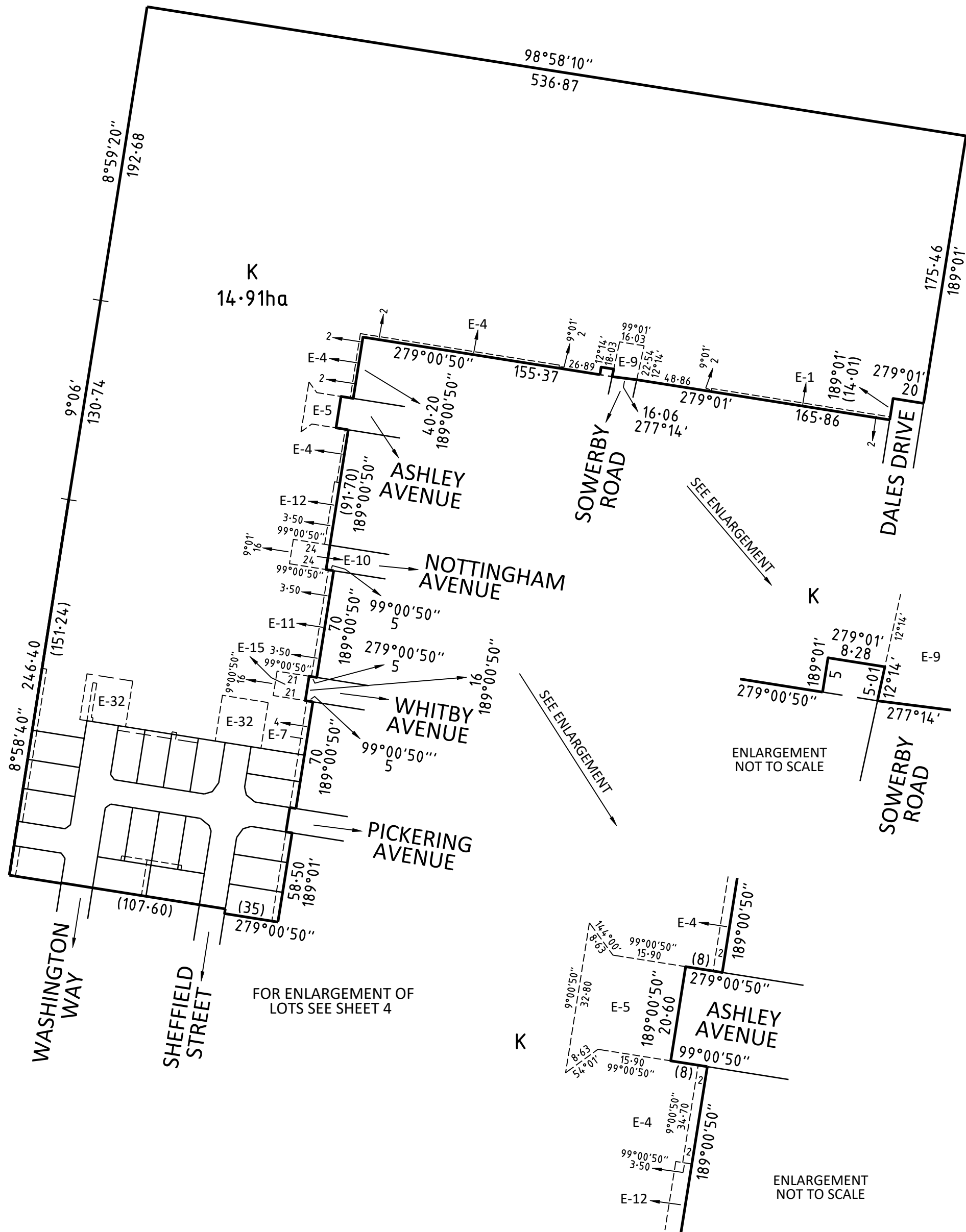


PLAN OF SUBDIVISION				EDITION 1		PS917241Q					
LOCATION OF LAND PARISH: MARYVALE TOWNSHIP: — SECTION: — CROWN ALLOTMENT: 71 (PART) CROWN PORTION: — TITLE REFERENCE: VOL:12587 FOL:500 LAST PLAN REFERENCE: PS913064H (LOT J) POSTAL ADDRESS: HERITAGE BOULEVARD (at time of subdivision) MORWELL VIC, 3844 MGA CO-ORDINATES: E: 448070 ZONE: 55 (of approx centre of land in plan) N: 5769020 MGA 2020				Council Name: Latrobe City Council Council Reference Number: UG 2023/54/CRT3 Planning Permit Reference: UG 2011/116/C SPEAR Reference Number: S216813S Certification This plan is certified under section 11 (7) of the Subdivision Act 1988 Date of original certification under section 6 of the Subdivision Act 1988: 07/11/2024 Public Open Space A requirement for public open space under section 18 or 18A of the Subdivision Act 1988 has been made and the requirement has been satisfied for: for Lots 801 to 819 (inclusive) only Digitally signed by: Leigh Shaw for Latrobe City Council on 21/07/2025							
				VESTING OF ROADS AND/OR RESERVES				NOTATIONS			
				IDENTIFIER		COUNCIL/BODY/PERSON		<p>LOTS 1 TO 800 & A TO J ARE OMITTED FROM THIS PLAN.</p> <p>OTHER PURPOSE OF PLAN:</p> <p>REMOVAL OF EASEMENTS</p> <p>TO REMOVE THE DRAINAGE & PIPELINE OR ANCILLARY PURPOSES EASEMENT CREATED AS E-13 IN PS725967K THATS NOW CONTAINED WITHIN SHEFFIELD STREET ON THIS PLAN.</p> <p>TO REMOVE THE PIPELINE OR ANCILLARY PURPOSES EASEMENT CREATED AS E-17 IN PS913064H THATS NOW CONTAINED WITHIN WASHINGTON WAY ON THIS PLAN.</p> <p>TO REMOVE THE CARRIAGE WAY & DRAINAGE EASEMENT CREATED AS E-20 IN PS913064H AND CONTAINED WITHIN LOT J ON PS913064H.</p> <p>TO REMOVE PART OF THE DRAINAGE & PIPELINE OR ANCILLARY PURPOSES EASEMENT CREATED AS E-16 IN PS913064H THATS NOW CONTAINED WITHIN WASHINGTON WAY ON THIS PLAN.</p> <p>GROUND FOR REMOVAL:</p> <p>AGREEMENT FROM ALL INTERESTED PARTIES (SECTION 6(1)K SUBDIVISION ACT 1988)</p>			
				ROAD R1		LATROBE CITY COUNCIL					
				NOTATIONS							
DEPTH LIMITATION: DOES NOT APPLY				<p>This is a SPEAR plan.</p> <p>STAGING: This is not a staged subdivision. Planning Permit No.2011/116/C</p> <p>SURVEY: This plan is based on survey. This survey has been connected to permanent marks No(s). 124,115 & 189 In Proclaimed Survey Area No. 10</p>							
EASEMENT INFORMATION											
LEGEND: A - Appurtenant Easement E - Encumbering Easement or Condition in Crown Grant in the Nature of an Easement R - Encumbering Easement (Road)											
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of							
SEE	SHEET	2	FOR	EASEMENT DETAILS							
 Beveridge Williams Development and Infrastructure Consultants Traralgon ph : 03 5176 0374 www.beveridgewilliams.com.au			SURVEYORS FILE REF: 2201033 2201033 PS STAGE 8.DWG		ORIGINAL SHEET SIZE:A3	SHEET 1 OF 4					
			Digitally signed by: Simon Andrew Watt, Licensed Surveyor, Surveyor's Plan Version (8), 15/07/2025, SPEAR Ref: S216813S								

WARNING - This document is a working document in the SPEAR approval process. It is subject to revision and change and therefore should not be relied on. If you have any questions about this document please contact the person from Beveridge Williams & Co Pty Ltd who gave you access to SPEAR / this document. SPEAR Ref: S216813S 04/08/2025 12:58 pm

					PS917241Q		
EASEMENT INFORMATION							
LEGEND: A - Appurtenant Easement E - Encumbering Easement or Condition in Crown Grant in the Nature of an Easement R - Encumbering Easement (Road)							
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of			
E-1	DRAINAGE	2	PS533422A	LATROBE CITY COUNCIL			
E-4	PIPELINE OR ANCILLARY PURPOSES	2	PS739562K - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-5	DRAINAGE	SEE DIAG	PS739562K	LATROBE CITY COUNCIL			
E-5	PIPELINE OR ANCILLARY PURPOSES	SEE DIAG	PS739562K - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-7	PIPELINE OR ANCILLARY PURPOSES	4	PS649425W - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-7	DRAINAGE	4	PS649425W	LATROBE CITY COUNCIL			
E-9	POWER LINE	SEE DIAG	PS708645F - SECTION 88 ELECTRICITY INDUSTRY ACT 2000.	TXU ELECTRICITY PTY LTD			
E-9	DRAINAGE	SEE DIAG	PS708645F	LATROBE CITY COUNCIL			
E-9	PIPELINE OR ANCILLARY PURPOSES	SEE DIAG	PS708645F - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-10	DRAINAGE	SEE DIAG	PS718234W	LATROBE CITY COUNCIL			
E-10	PIPELINE OR ANCILLARY PURPOSES	SEE DIAG	PS718234W - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-11	DRAINAGE	3.50	PS718234W	LATROBE CITY COUNCIL			
E-11	PIPELINE OR ANCILLARY PURPOSES	3.50	PS718234W - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-12	DRAINAGE	3.50	PS718234W	LATROBE CITY COUNCIL			
E-12	PIPELINE OR ANCILLARY PURPOSES	3.50	PS718234W - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-14	DRAINAGE	3	PS725967K	LATROBE CITY COUNCIL			
E-14	PIPELINE OR ANCILLARY PURPOSES	3	PS725967K - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-15	DRAINAGE	SEE DIAG	PS739559X	LATROBE CITY COUNCIL			
E-15	PIPELINE OR ANCILLARY PURPOSES	SEE DIAG	PS739559X - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-16	PIPELINE OR ANCILLARY PURPOSES	SEE DIAG	PS913064H - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-16	DRAINAGE	SEE DIAG	PS913064H	LATROBE CITY COUNCIL			
E-30,E-32	DRAINAGE	SEE DIAG	THIS PLAN	LATROBE CITY COUNCIL			
E-30,E-31,E-33	PIPELINE OR ANCILLARY PURPOSES	SEE DIAG	THIS PLAN - SECTION 136 WATER ACT 1989.	CENTRAL GIPPSLAND REGION WATER CORPORATION			
E-32,E-33	CARRIAGE WAY	SEE DIAG	THIS PLAN	LATROBE CITY COUNCIL			
<div><div>BW</div><div>Beveridge Williams</div><div>Development and Infrastructure Consultants</div><div>Traralgon ph : 03 5176 0374</div><div>www.beveridgewilliams.com.au</div></div>		SURVEYORS REF 2201033		SCALE 1:2500	250255075100 LENGTHS ARE IN METRES	ORIGINAL SHEET SIZE: A3	SHEET 2
		Digitally signed by: Simon Andrew Watt, Licensed Surveyor, Surveyor's Plan Version (8), 15/07/2025, SPEAR Ref: S216813S				Digitally signed by: Latrobe City Council, 21/07/2025, SPEAR Ref: S216813S	

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Beveridge Williams

Development and Infrastructure Consultants

Traralgon ph : 03 5176 0374

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SURVEYORS REF
2201033

SCALE
1:2500

25 0 25 50 75 100
LENGTHS ARE IN METRES

ORIGINAL SHEET
SIZE: A3

SHEET 3

Digitally signed by: Simon Andrew Watt, Licensed Surveyor,
Surveyor's Plan Version (8),
15/07/2025, SPEAR Ref: S216813S

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