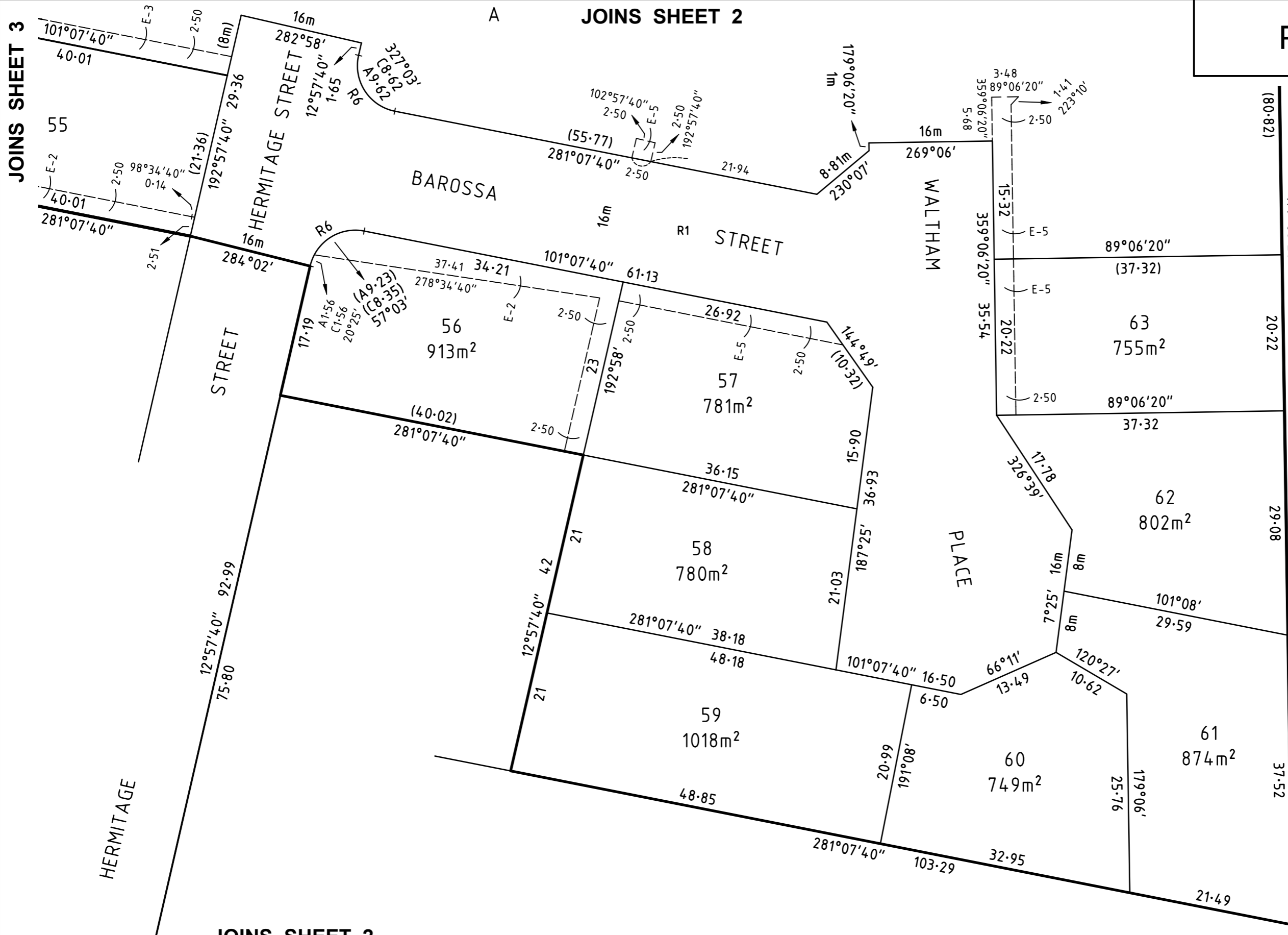


ORIGINAL SHEET
SIZE: A3

SHEET 3

GRAEME L. FOLLETT / VERSION 1

JOINS SHEET 2



JOINS SHEET 2

SURVEYOR'S REF: 15046/01

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SCALE 1:500	<p>LENGTHS ARE IN METRES</p>	ORIGINAL SHEET SIZE: A3	SHEET 4
GRAEME L. FOLLETT / VERSION 1			