

REFERENCE MARKS

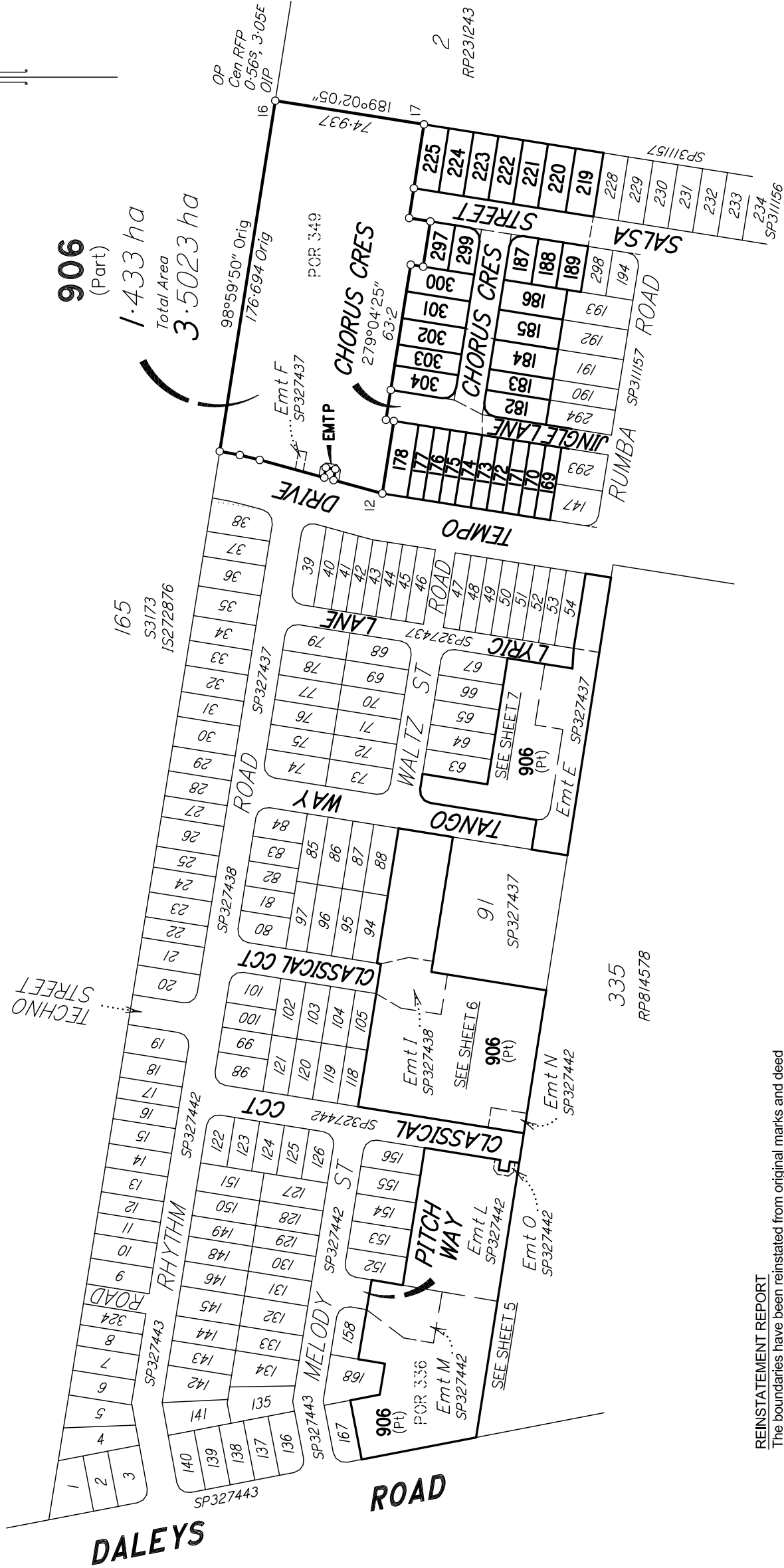
STN	TO	ORIGIN	BEARING	DIST
16	OIP	19/1S272876	88°44'10"	2-915

Total Area of New Road

3837 m²

For details of lots 169-178, 182-184 & 302-304, See Sheet 3.

For details of lots 185-189, 219-225, 297 & 299-301, See Sheet 4.



Additional reference marks to be placed following road construction. (See IS _____)

Original information compiled from SP327443 in the Department of Resources.

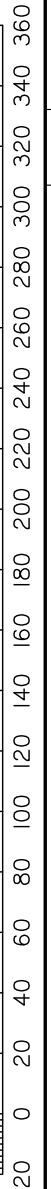
Peg placed at all new corners, unless otherwise stated.

REINSTATEMENT REPORT
The boundaries have been reinstated from original marks and deed dimensions from original plans IS298657, SP311157 & SP327443.

STN	EASTING	NORTHING	ZONE	P.U.	LINEAGE	METHOD	REMARKS
12	477 648.536	6 939 561.350	56	0-035	Derived	Network RTK	OP Renwd
16	477 843.962	6 939 614.601	56	0-035	Derived	Network RTK	OP
18	477 818.002	6 939 451.334	56	0-035	Derived	Network RTK	OP

M.G.A. COORDINATES GDA-94

Scale 1:2500 - Lengths are in Metres.



NORRIS CLARKE & O'BRIEN PTY LTD ACN 056 870 770 hereby certify that the land comprised in this plan was surveyed by the corporation, by Dale John BEARDMORE, Surveying Associate, for those work the corporation accepts responsibility, under the supervision of Christopher Aaron KLIBBE, Cadastral Surveyor, and that the plan is accurate, that the said survey was performed in accordance with the Survey and Mapping Infrastructure Act 2003 and Surveyors Act 2003 and associated Regulations and Standards and that the said survey was completed on ___/___/2022.

Draft
15/09/2022

Director
Director
Date

Plan of LOTS 169 to 178, 182 to 189, 219 to 225, 297, 299 to 304, 906 and EASEMENT P in LOT 906

Cancelling LOT 905 on SP327443

LOCAL GOVERNMENT: IPSWICH CITY COUNCIL LOCALITY: RIPLEY

Meridian: MGA (Zone 56) vide CORS

Survey Records: No

Scale: 1:2500

Format: STANDARD



SP327444

WARNING : Folded or Mutilated Plans will not be accepted.
Plans may be rolled.
Information may not be placed in the outer margins.

(Dealing No.)

4. Lodged by

(Include address, phone number, email, reference, and Lodger Code)

I. Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
.	Lot 905 on SP327443	169-178, 182-189, 219-225, 297, 299-304 & 906	New Rd	Emt P

MORTGAGE ALLOCATIONS

Mortgage	Lots Fully Encumbered	Lots Partially Encumbered
718923753	169-178, 182-189, 219-225, 297, 299-304 & 906	

ENCUMBRANCE EASEMENT ALLOCATIONS

Easement	Lots to be Encumbered
721310532 (Emt E on SP327437)	906
721310533 (Emt E on SP327437)	906
721310533 (Emt F on SP327437)	906
721312199 (Emt I on SP327438)	906
721312200 (Emt I on SP327438)	906
. (Emt L on SP327442)	906
. (Emt M on SP327442)	906
. (Emt M on SP327442)	906
. (Emt N on SP327442)	906
. (Emt O on SP327442)	906

EASEMENT No. 721310534 (Easement G on SP327437) IS TO BE SURRENDERED PRIOR TO THE REGISTRATION OF THIS PLAN.

Draft
15/09/2022

169-178, 182-189, 219-225, 297 & 299-304	Por 349
906	Pors 336 & 349
Lots	Orig

2. Orig Grant Allocation :

3. References :
Dept File :
Local Govt :
Surveyor : 10935sp_S4A

5. Passed & Endorsed :
By: NORRIS CLARKE & O'BRIEN PTY LTD
Date :
Signed :
Designation : Cadastral Surveyor/Director

6. Building Format Plans only.
I certify that :
* As far as it is practical to determine, no part of the building shown on this plan encroaches onto adjoining lots or road.
* Part of the building shown on this plan encroaches onto adjoining * lots and road

.....
Cadastral Surveyor/Director* Date
*delete words not required

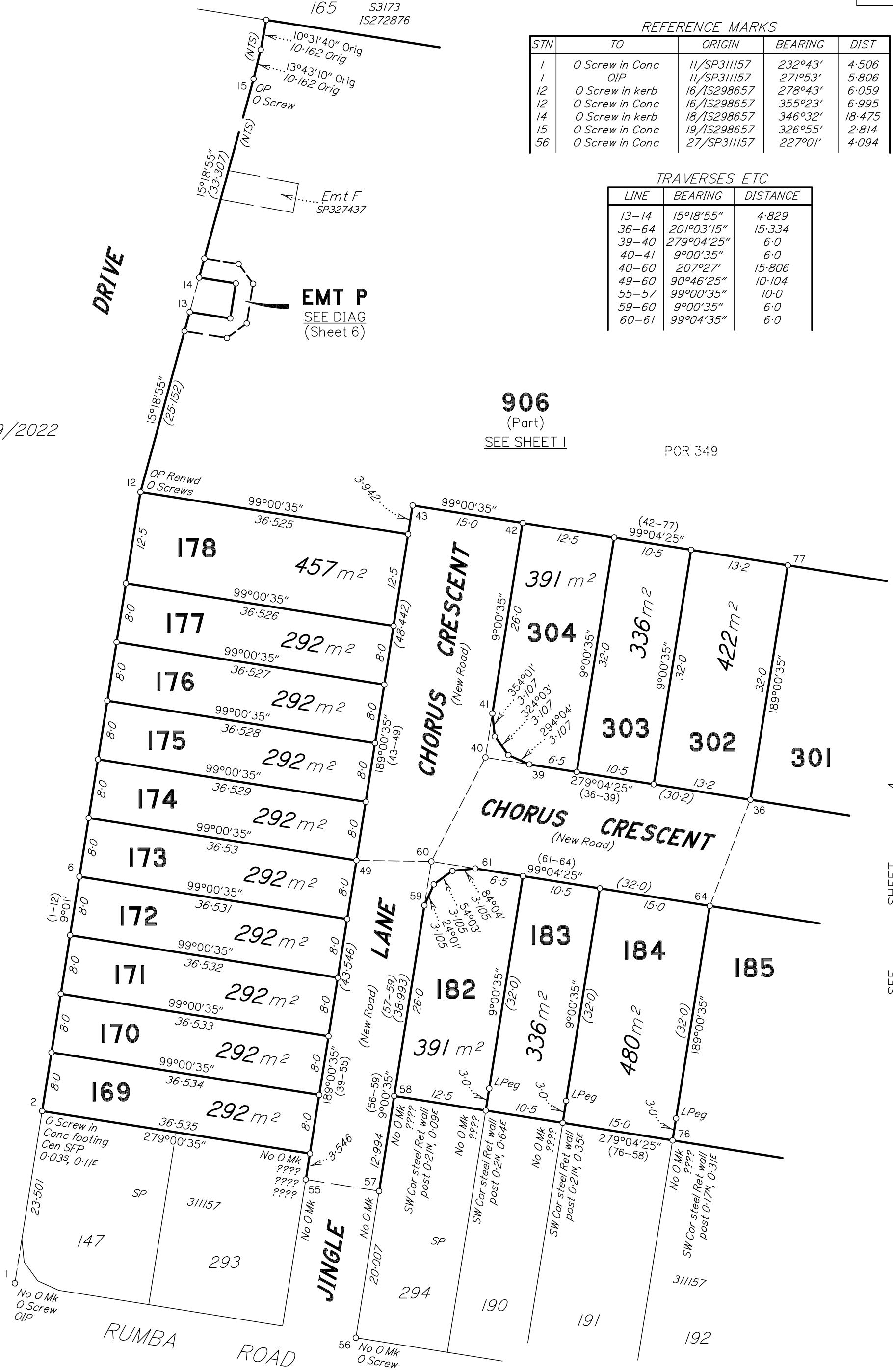
7. Lodgement Fees :

Survey Deposit	\$
Lodgement	\$
.....New Titles	\$
Photocopy	\$
Postage	\$
TOTAL	\$

8. Insert Plan Number **SP327444**



Draft
15/09/2022



REFERENCE MARKS

STN	TO	ORIGIN	BEARING	DIST
1	O Screw in Conc	11/SP311157	232°43'	4.506
1	OIP	11/SP311157	271°53'	5.806
12	O Screw in kerb	16/IS298657	278°43'	6.059
12	O Screw in Conc	16/IS298657	355°23'	6.995
14	O Screw in kerb	18/IS298657	346°32'	18.475
15	O Screw in Conc	19/IS298657	326°55'	2.814
56	O Screw in Conc	27/SP311157	227°01'	4.094

TRAVERSES ETC

LINE	BEARING	DISTANCE
13-14	15°18'55"	4.829
36-64	201°03'15"	15.334
39-40	279°04'25"	6.0
40-41	9°00'35"	6.0
40-60	207°27"	15.806
49-60	90°46'25"	10.104
55-57	99°00'35"	10.0
59-60	9°00'35"	6.0
60-61	99°04'35"	6.0

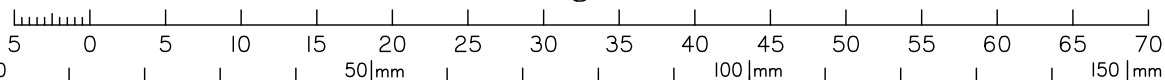
906
(Part)
SEE SHEET 1

POR 349

TEMPO

SEE SHEET 4

Scale 1:500 - Lengths are in Metres.



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Insert Plan Number **SP327444**

10935sp_s44

REFERENCE MARKS

STN	TO	ORIGIN	BEARING	DIST
19	O Screw in kerb	39/SP311156	269°38'30"	3.698
20	O Screw in kerb	22/SP311157	271°21'	3.677
73	OIP	16/SP311157	157°03'	1.535
73	O Screw in kerb	16/SP311157	121°16'	2.25

TRAVERSES ETC

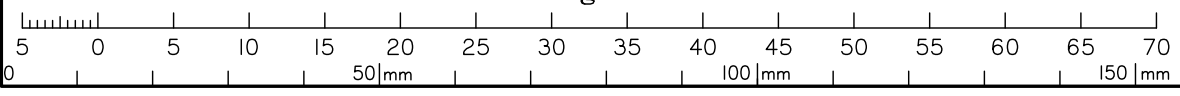
LINE	BEARING	DISTANCE
20-72	279°58'30"	15.014
31-32	189°00'35"	6.0
32-33	279°04'25"	6.0
32-68	189°00'35"	15.0
36-64	201°03'15"	15.334
67-68	99°04'25"	6.0
68-69	189°00'35"	6.0



SEE SHEET 3

Draft
15/09/2022

Scale 1:500 - Lengths are in Metres.



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Insert Plan Number **SP327444**

10935sp_s44



Draft
15/09/2022



Scale 1:500 - Lengths are in Metres.

109355sp_S44

State copyright reserved.

Insert Plan Number **SP327444**

0 50 |mm| 100 |mm| 150 |mm|

REFERENCE MARKS

STM	TO	ORIGIN	BEARING	DIST
14	O Screw in kerb	18/1S298657	346°32'	18.475

TRAVERSES ETC

LINE	BEARING	DISTANCE
13-14	15°18'55"	4.829

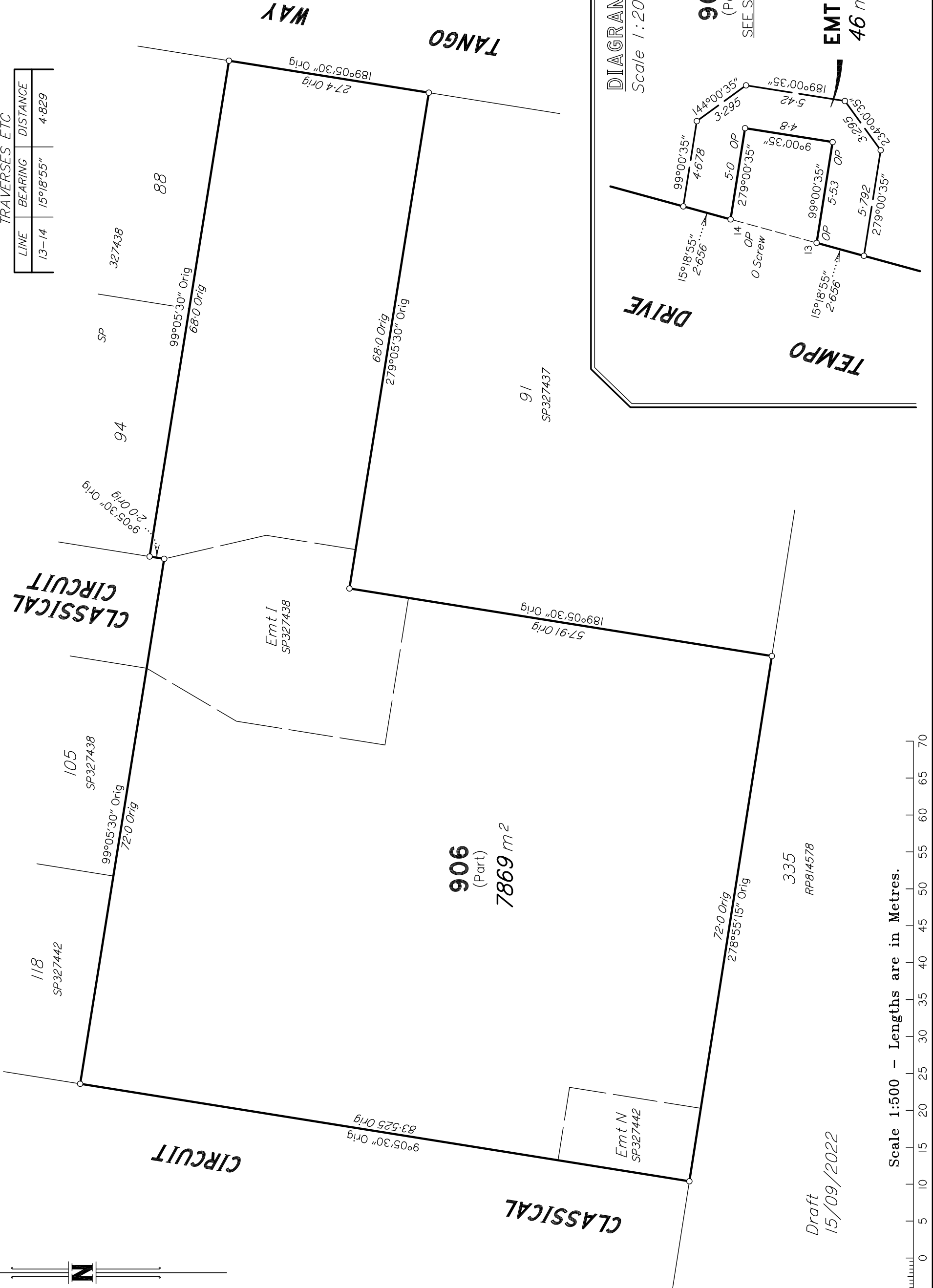
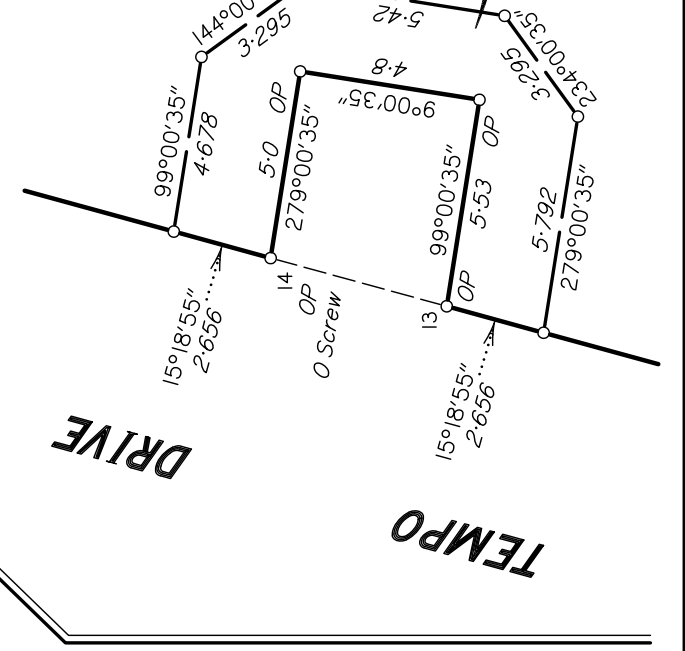


DIAGRAM
Scale 1:200



0 50mm 100mm 150mm

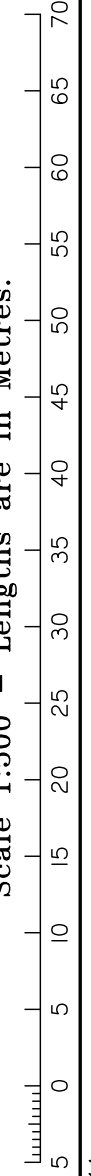
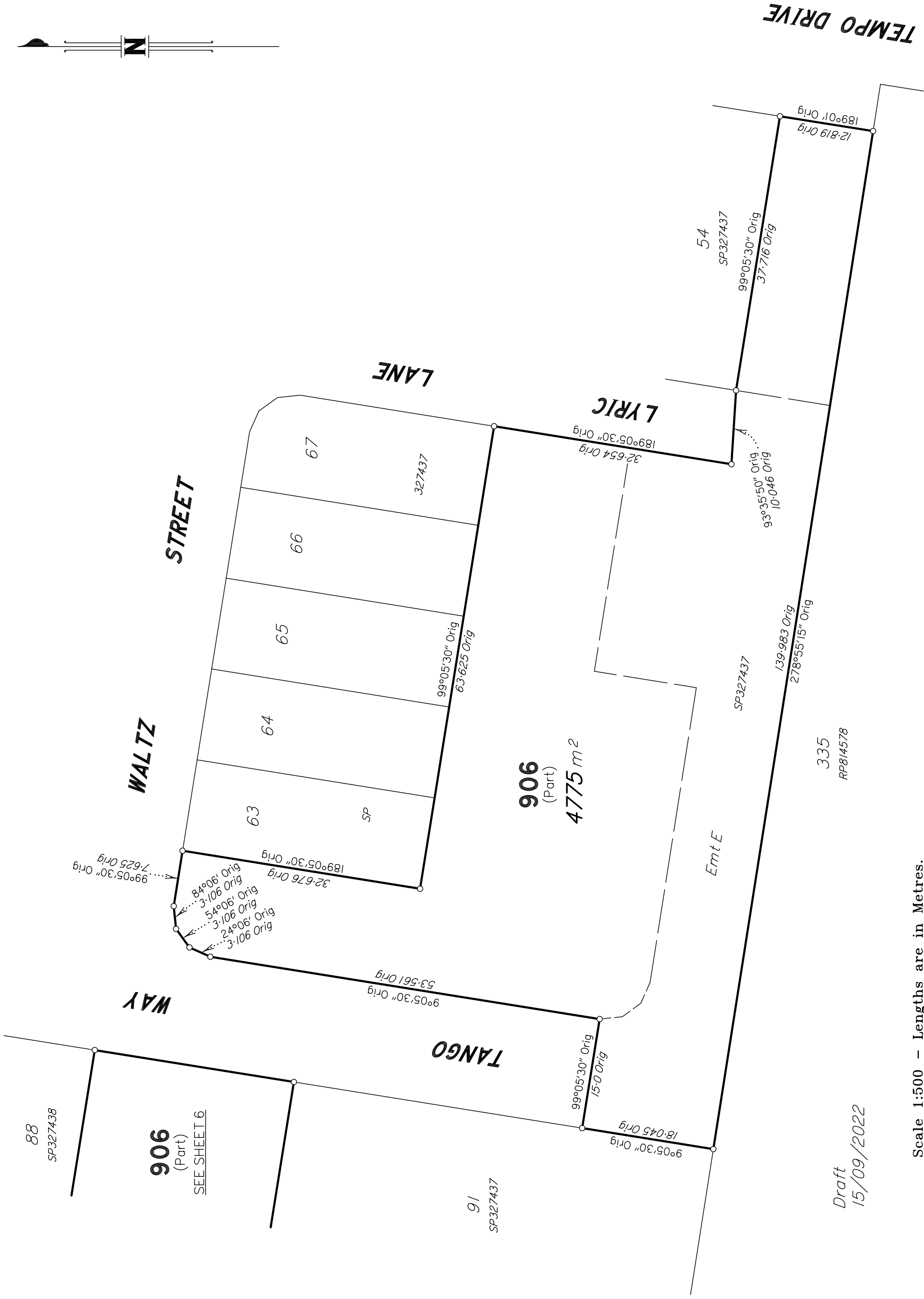
Scale 1:500 - Lengths are in Metres.
0 5 10 15 20 25 30 35 40 45 50 55 60 65 70

Draft
15/09/2022

Insert Plan Number
SP327444

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10935sp_s44



Draft
15/09/2022

State copyright reserved.

Insert Plan Number **SP327444**

88
SP327438

906
(Part)
SEE SHEET 6

91
SP327437

54
SP327437

335
RP814578

906
(Part)
4775 m²

WALTZ STREET

LYRIC LANE

TEMPO DRIVE

TANGO WAY

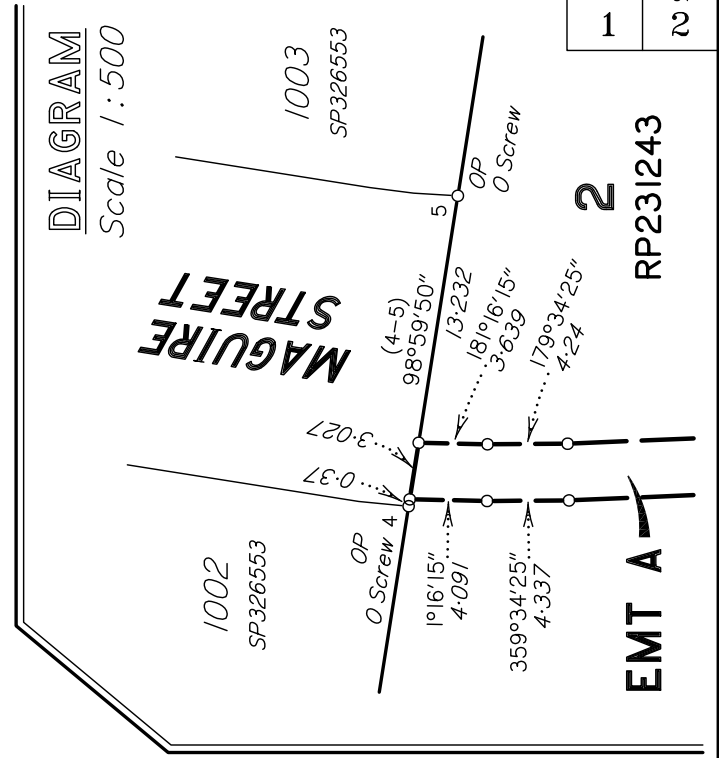
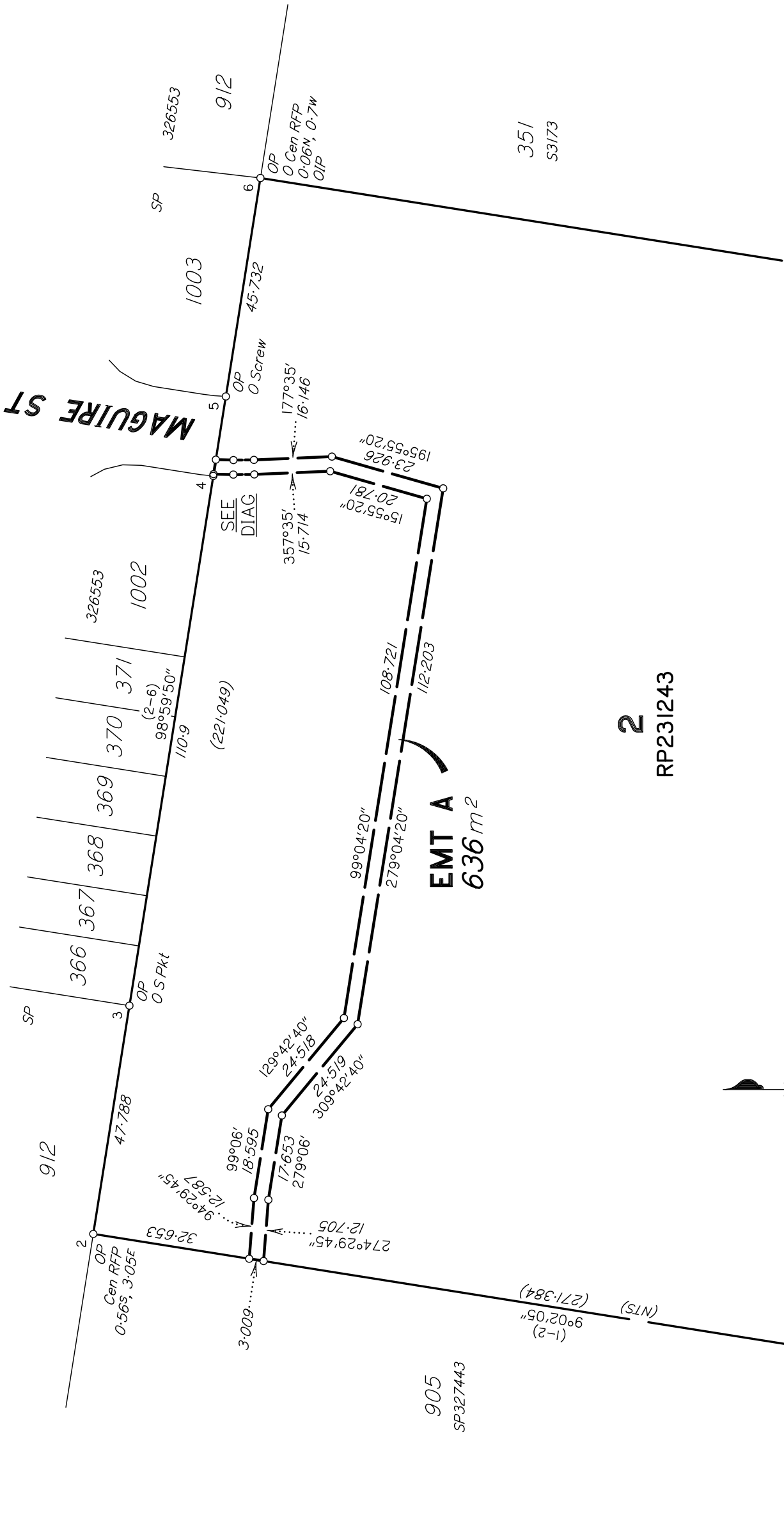
Emt E

84°06' Orig
 3-106' Orig
 54°06' Orig
 3-106' Orig
 24°06' Orig
 3-106' Orig
 99°05'30" Orig
 7-625' Orig
 189°05'30" Orig
 32-676' Orig
 99°05'30" Orig
 63-625' Orig

32-654' Orig
 189°05'30" Orig
 99°05'30" Orig
 37-716' Orig
 99°05'30" Orig
 10-046' Orig
 93°35'50" Orig

32-654' Orig
 189°05'30" Orig
 139-983' Orig
 278°55'15" Orig

99°05'30" Orig
 53-561' Orig
 15-0' Orig
 99°05'30" Orig
 18-045' Orig



Peg placed at all new corners, unless otherwise stated.

STN	TO	ORIGIN	BEARING	DIST
1	OIP	2/SP311156	225°12'	3.601
1	O Screw in kerb	2/SP311156	249°41'30"	7.383
3	O S Pkt	4/SP326553	64°04'	9.632
4	O Screw in kerb	3/SP326553	68°46'	5.59
5	O Screw in kerb	2/SP326553	314°47'	5.439
6	OIP	5/RP231243	350°54'45"	1.0

REINSTATEMENT REPORT
The boundaries have been reinstated from original marks and deed dimensions from original plans IS283491 & SP311156.

Scale 1:1000 - Lengths are in Metres.



NORRIS CLARKE & O'BRIEN PTY LTD ACN 056 870 770 hereby certify that the land comprised in this plan was surveyed by the corporation, by Dale John BEARDMORE, Surveying Associate, for whose work the corporation accepts responsibility, under the supervision of Christopher Aaron KLIBBE, Cadastral Surveyor, and that the plan is accurate, that the said survey was performed in accordance with the Survey and Mapping Infrastructure Act 2003 and Surveyors Act 2003 and associated Regulations and Standards and that the said survey was completed on 09/02/2023.

Common Seal
NORRIS CLARKE & O'BRIEN PTY LTD
ACN 056 870 770
Director
09/02/2023
Date

0 50mm 100mm 150mm State copyright reserved.

Plan of EASEMENT A in LOT 2 on RP231243

Scale: 1:1000
Format: STANDARD

LOCAL GOVERNMENT: IPSWICH CITY COUNCIL LOCALITY: RIPLEY
Meridian: MGA (Zone 56) vide CORS
Survey Records: No

SP335754

WARNING : Folded or Mutilated Plans will not be accepted.
Plans may be rolled.
Information may not be placed in the outer margins.

(Dealing No.)

4. Lodged by

(Include address, phone number, email, reference, and Lodger Code)

I. Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
17423029	Lot 2 on RP231243	_____	_____	Emt A

6. Building Format Plans only.
I certify that :
* As far as it is practical to determine, no part of the building shown on this plan encroaches onto adjoining lots or road;
* Part of the building shown on this plan encroaches onto adjoining * lots and road

.....
Cadastral Surveyor/Director* Date
*delete words not required

7. Lodgement Fees :

Survey Deposit	\$
Lodgement	\$
.....New Titles	\$
Photocopy	\$
Postage	\$
TOTAL	\$

Lots	Orig
------	------

2. Orig Grant Allocation :

3. References :
Dept File :
Local Govt :
Surveyor : I0935sp_S4A Emt

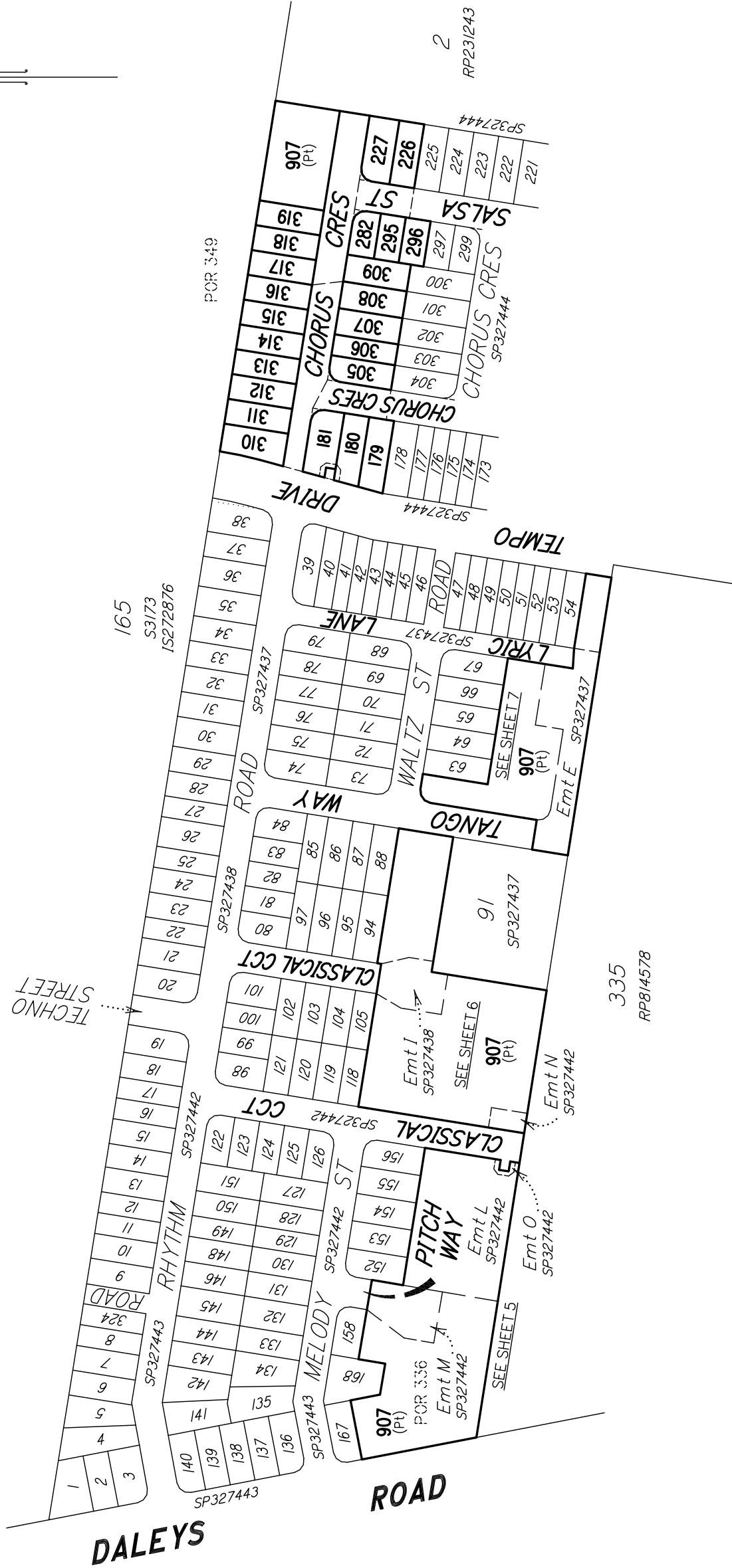
5. Passed & Endorsed :
By: NORRIS CLARKE & O'BRIEN PTY LTD
Date : 09/02/2023
Signed : *AKW*
Designation : Cadastral Surveyor/Director

8. Insert Plan Number **SP335754**



Total Area of New Road
3467 m²

For details of lots 179-181, 305-308 & 310-316, See Sheet 3.
For details of lots 226, 227, 282, 295, 296, 309 & 317-319, See Sheet 4.



REINSTATEMENT REPORT
The boundaries have been reinstated from original marks and deed dimensions from original plans IS298657 & SP327444.

Additional reference marks to be placed following road construction (See IS _____)
Original information compiled from SP327444 in the Department of Resources.
Peg placed at all new corners, unless otherwise stated.

STN	EASTING	NORTHING	ZONE	P.U.	LINEAGE	METHOD	REMARKS
1	477 648.536	6 939 561.350	56	0-035	Derived	Network RTK	OP Renwd
9	477 669.511	6 939 642.223	56	0-035	Derived	Network RTK	OP Renwd
11	477 843.962	6 939 614.601	56	0-035	Derived	Network RTK	OP Renwd

M.G.A. COORDINATES GDA-94

Scale 1:2500 - Lengths are in Metres.



NORRIS CLARKE & O'BRIEN PTY LTD ACN 056 870 770 hereby certify that the land comprised in this plan was surveyed by the corporation, by Dale John BEARDMORE, Surveying Associate, for whose work the corporation accepts responsibility, under the supervision of Christopher Aaron KLIBBE, Cadastral Surveyor, and that the plan is accurate, that the said survey was performed in accordance with the Survey and Mapping Infrastructure Act 2003 and Surveyors Act 2003 and associated Regulations and Standards and that the said survey was completed on ___/___/2022.

Director
Draft
20/09/2022
Director
Date

Plan of LOTS 179 to 181, 226, 227, 282, 295, 296, 305 to 319, 907 and EASEMENT Q in LOT 907

Cancelling LOT 906 on SP327444

LOCAL GOVERNMENT: IPSWICH CITY COUNCIL LOCALITY: RIPLEY

Meridian: MGA (Zone 56) vide CORS

Survey Records: No

Scale: 1:2500

Format: STANDARD



SP327445

**WARNING : Folded or Mutilated Plans will not be accepted.
Plans may be rolled.
Information may not be placed in the outer margins.**

(Dealing No.)

4. Lodged by

(Include address, phone number, email, reference, and Lodger Code)

I. Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
.	Lot 906 on SP327444	179-181, 226, 227, 282, 295, 296, 305-319 & 907	New Rd	Emt Q

MORTGAGE ALLOCATIONS

Mortgage	Lots Fully Encumbered	Lots Partially Encumbered
718923753	179-181, 226, 227, 282, 295, 296, 305-319 & 907	-

ENCUMBRANCE EASEMENT ALLOCATIONS

Easement	Lots to be Encumbered
721310532 (Emt E on SP327437)	907
721310533 (Emt E on SP327437)	907
721312199 (Emt I on SP327438)	907
721312200 (Emt I on SP327438)	907
. (Emt L on SP327442)	907
. (Emt M on SP327442)	907
. (Emt M on SP327442)	907
. (Emt N on SP327442)	907
. (Emt O on SP327442)	907
. (Emt P on SP327444)	180 & 181

EASEMENT No. 721310533 (Easement F on SP327437) IS TO BE SURRENDERED PRIOR TO THE REGISTRATION OF THIS PLAN.

*Draft
20/09/2022*

6. Building Format Plans only.

I certify that :
 * As far as it is practical to determine, no part of the building shown on this plan encroaches onto adjoining lots or road;
 * Part of the building shown on this plan encroaches onto adjoining * lots and road

.....
 Cadastral Surveyor/Director* Date
 *delete words not required

7. Lodgement Fees :

Survey Deposit	\$
Lodgement	\$
.....New Titles	\$
Photocopy	\$
Postage	\$
TOTAL	\$

8. Insert Plan Number **SP327445**

179-181, 226, 227, 282, 295, 296 & 305-319 907	Por 349 Pors 336 & 349
Lots	Orig

2. Orig Grant Allocation :

3. References :
 Dept File :
 Local Govt :
 Surveyor : 10935sp_S4B

5. Passed & Endorsed :

By: NORRIS CLARKE & O'BRIEN PTY LTD
 Date :
 Signed :
 Designation : Cadastral Surveyor/Director

REFERENCE MARKS

STN	TO	ORIGIN	BEARING	DIST
1	O Screw in kerb	16/1S298657	278°43'	6.059
1	O Screw in Conc	16/1S298657	355°23'	6.995
4	O Screw in kerb	18/1S298657	346°32'	18.475
7	O Screw in Conc	19/1S298657	326°55'	2.814
9	O Screw in kerb	11/1S298657	268°27'	6.492

TRAVERSES ETC

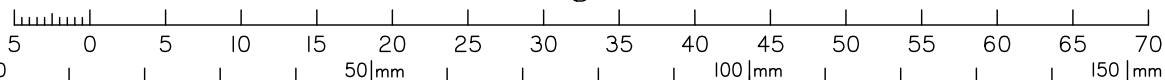
LINE	BEARING	DISTANCE
3-4	15°18'55"	4.829
5-6	15°18'55"	10.06
24-47	173°22'20"	15.581
31-32	99°04'35"	6.0
32-33	189°00'35"	6.0
32-42	117°30'05"	15.817
40-36	279°00'35"	15.0
41-42	9°00'35"	6.0
42-43	99°04'25"	6.0



SEE SHEET 4

Draft
20/09/2022

Scale 1:500 - Lengths are in Metres.



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Insert Plan Number **SP327445**

10935sp_s4B

REFERENCE MARKS

STN	TO	ORIGIN	BEARING	DIST
16	OIP	19/1S272876	88°44'10"	2.915

TRAVERSES ETC

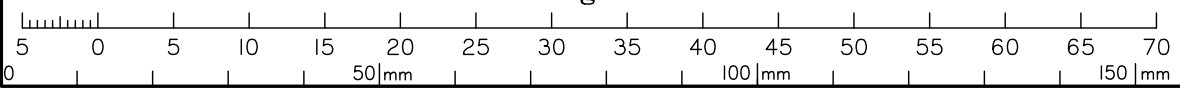
LINE	BEARING	DISTANCE
16-54	279°00'35"	15.002
18-19	9°00'15"	6.0
19-20	99°04'25"	6.0
24-47	173°22'20"	15.581
49-50	99°04'25"	6.0
50-19	99°04'30"	15.0
50-51	189°00'35"	6.0



SEE SHEET 3

Draft
20/09/2022

Scale 1:500 - Lengths are in Metres.



Insert Plan Number **SP327445**

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10935sp_s4B

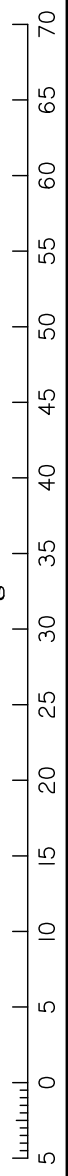


Draft
20/09/2022



907
(Part)
8049 m²
Total Area
2.232 ha

Scale 1:500 - Lengths are in Metres.



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Insert Plan Number **SP327445**

10935sp_S4B

REFERENCE MARKS

STM	TO	ORIGIN	BEARING	DIST
4	O Screw in kerb	18/1S298657	346°32'	18.475

TRAVERSES ETC

LINE	BEARING	DISTANCE
3-4	15°18'55"	4.829



0 50mm 100mm 150mm

Scale 1:500 - Lengths are in Metres.
0 5 10 15 20 25 30 35 40 45 50 55 60 65 70

Draft
20/09/2022

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Insert Plan Number **SP327445**

10935sp_S4B



TEMPO DRIVE

WALTZ STREET

LANE

LYRIC

WALTZ

WAY

TANGO

907
(Part)
4775 m²

Emt E

335
RP814578

84°06' Orig
3-106 Orig
54°06' Orig
3-106 Orig
24°06' Orig
3-106 Orig
99°05'30" Orig
7-625 Orig
189°05'30" Orig
32-676 Orig
189°05'30" Orig

9°05'30" Orig
53-561 Orig

99°05'30" Orig
15-0 Orig

18-045 Orig
9°05'30" Orig

32-654 Orig
189°05'30" Orig

93°35'50" Orig
10-046 Orig

139-983 Orig
278°55'15" Orig

54
SP327437

99°05'30" Orig
37-716 Orig

12-819 Orig
189°01' Orig

88
SP327438

906
(Part)
SEE SHEET 6

91
SP327437

Draft
20/09/2022

Scale 1:500 - Lengths are in Metres.



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Insert Plan Number **SP327445**

