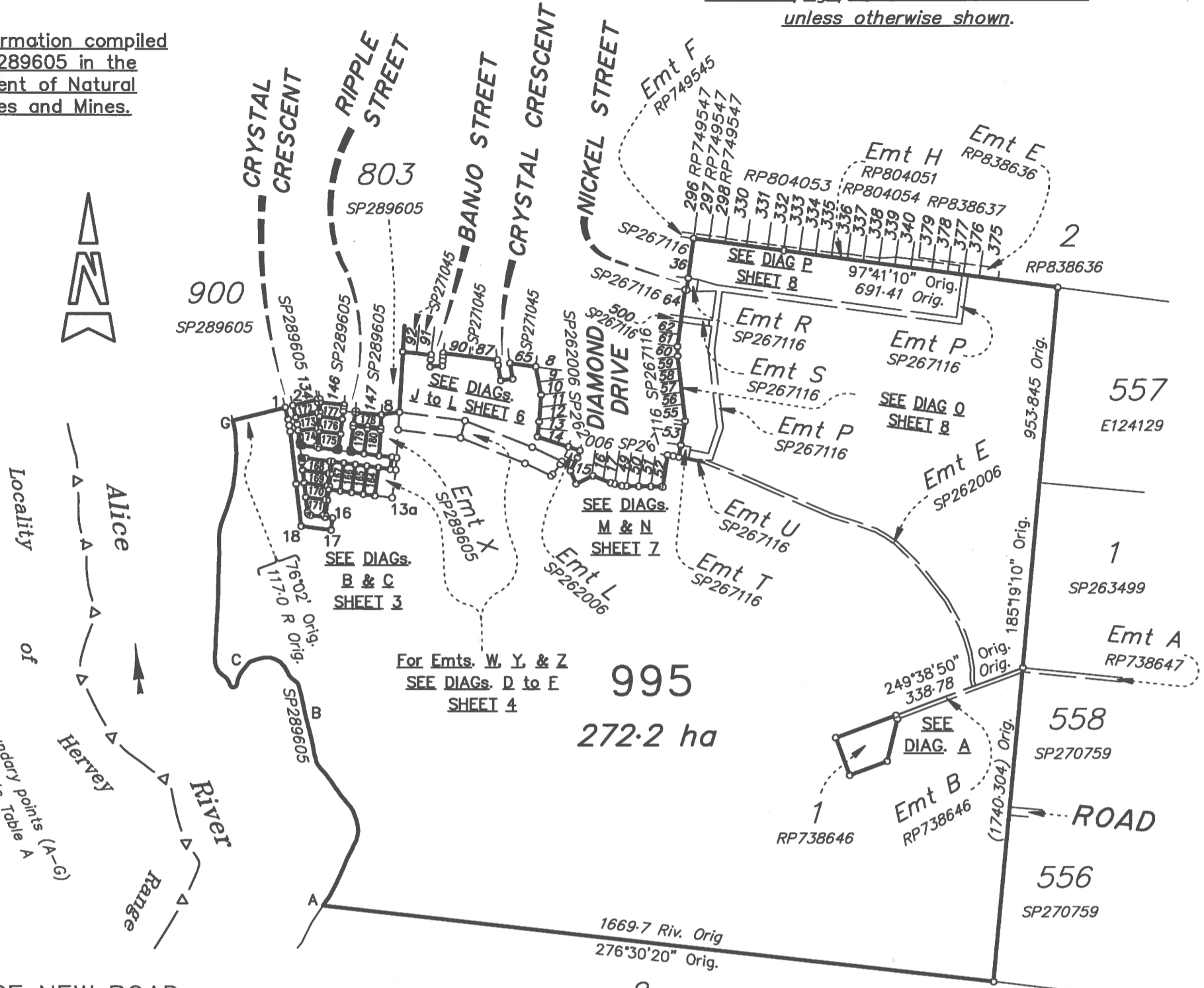


Branded peg placed at all new corners unless otherwise shown.

Original information compiled from SP289605 in the Department of Natural Resources and Mines.



AREA OF NEW ROAD
CRYSTAL CRESCENT
(28-29-20a-20b-22b-10-11-23a-23c-19-28) **9189 m²**

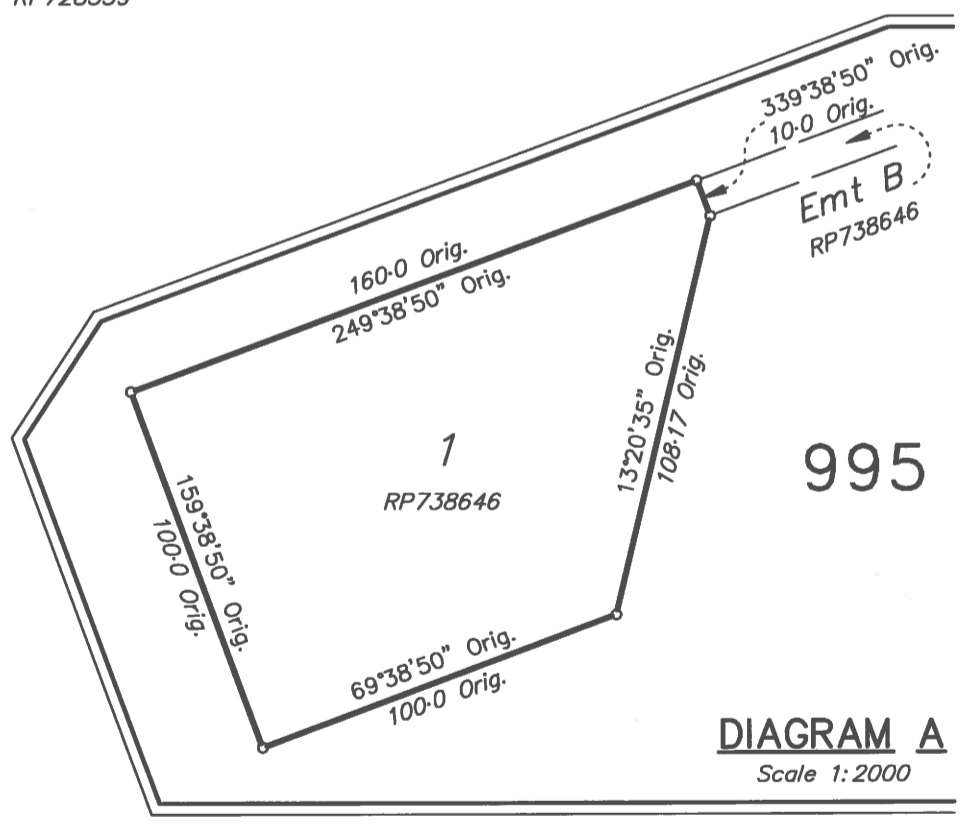
RIPPLE STREET
(5-6-22a-22b-21a-21b-5) **2100 m²**

DOLLY DRIVE
(23c-23a-23b-24a-24b-16-17-18-23c) **5296 m²**

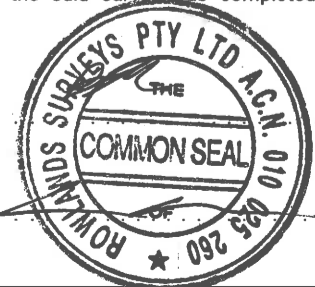
Total **1.659 ha**

FOR REFERENCE MARKS TABULATION, PERMANENT MARKS TABULATION AND MGA COORDINATES TABULATION - SEE SHEET 9

SUBSEQUENT NEW PLAN OF SURVEY
under section 113 of the *Survey and Mapping Infrastructure Act 2003*



Rowlands Surveys Pty. Ltd (ACN. 010. 025. 260) hereby certify that the land comprised in this plan was surveyed by the corporation, by
Laurence John Nolan 0m
(Cadastral Surveyor) 0m
for whose work the corporation accepts responsibility 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 .26./11./2019.



Benjamin John Cook
Director/

Laurence John Nolan
Director/
Date: 5/12/19

0m	100m	200m	300m (Scale 1:2000)
125m	625m	1250m	1875m (Scale 1:12500)
50mm	100mm	150mm	State copyright reserved.

PLAN OF Lots 164 to 180, 995 and Easements A to G in Lots 168 to 174 respectively and Easements H & J in Lots 179 & 180 and Easements W, Y and Z in Lot 995
Cancelling Lot 995 on SP289605

Scale: 1 : 12500
Format: STANDARD



SP307733

LOCAL GOVERNMENT : Townsville City Council LOCALITY : Alice River
Meridian: MGA (Zone 55) vide SP289605 Survey Records: NO

(Dealing No.)

5. Lodged by

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

1. Certificate of Registered Owners or Lessees.

+/We **STEVEN ROBERT MONCRIEFF**
..... **DAPHNE JEAN MONCRIEFF**
..... **JOINT TENANTS**

(Names in full)

* as Registered Owners of this land agree to this plan and dedicate the Public Use Land as shown hereon in accordance with Section 50 of the Land Title Act 1994.

~~* as Lessees of this land agree to this plan.~~

Signature of * Registered Owners *Lessees

* Rule out whichever is inapplicable

2. Planning Body Approval.

* **TOWNSVILLE CITY COUNCIL**
hereby approves this plan in accordance with the :
%

PLANNING ACT 2016

Dated this **20TH** day of **DECEMBER 2019**

**AS DULY AUTHORISED
REPRESENTATIVE OF
TOWNSVILLE CITY COUNCIL**

Acting GENERAL MANAGER, PLANNING

* Insert the name of the Planning Body. % Insert applicable approving legislation.
Insert designation of signatory or delegation

3. Plans with Community Management Statement :

CMS Number :

Name :

4. References :

Dept File : **POS19/00984**
Local Govt : **TOWNSVILLE**
Surveyor : **43509/13**

6. Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
51131679	Lot 995 on SP289605	164 to 180 and 995	New Rd	Easements A to H, J, W, Y and Z

**ENCUMBRANCE
EASEMENT ALLOCATION**

Easement	Lots to be Encumbered
601502026	995
715386246	995
715386279	995
715929633	995
715929650	995
715929655	995
715929663	995
715929672	995
718469069	995

BENEFIT EASEMENT ALLOCATION

Easement	Lots Fully Benefited	Lots Partially Benefited
716754755	164 to 180 and 995	
716754758	164 to 180 and 995	

MORTGAGE ALLOCATION

Mortgage	Lots Fully Encumbered	Lots Partially Encumbered
715096782	164 to 180 and 995	

ADMINISTRATIVE ADVICE ALLOCATION

Administrative Advice	Lots Fully Encumbered	Lots Partially Encumbered
715560239	164 to 180 and 995	

9. 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

10. Lodgement Fees :

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

11. Insert Plan Number


SP307733

164 to 180 and 995 Por. 300

Lots Orig

7. Orig Grant Allocation :

8. Passed & Endorsed :

By : Rowlands Surveys Pty Ltd (ACN 010 025 260)
Date : 5/12/19
Signed : 
Designation : Cadastral Surveyor

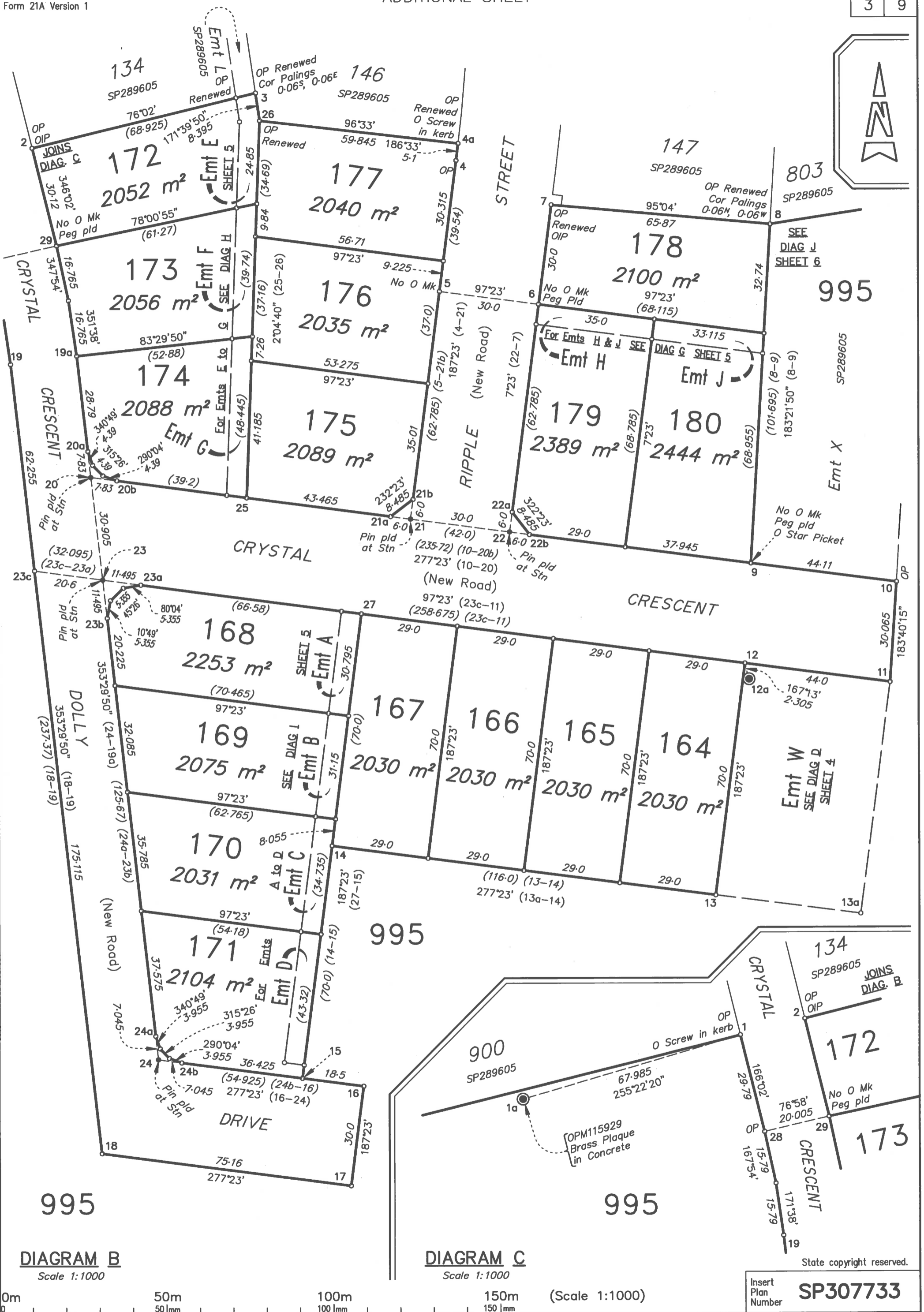


DIAGRAM B
Scale 1:1000

DIAGRAM C
Scale 1:1000



Insert Plan Number **SP307733**
State copyright reserved.

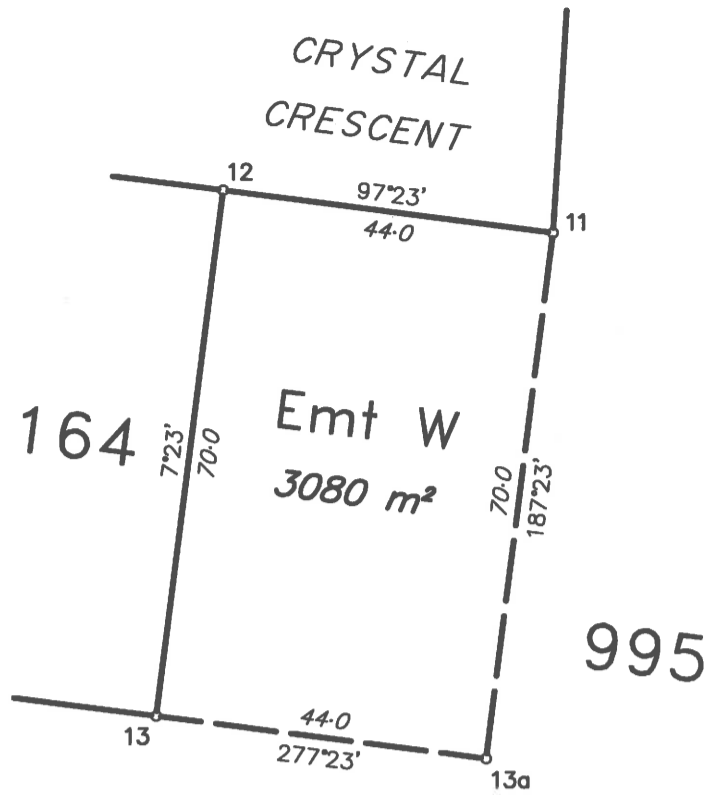


DIAGRAM D
Scale 1:1000

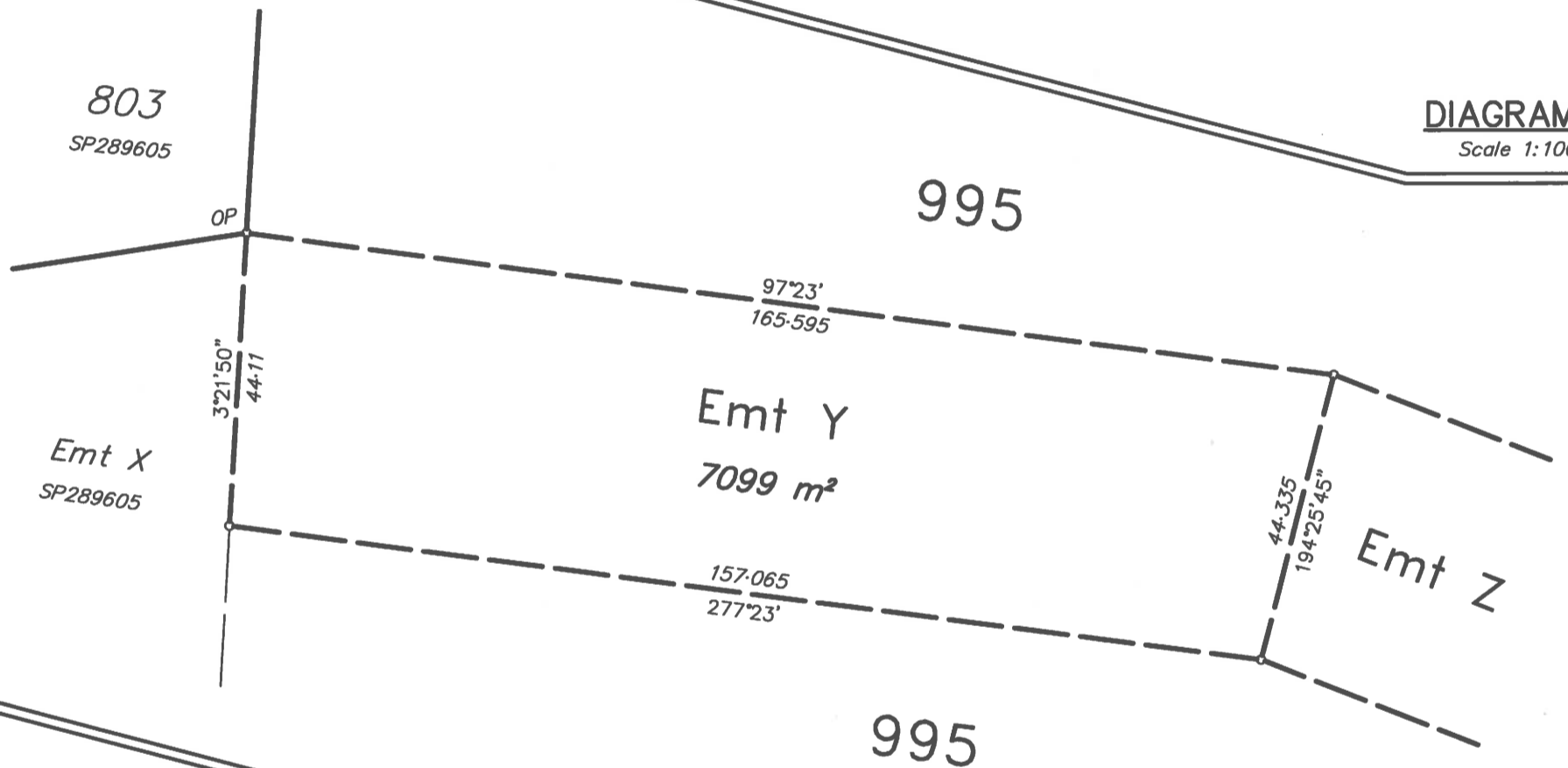


DIAGRAM E
Scale 1:1000

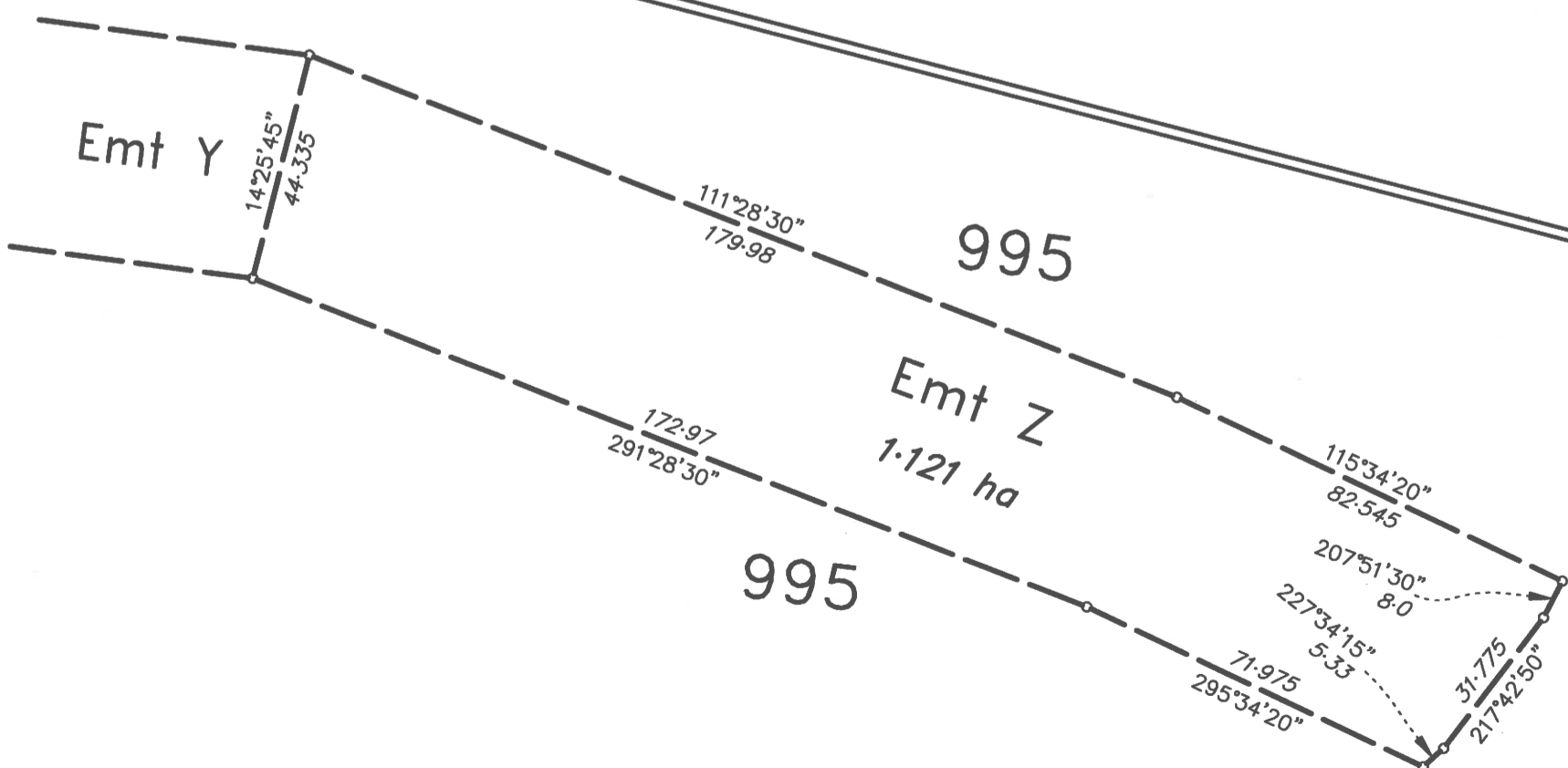
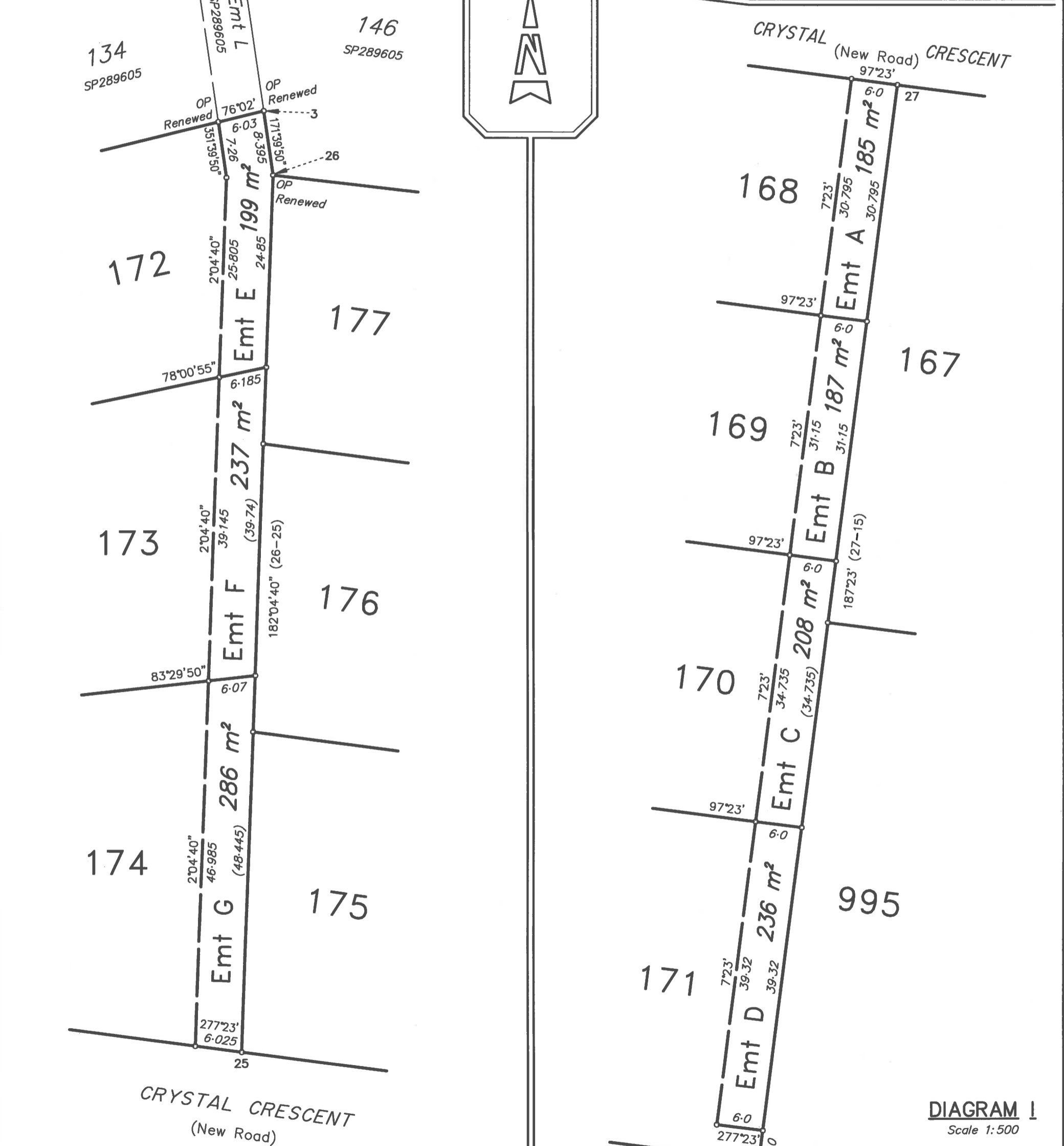
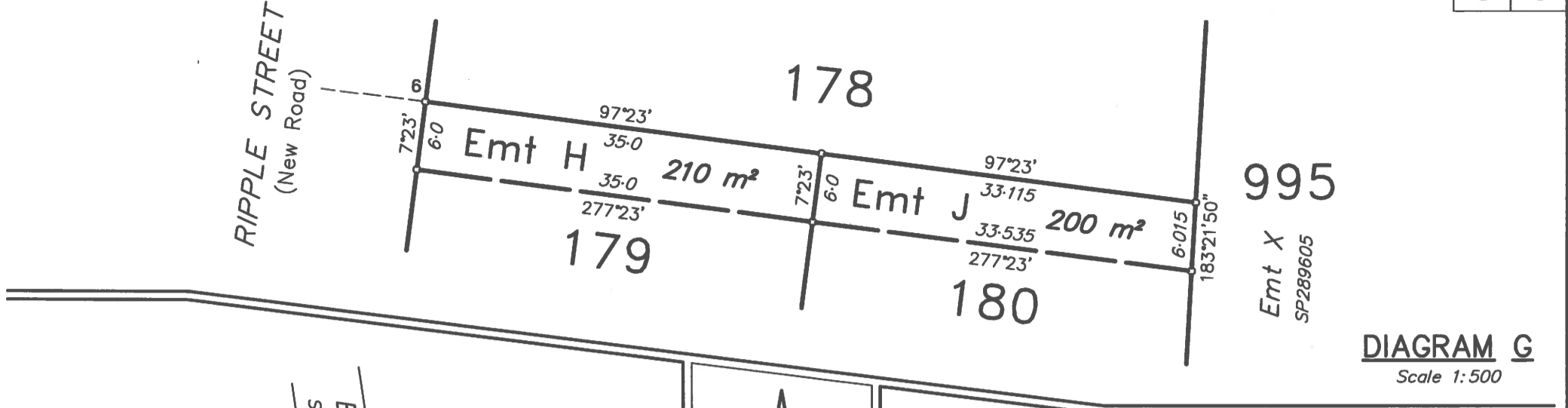


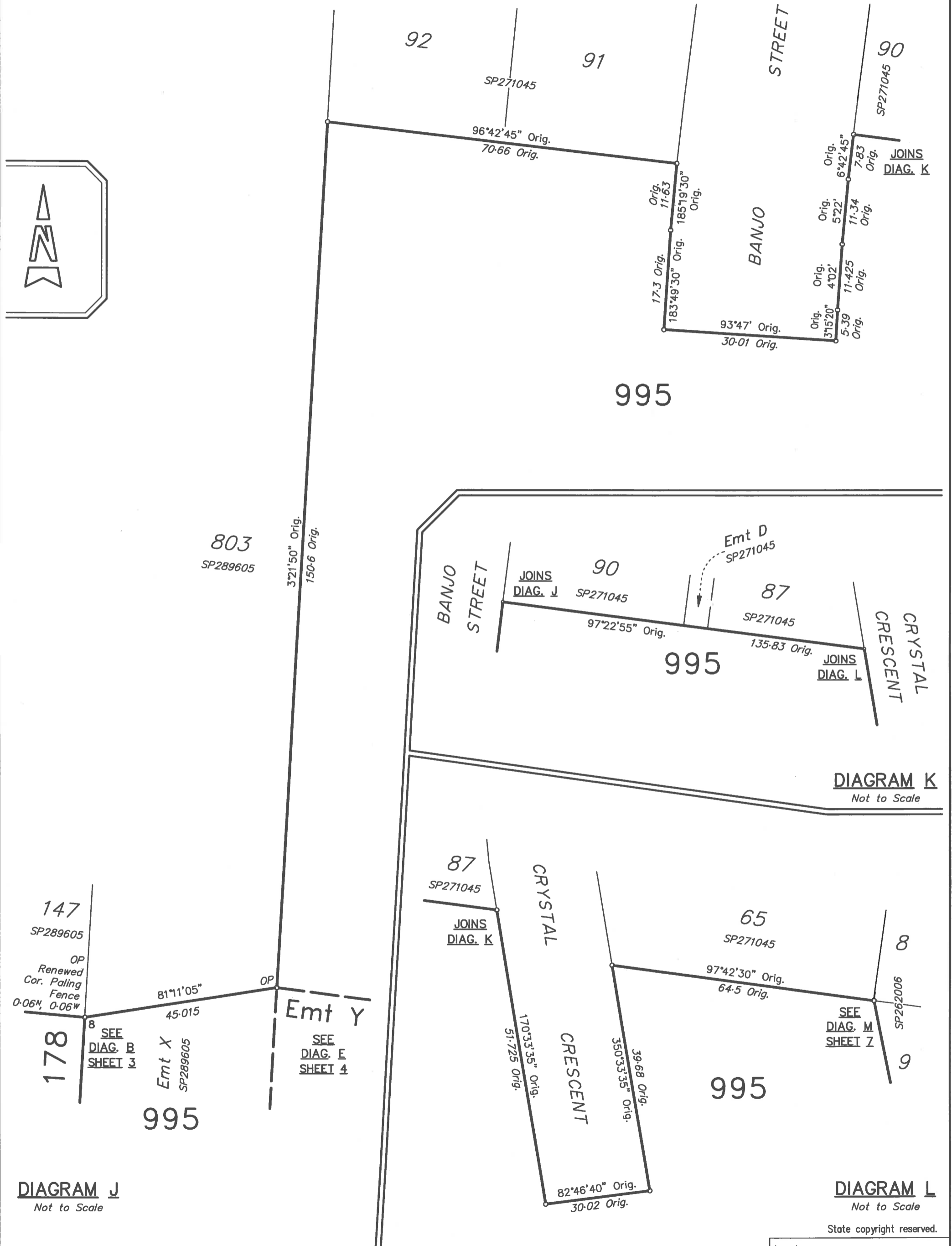
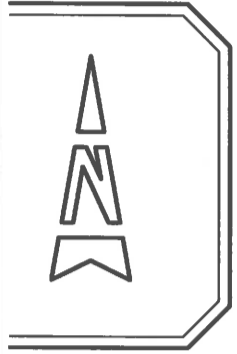
DIAGRAM F
Not to Scale

State copyright reserved.



Insert Plan Number **SP307733**





0m Not to Scale to 100mm Scale 150mm

State copyright reserved.
Insert Plan Number **SP307733**

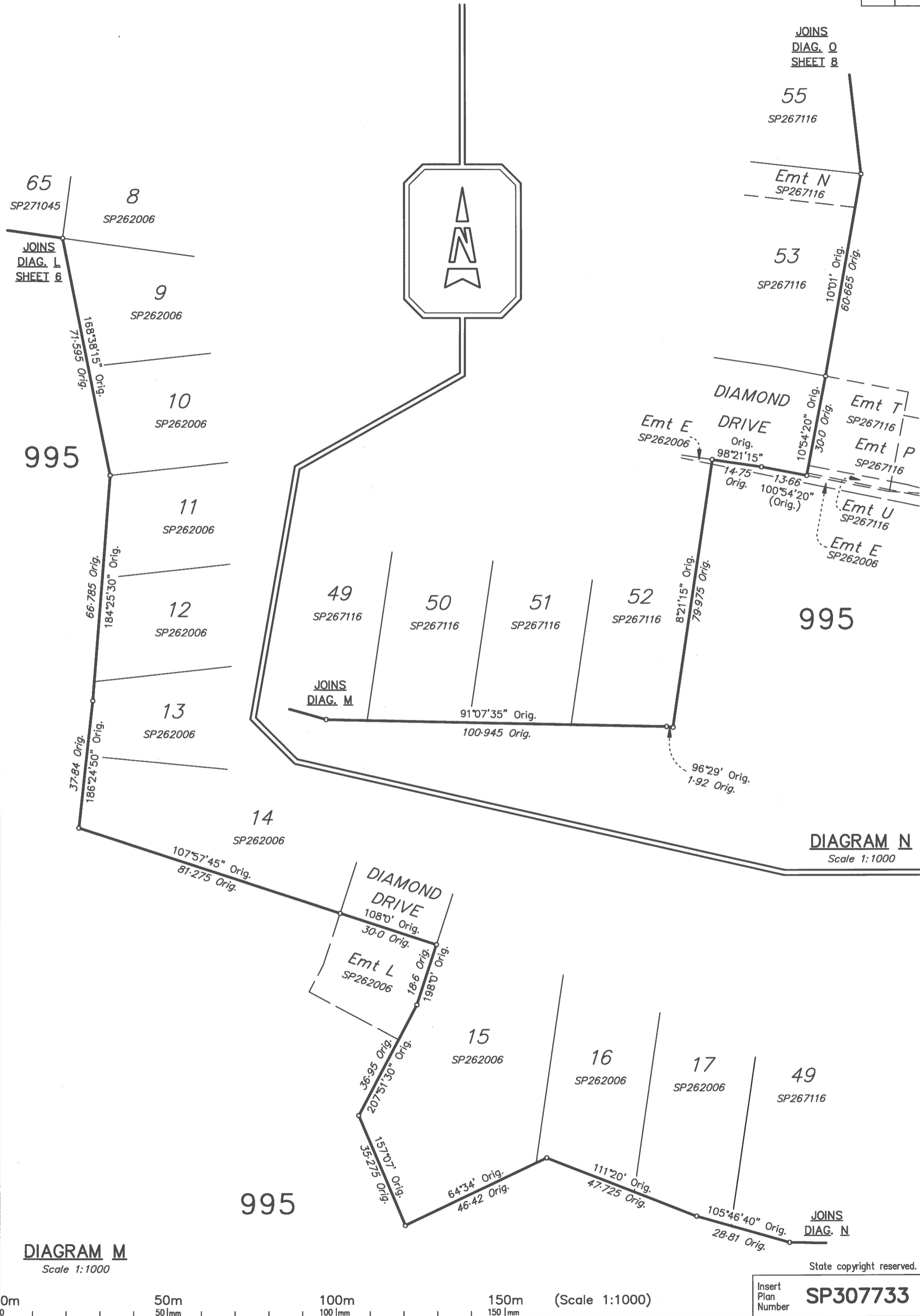
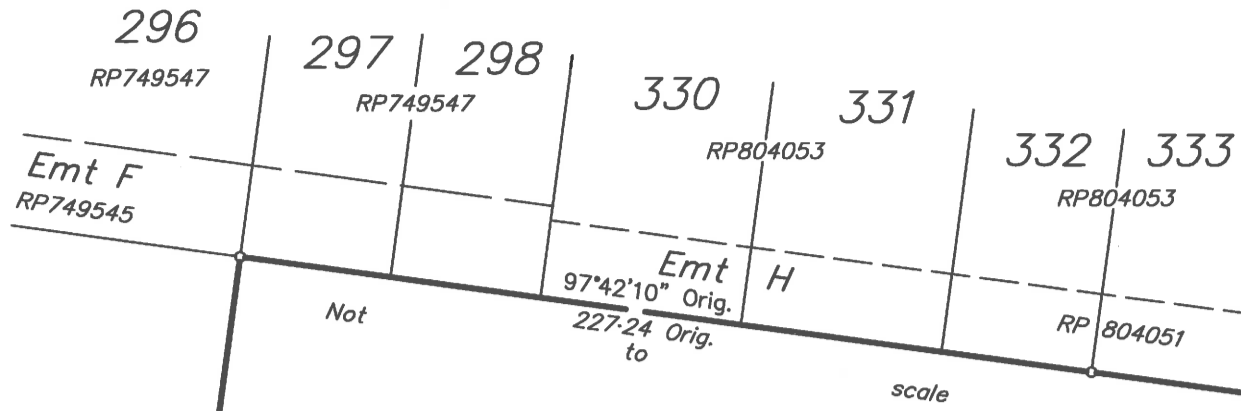


DIAGRAM M
Scale 1:1000

DIAGRAM N
Scale 1:1000

0m 50m 100m 150m (Scale 1:1000)

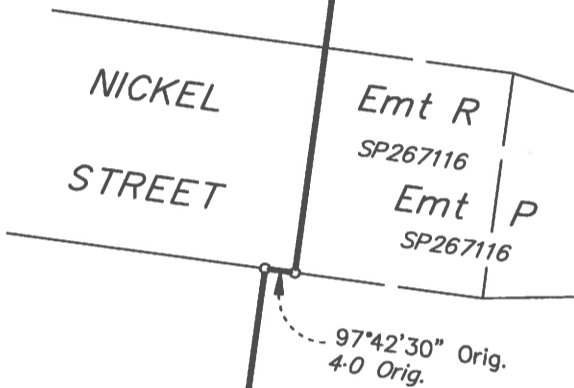
State copyright reserved.
Insert Plan Number **SP307733**



SEE SHEET 1

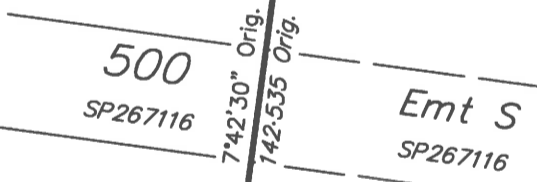
36 SP267116

7°42'30" Orig.
130.04 Orig.



64 SP267116

995



62 SP267116

61 SP267116

60 SP267116

59 SP267116

JOINS DIAG. Q

DIAGRAM P
Scale 1:1000



JOINS DIAG. P

995

JOINS DIAG. N SHEET Z

DIAGRAM O
Scale 1:1000

State copyright reserved.



Insert Plan Number **SP307733**

REPORT

Survey is over Stage 6A of a staged development. All adjoining boundaries, being the northern and eastern extent of this stage, were fixed on SP289605. Measurements to existing reference marks agreed with SP289605.

Non-Tidal Boundary Alice River

A first new plan of survey, SP262006, was registered for the subject land pursuant to s.108 of the Survey and Mapping Infrastructure Acct 2003.

On the first plan of survey the top of low bank was adopted between points A and B, and C to G (which was fixed on SP289605). The top of high bank was adopted between points B and C.

The boundary of the subject land is the top of low bank and top of high bank of the Alice River as adopted on SP262006.

The location of the boundary at law on SP307733 is consistent with the boundary depicted on SP262006, this having been confirmed by site inspection.

SP307733 is a Subsequent New Plan of Survey under s.113 of the Survey and Mapping Infrastructure Act 2003.

MGA COORDINATES GDA-94

Station	East	North	Zone	P.U.	Lineage	Method	Remarks
1a	456 922.549	7 861 275.872	55	0.018	Derived	AUSPOS	PM115929
12a	457 221.450	7 861 141.431	55	0.018	Derived	AUSPOS	PM88455

PERMANENT MARKS

STN	TO	BEARING	DISTANCE	NUMBER	ORIGIN	TYPE
1a	OPM	at	Station	115929	29a/SP289605	Brass Plaque in Concrete
12a	PM	at	Station	88455		Star Picket and Conc. Collar

REFERENCE MARKS

STN	TO	BEARING	DISTANCE	ORIGIN
1	O Screw in kerb	44°13'30"	1.91	29/SP289605
2	OIP	256°02'	3.0	26/SP289605
4a	O Screw in kerb	107°44'30"	11.885	51/SP289605
7	OIP	278°0'	6.355	34c/SP289605
9	O Star Picket	230°02'40"	44.065	50/SP289605
9	Screw in Concrete	210°11'20"	12.62	
17	Pin	85°00'20"	3.4	
20	Pin	at	Stn	
20	Screw in kerb	209°07'	8.805	
21	Pin	at	Stn	
21	Screw in kerb	131°30'40"	8.355	
22	Pin	at	Stn	
22	Screw in kerb	242°47'40"	8.35	
23	Pin	at	Stn	
23	Screw in kerb	298°11'40"	7.94	
24	Pin	at	Stn	
24	Screw in Concrete	243°09'	8.61	

TABLE A

RIVER POINTS	
BEARING	DISTANCE
A 34°10'	29.9
27°30'	53.0
22°20'	52.5
27°20'	48.9
358°50'	51.7
335°30'	33.9
318°30'	38.1
326°0'	46.2
322°10'	56.5
348°40'	46.9
345°50'	71.6
B 347°30'	79.1
315°10'	34.8
333°50'	24.2
309°0'	27.6
281°10'	25.6
258°50'	20.8
249°40'	20.3
221°30'	31.5

TABLE A Continued

RIVER POINTS	
BEARING	DISTANCE
C 209°30'	46.8
328°40'	26.2
311°10'	30.4
345°40'	34.1
4°10'	67.2
3°20'	77.7
1°10'	54.0
1°40'	60.8
0°20'	56.3
18°50'	55.0
16°40'	54.6
8°40'	45.6
3°0'	54.1
355°0'	58.8
348°48'	20.4
G	

River points compiled from SP289605, which included points originally located on SP262006