

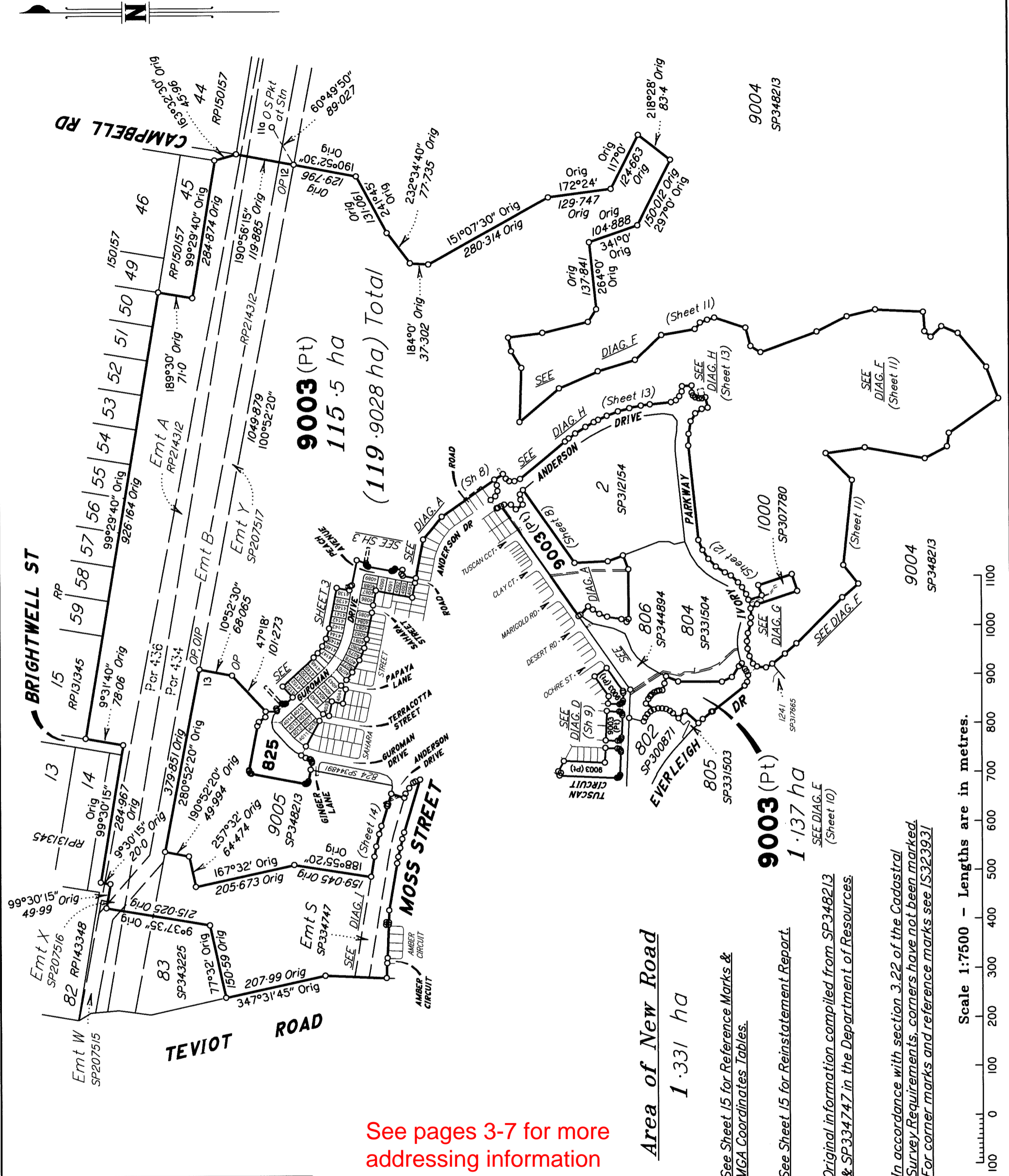
PRELIMINARY PROPERTY/STREET NUMBERING FOR LOTS ON SP344892

Land Title Act 1994; Land Act 1994
Form 21 Version 4

SURVEY PLAN

6/08/2024

Sheet 1 of 15



See pages 3-7 for more addressing information

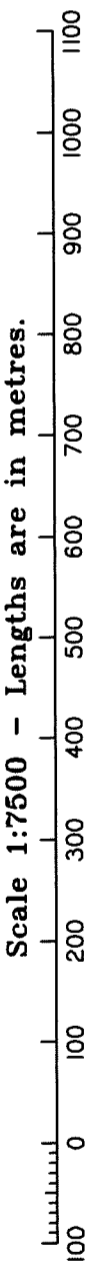
Area of New Road
1.331 ha

See Sheet 15 for Reference Marks & MGA Coordinates Tables.

See Sheet 15 for Reinstatement Report.

Original information compiled from SP348213 & SP334747 in the Department of Resources.

In accordance with section 3.22 of the Cadastral Survey Requirements, corners have not been marked. For corner marks and reference marks see IS323931



SAUNDERS HAVILL GROUP PTY LTD (ACN 144 972 949) hereby certify that the land comprised in this plan was surveyed by the corporation, by Florencia Maillen STRICKER, surveying graduate, for whose work the corporation accepts responsibility, under the supervision of Michael KLEINE, 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 22/05/2024

The Common Seal of SAUNDERS HAVILL GROUP PTY LTD

M. Kleine
Authorised Signatory

John Cal
Authorised Signatory

Date: 28-05-2024

Plan of Lots 825, 4011-4018, 4039-4044, 4076-4094, 4138-4153 & 9003 and Easements L, M & U in Lot 9003

Cancelling Lot 9003 on SP348213

LOCAL GOVERNMENT: LOGAN CITY LOCALITY: GREENBANK

Meridian: MGA (Zone 56) vide PSMs

Scale: 1:7500

Format: STANDARD

SP344892

Survey Records: No

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SAUNDERS HAVILL GROUP

7598 SP344892.DWG MS

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)

Existing		Created		
Title Reference	Description	New Lots	Road	Secondary Interests
	Lot 9003 on SP348213	825, 4011-4018, 4039-4044, 4076-4094, 4138-4153 & 9003	New Rd	Emts L, M & U

ENCUMBRANCE EASEMENT ALLOCATIONS

Easement	Lots to be Encumbered
601266225 (Emt A on RP214312)	9003
601266225 (Emt B on RP214312)	9003
712220840 (Emt X on SP207516)	9003
712329523 (Emt Y on SP207517)	9003
720314657 (Emts G & H on SP312154)	9003
721023221 (Emts J & K on SP327528)	9003
721476938 (Emt D on SP331504)	9003
721476939 (Emt AA on SP331504)	9003
721476940 (Emt BB on SP331504)	9003
722337718 (Emt Y on SP338104)	9003
722621066 (Emt H on SP334725)	9003
722721358 (Emt AC on SP334746)	9003
722933700 (Emt S on SP334747)	9003
722933701 (Emt T on SP334747)	9003
722933703 (Emt W on SP334747)	9003
723115115 (Emt I on SP344891)	4011
723115118 (Emt R on SP344891)	4076

BENEFIT EASEMENT ALLOCATIONS

Easement	Lots Fully Benefited	Lots Partially Benefited
719454124 (Emt E on SP307780)		9003

EXISTING ADMINISTRATIVE ADVICE ALLOCATIONS

Administrative Advice	Lots to be Encumbered
719945618 (Veg Notice)	825, 4011-4018, 4039-4044, 4076-4094, 4138-4153 & 9003

722933702 (Emt V on SP334747) is fully absorbed by new road.
723115119 (Emt Z on SP344891) is fully absorbed by new road.

Part of 723115116, as far as it relates to Emt N, Emt P & Emt X on SP344891, to be surrendered prior to registration of this plan.

723115117 (Emt O on SP344891) to be surrendered prior to registration of this plan.

9003 Pors 434 & 436
825, 4011-4018, 4039-4044, 4076-4094 & 4138-4153 Por 434

Lots Orig

2. Orig Grant Allocation :

3. References :

Dept File :
Local Govt :
Surveyor : 7598-P10.2 Survey Advice: 2018-0912

5. Passed & Endorsed :

By: SAUNDERS HAVILL GROUP PTY LTD
Date: 28/05/2024
Signed: *Jon AC*
Designation: Endorsing Officer

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 **SP344892**



Lot 825 Addressed off Guroman Drive GREENBANK QLD 4124

Lot 9003 = Lot 9003 Teviot Road
GREENBANK QLD 4124
(Future Sub division)

70

9003 (P)

825
1.009 ha

9005
SP348213

GINGER LANE

GUROMAN DRIVE

TERRACOTTA STREET

PAPAYA LA DRIVE

SAHARA STREET

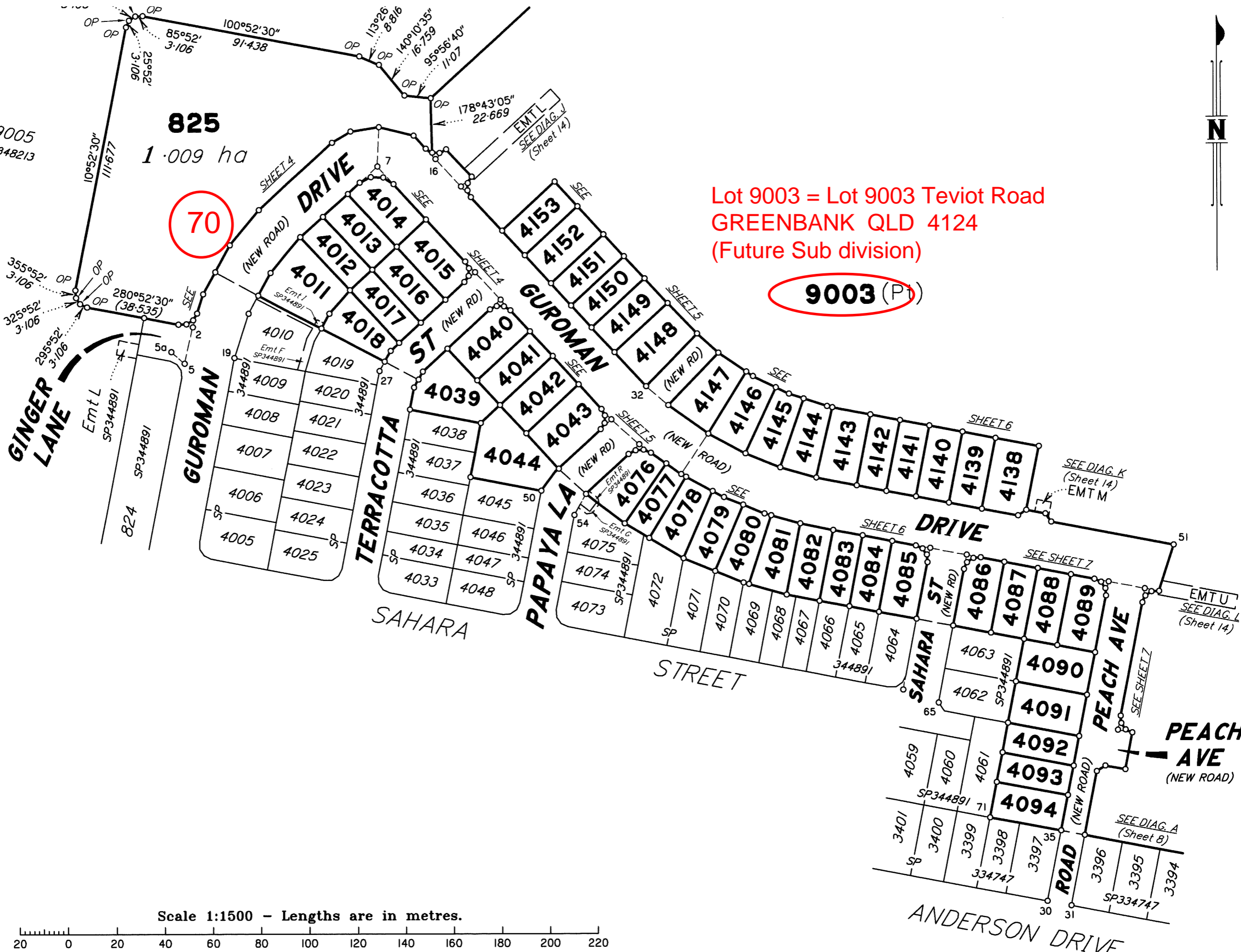
DRIVE

SAHARA ST

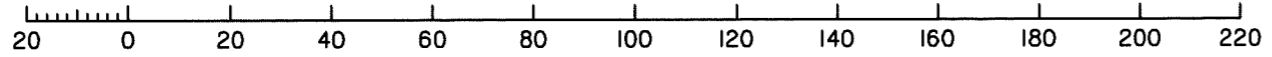
PEACH AVE

PEACH AVE
(NEW ROAD)

ANDERSON DRIVE



Scale 1:1500 - Lengths are in metres.



Insert
Plan
Number
SP344892

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Lots 4011-4014, 4040, 4041 Addressed off Guroman Drive GREENBANK QLD 4124

Lots 4015-4018, 4039 Addressed off Terracotta Street GREENBANK QLD 4124



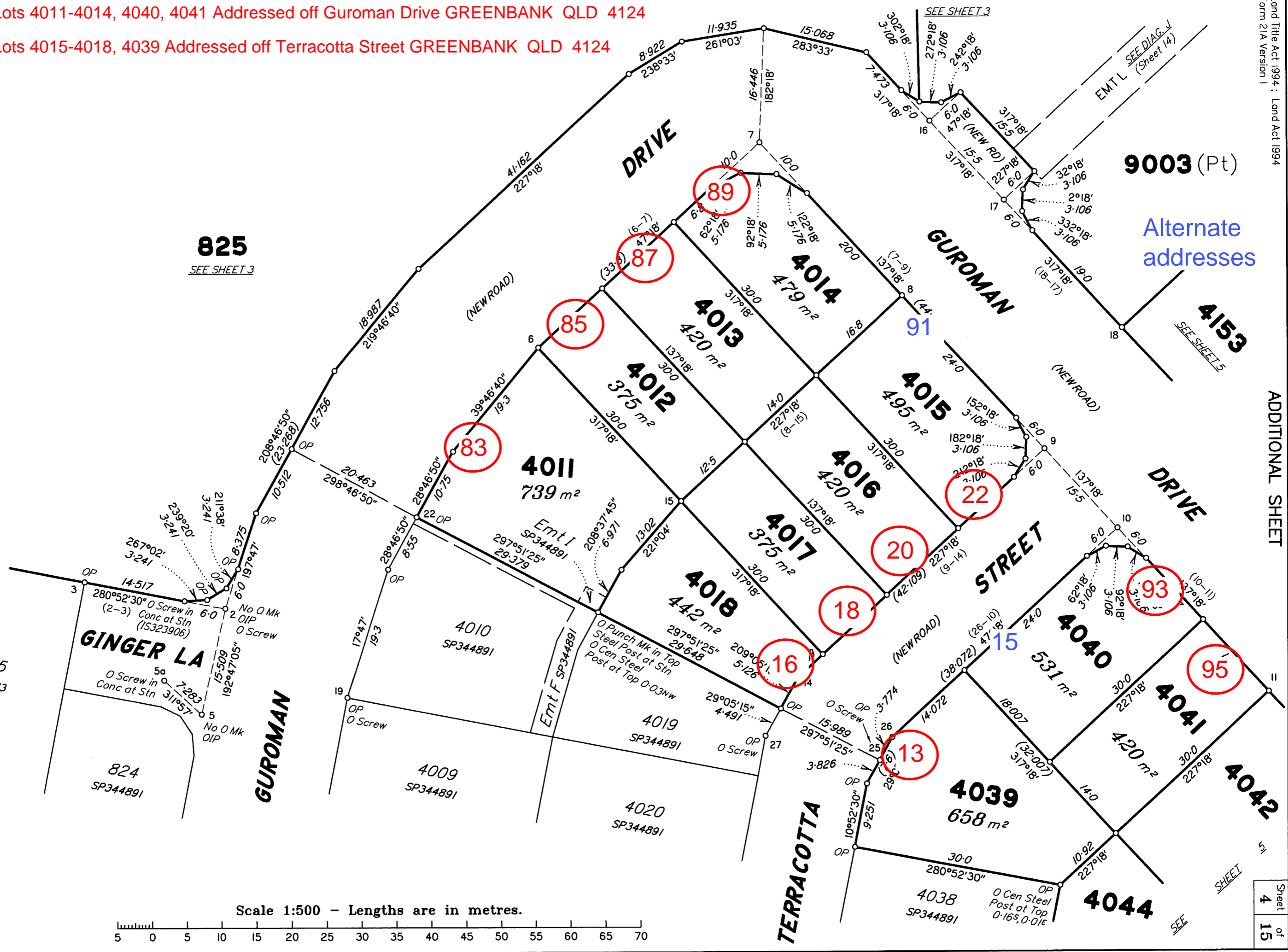
50 mm
100 mm
150 mm

825
SEE SHEET 3

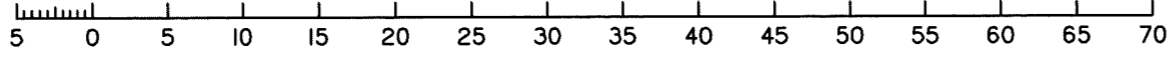
9003 (Pt)

Alternate addresses

4153
SEE SHEET 5



Scale 1:500 - Lengths are in metres.

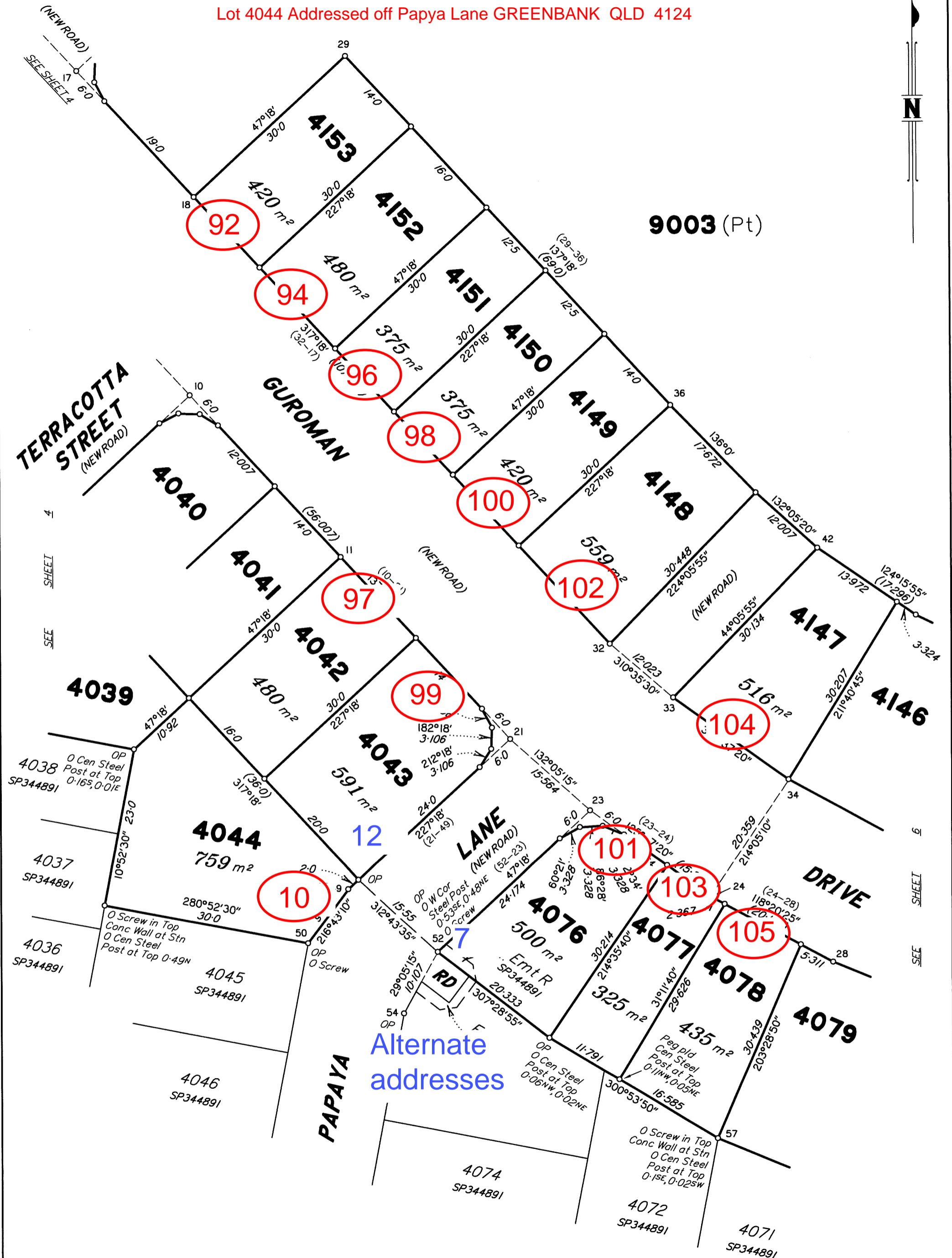


Insert Plan Number
SP344892

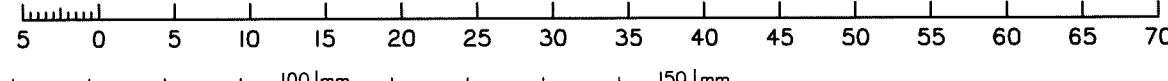
State copyright reserved.

Lots 4147-4153, 4042, 4043, 4076-4078 Addressed off Guroman Drive GREENBANK QLD 4124

Lot 4044 Addressed off Papaya Lane GREENBANK QLD 4124



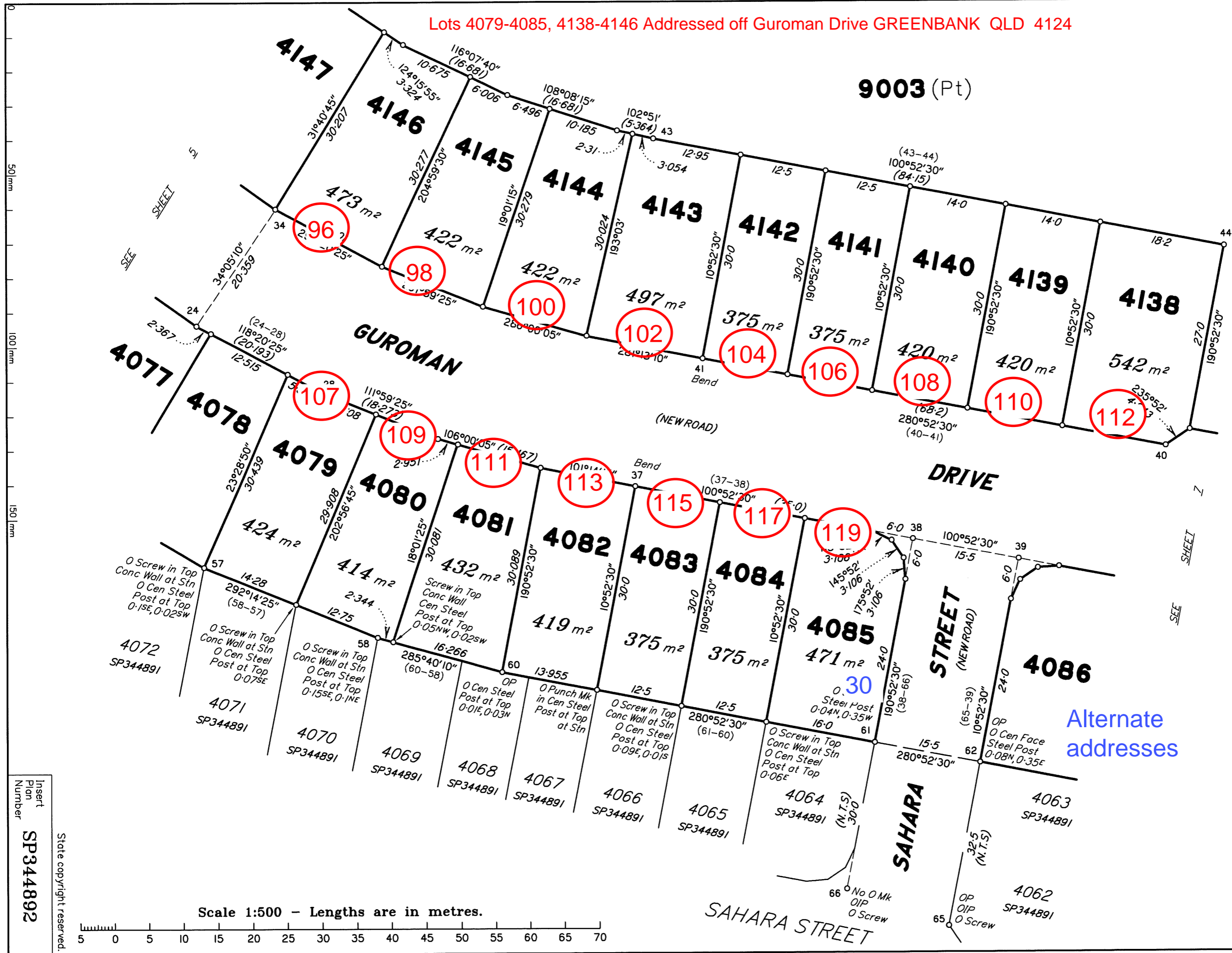
Scale 1:500 - Lengths are in metres.



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Insert Plan Number SP344892

Lots 4079-4085, 4138-4146 Addressed off Guroman Drive GREENBANK QLD 4124

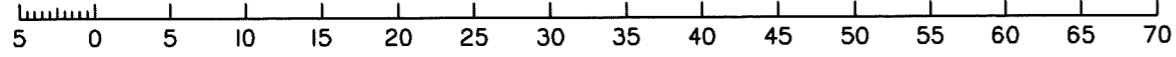


SEE SHEET

SEE SHEET

Alternate addresses

Scale 1:500 - Lengths are in metres.

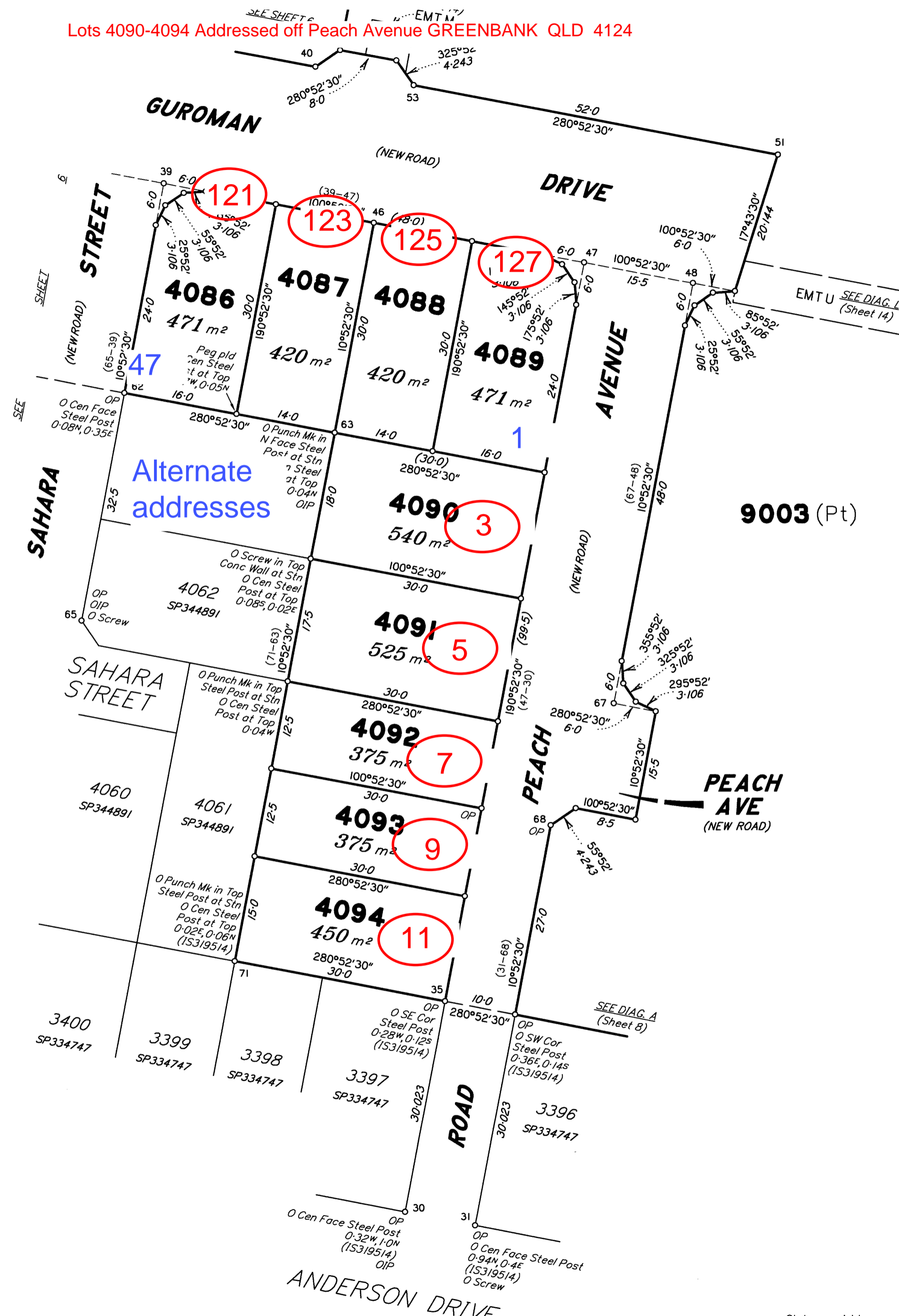


Insert
Plan
Number
SP344892

State copyright reserved.

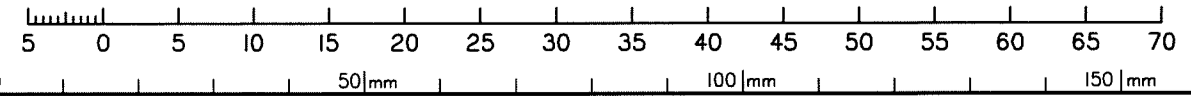
Lots 4086-4089 Addressed off Guroman Drive GREENBANK QLD 4124

Lots 4090-4094 Addressed off Peach Avenue GREENBANK QLD 4124



Alternate addresses

Scale 1:500 - Lengths are in metres.



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Insert Plan Number **SP344892**

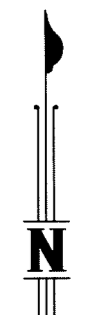


DIAGRAM A
1:2000

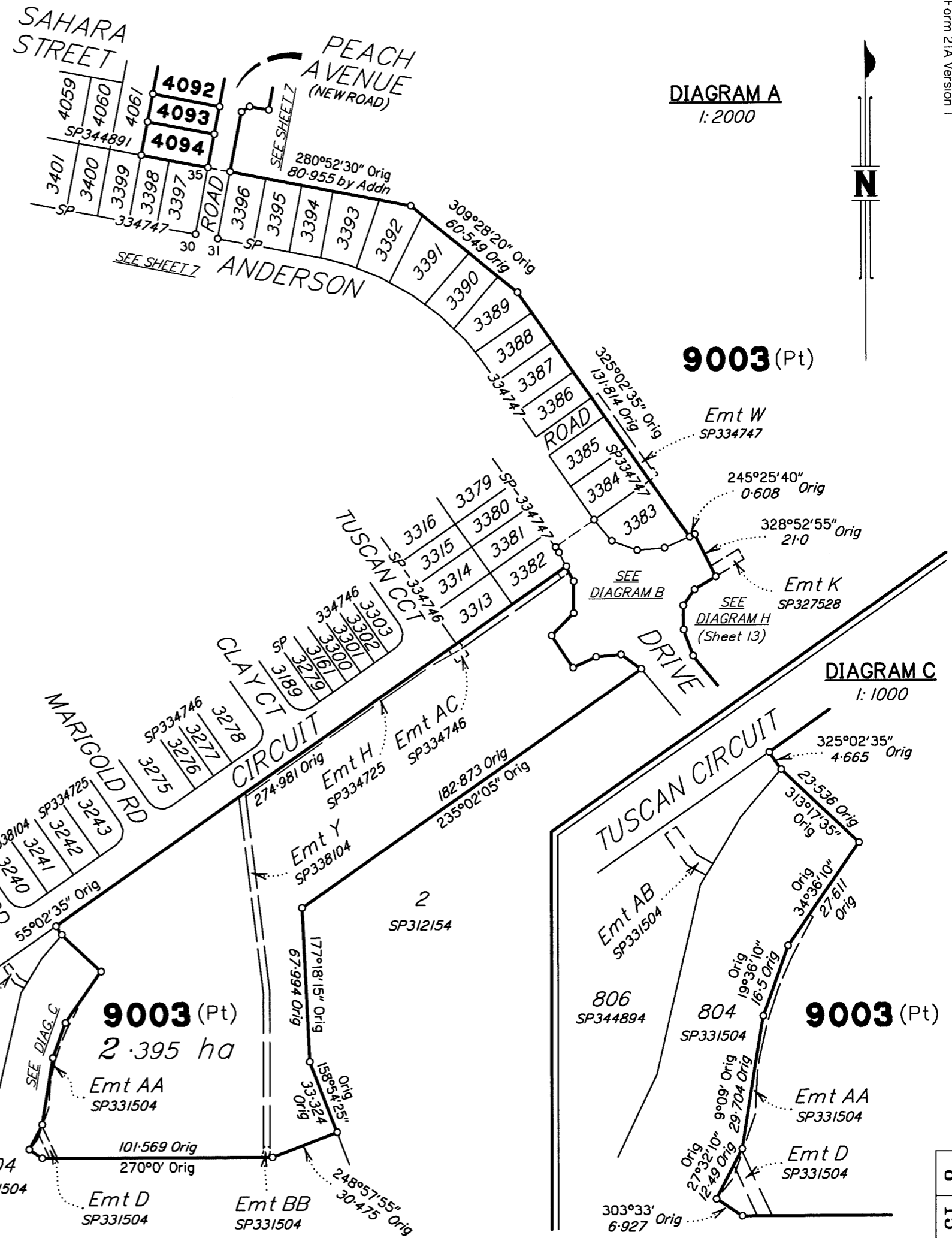


DIAGRAM B
1:500

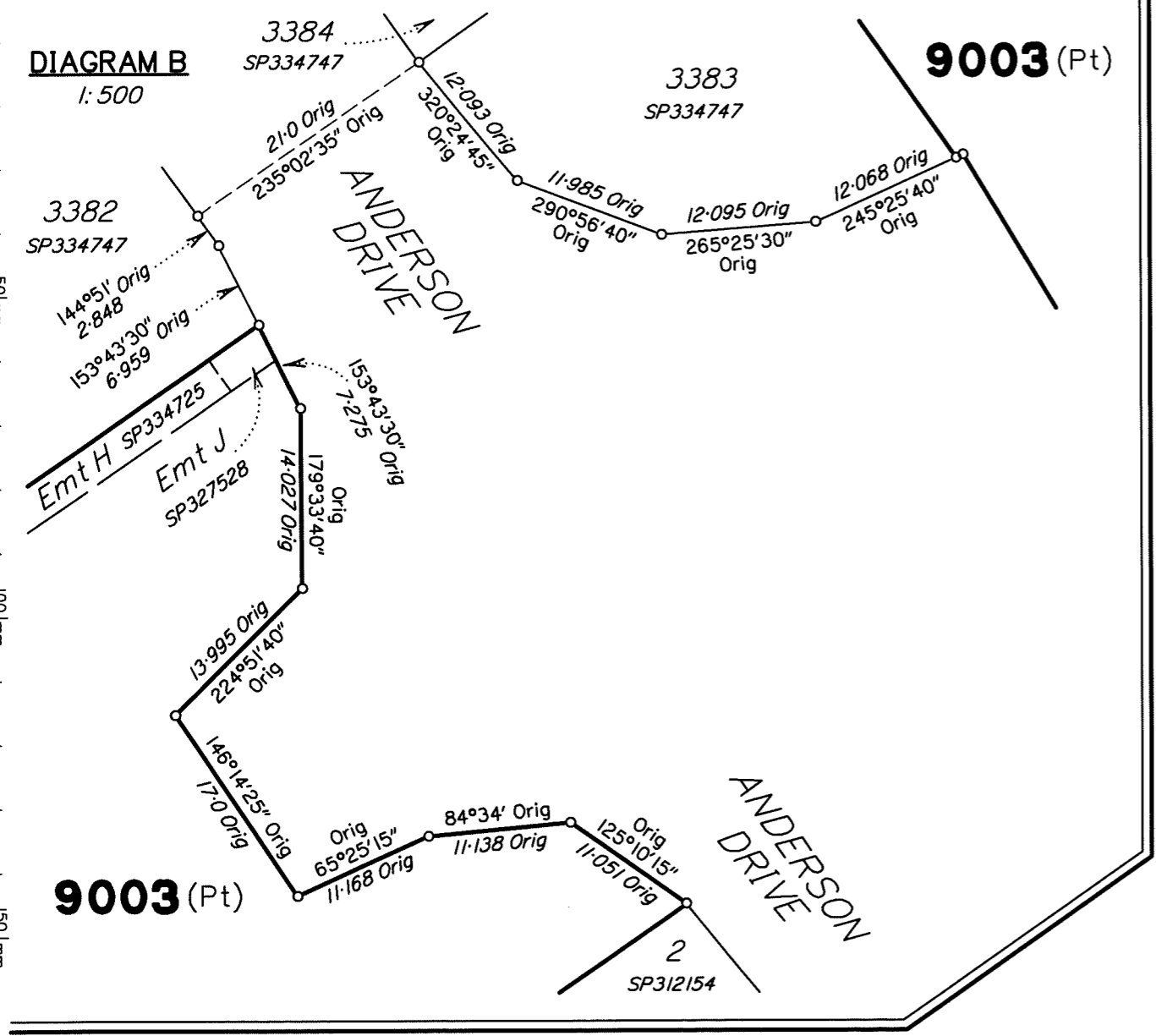
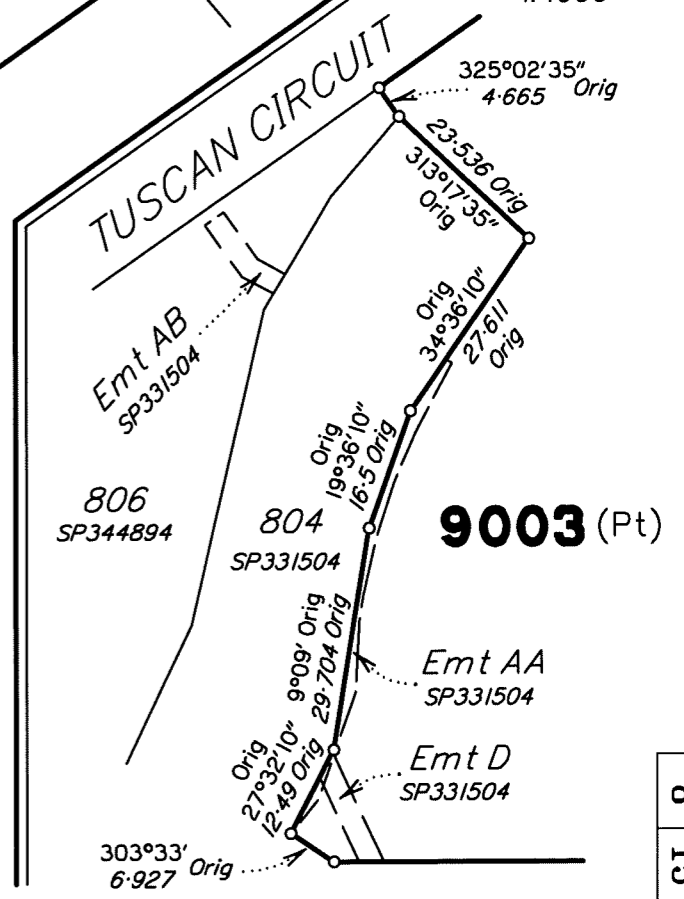


DIAGRAM C
1:1000



Insert
Plan
Number
SP344892

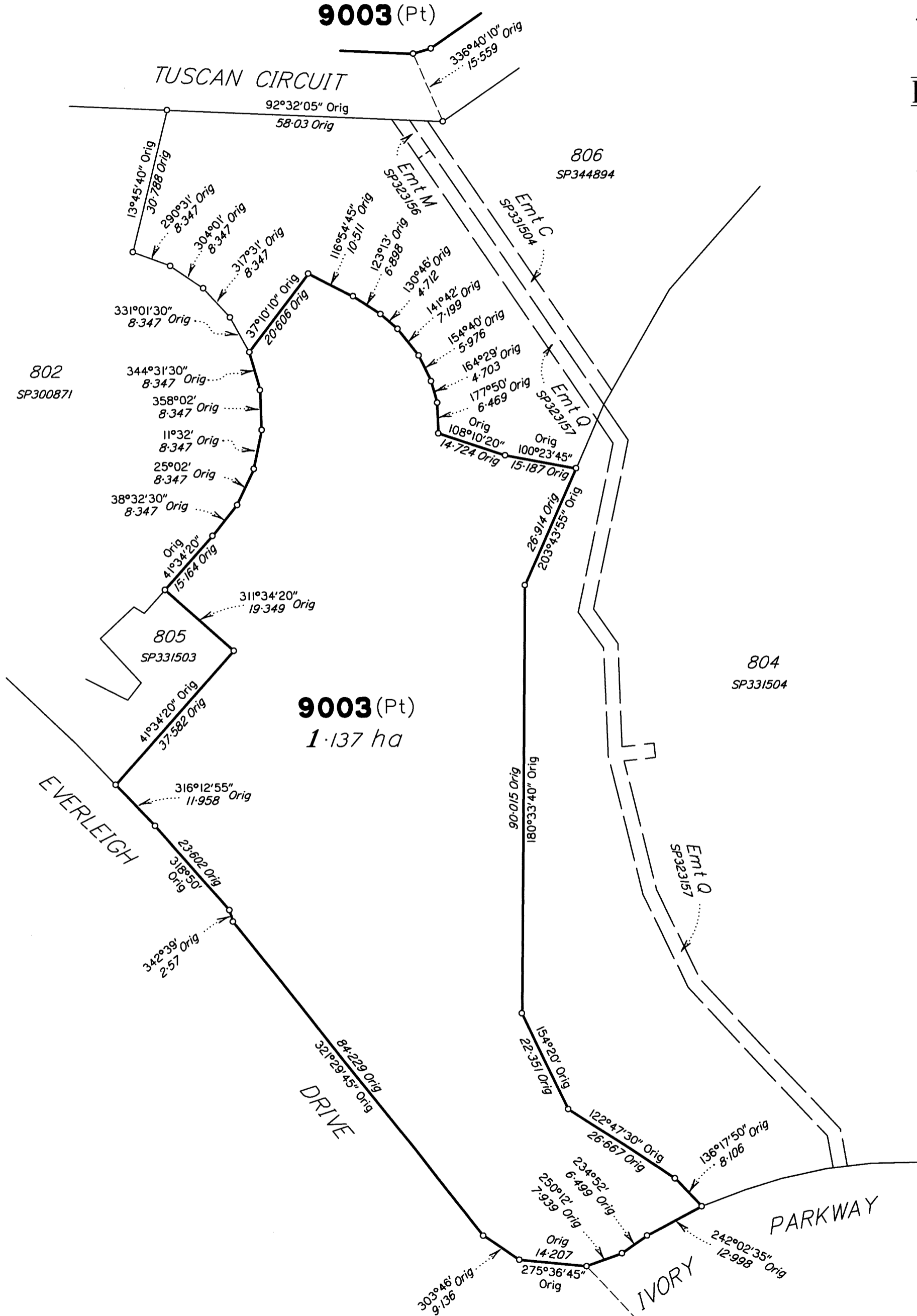
State copyright reserved.

DIAGRAM

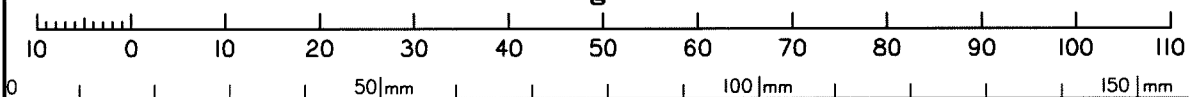
1:800

SEE
DIAGRAM D
(Sheet 9)

9003 (Pt)



Scale 1:800 - Lengths are in metres.

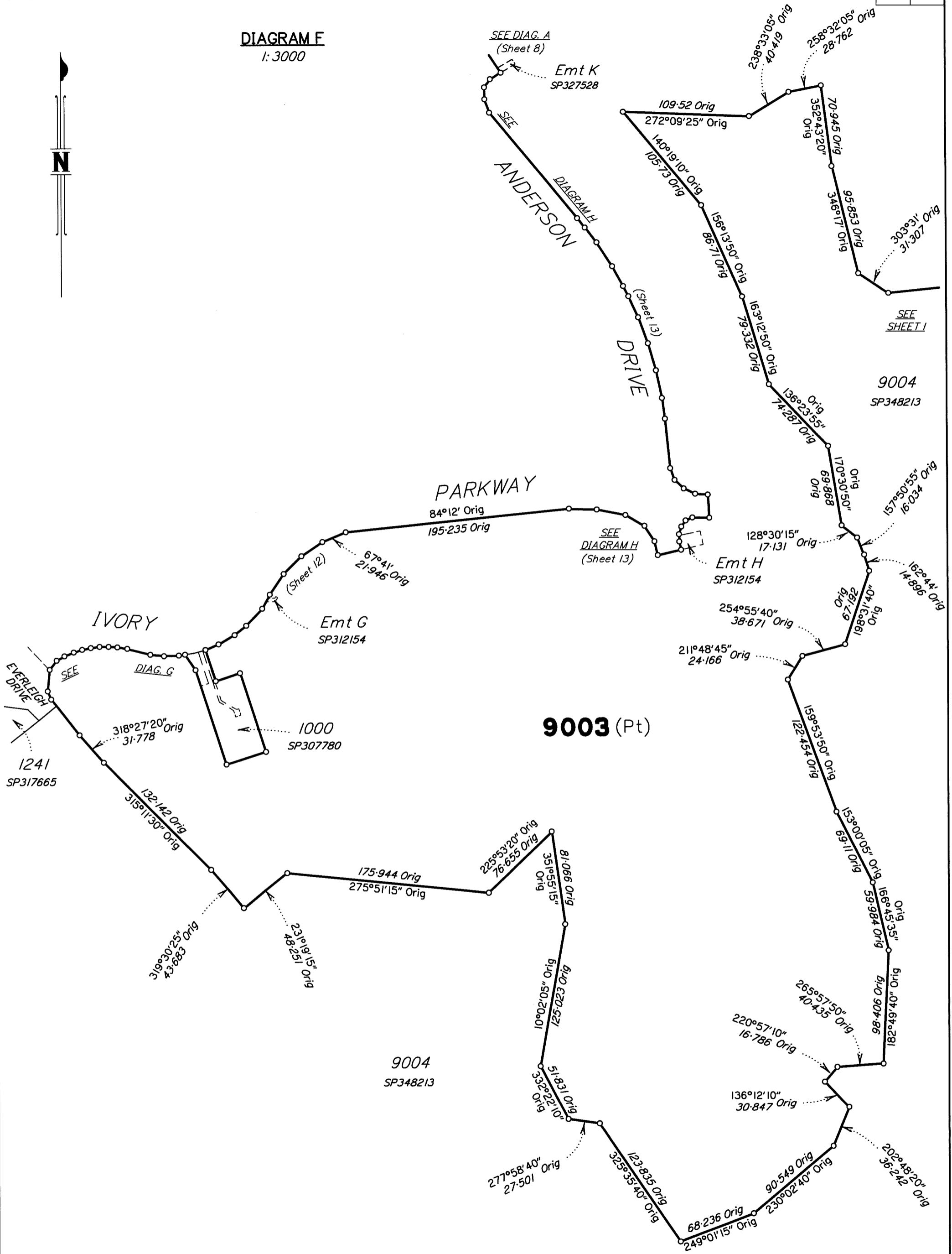


SEE
DIAGRAM G
(Sheet 12)

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Insert Plan Number **SP344892**

DIAGRAM F
1:3000



Scale 1:3000 - Lengths are in metres.

0 50 100 150 200 250 300 350 400 450

0 50mm 100mm 150mm

State copyright reserved.

Insert Plan Number **SP344892**

DIAGRAM G
1:750



0
50 mm
100 mm
150 mm

SEE
DIAGRAM F
(Sheet 11)

Emt G
SP312154

9003 (Pt)

SEE
DIAGRAM E
(Sheet 10)

9003 (Pt)

IVORY

EVERLEIGH
DRIVE

9003 (Pt)

Emt E
SP307780

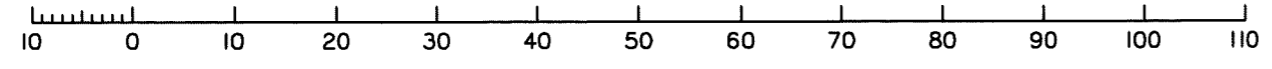
Emt D
SP307780

1000
SP307780

9004
SP348213

SEE
DIAGRAM F
(Sheet 11)

Scale 1:750 - Lengths are in metres.



Insert
Plan
Number
SP344892

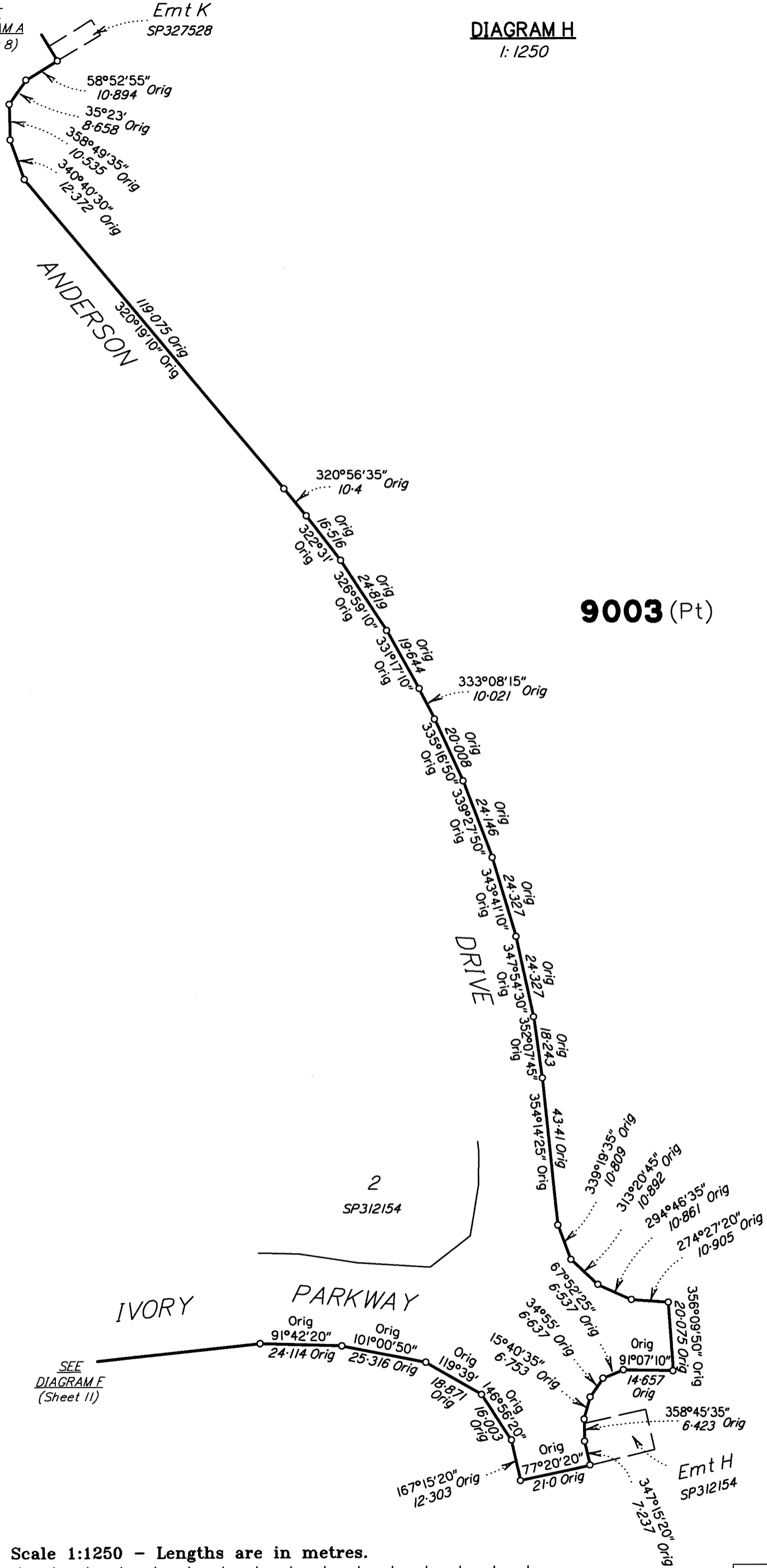
State copyright reserved.

SEE
DIAGRAM A
(Sheet 8)

Emt K
SP327528

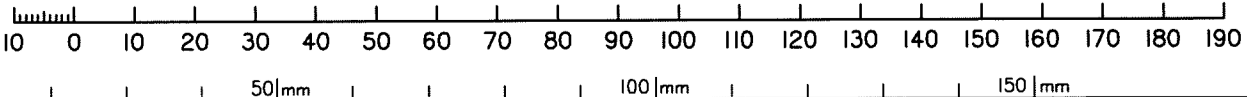
DIAGRAM H

1:1250



9003 (Pt)

Scale 1:1250 - Lengths are in metres.



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Insert Plan Number **SP344892**

Scale 1:1250 - Lengths are in metres.

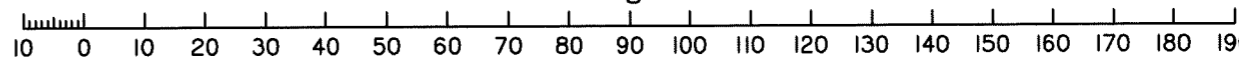


DIAGRAM I
1:1250

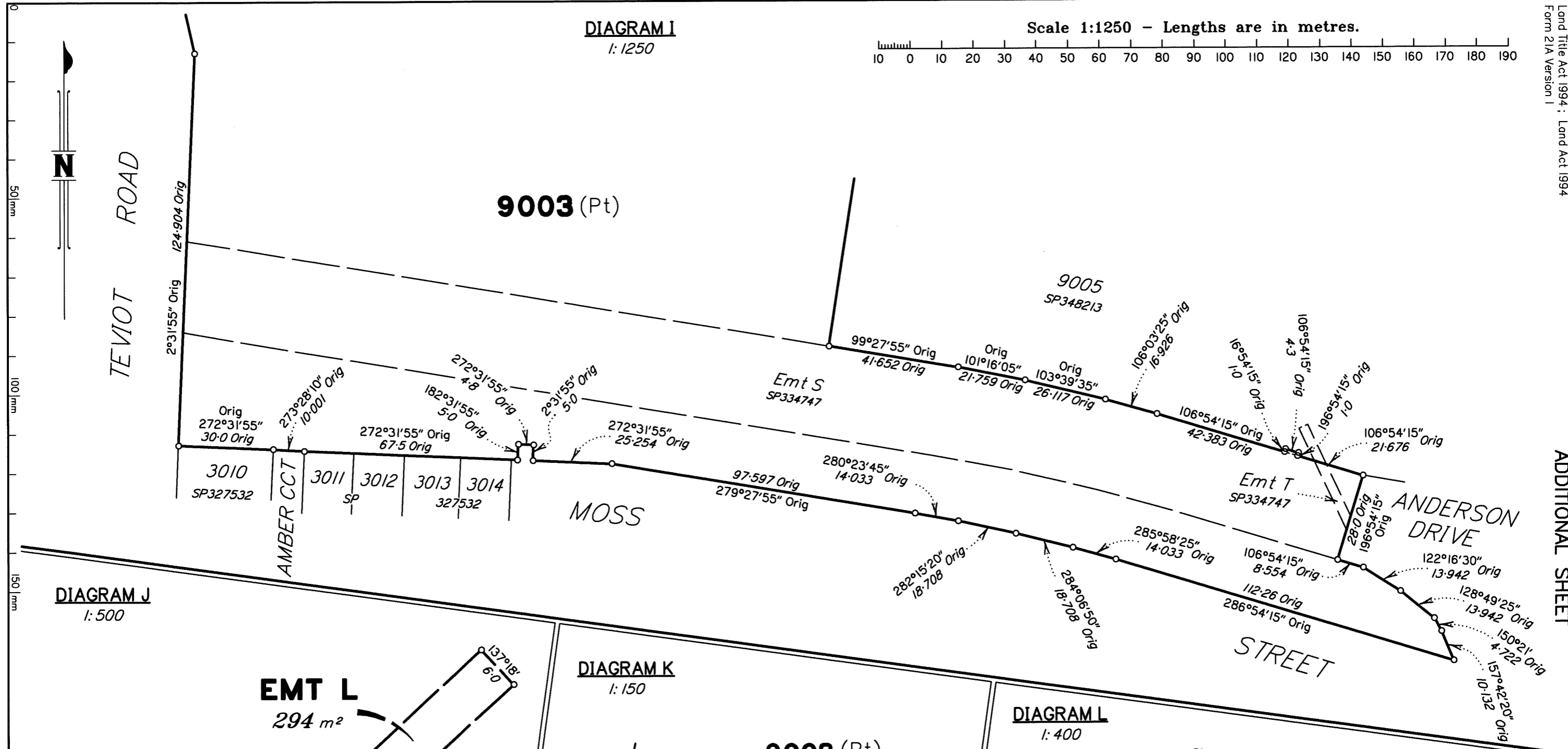


DIAGRAM J
1:500

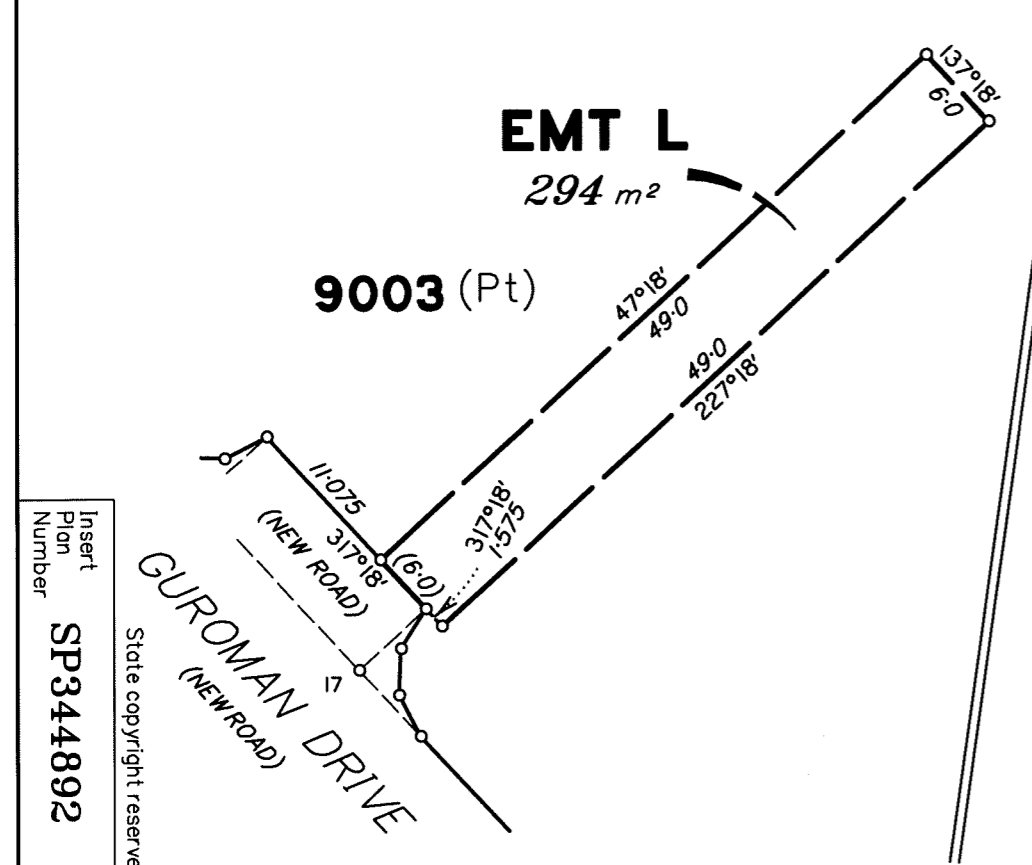


DIAGRAM K
1:150

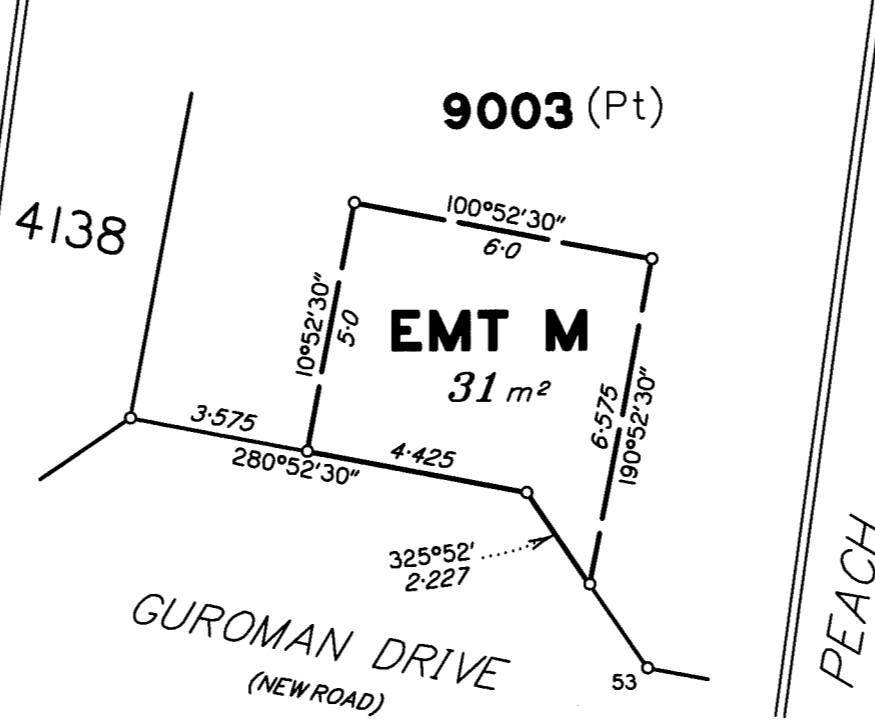
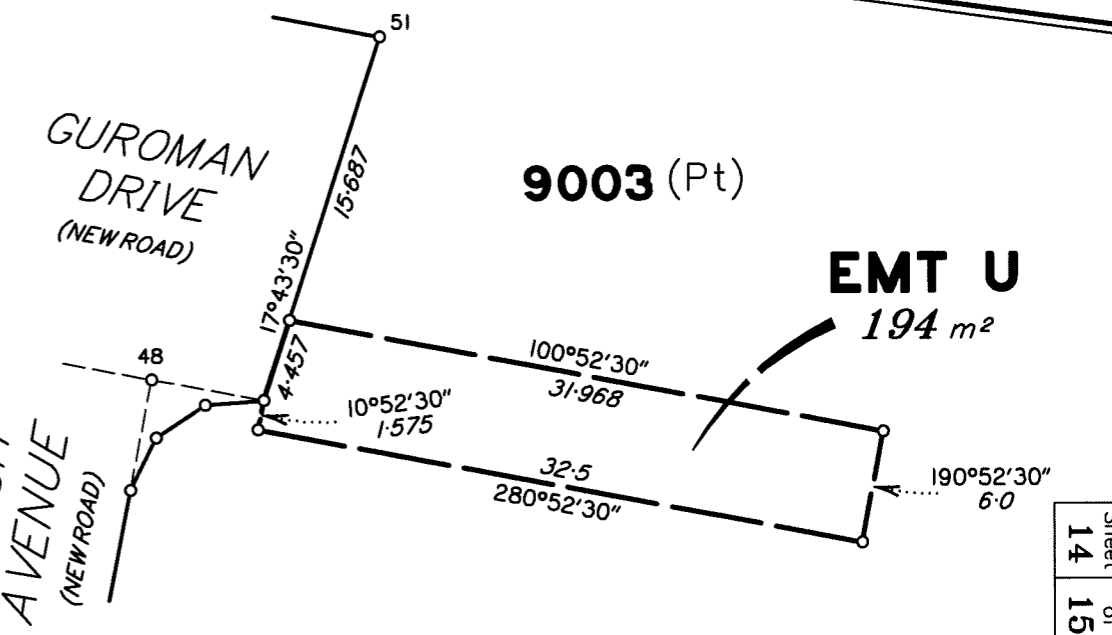


DIAGRAM L
1:400



Insert
Plan
Number
SP344892

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M.G.A. COORDINATES (GDA-94)

STATION	EASTING	NORTHING	ZONE	P.U.	LINEAGE	METHOD	REMARKS
PM38438	498 673.106	6 933 933.473	56	0-011	Datum	SCDB	
PM59822	499 450.446	6 930 390.910	56	0-011	Datum	SCDB	
5a	498 970.584	6 932 343.454	56	0-018	Derived	Quick Static	O Screw in Conc
11a	500 274.157	6 932 429.634	56	0-011	Derived	Quick Static	O Star Picket

Adjustment - QLD ANJ 18.07 (16-July-2018)

REFERENCE MARKS

STN	TO	ORIGIN	BEARING	DIST
2	OIP	IS323906	167°23'	2.141
2	O Screw in Kerb	IS323906	127°15'	3.144
5	OIP	IS323906	80°32'	1.059
5a	O Screw in Conc	IS323906	at Station	
11a	O Star Picket	SP334743	at Station	
13	OIP	SP348213	325°53'	4.814
19	O Screw in Kerb	IS323906	310°55'	4.266
25	O Screw in Channel	IS323906	325°47'	5.054
27	O Screw in Kerb	IS323906	108°54'	4.261
30	OIP	IS319514	90°56'	0.614
31	O Screw in Conc	IS319514	178°18'	4.996
50	O Screw in Kerb	IS323906	102°17'	4.749
52	O Screw in Channel	IS323906	264°55'	5.961
63	OIP	SP344891	40°15'	0.773
65	OIP	IS323906	212°01'	5.249
65	O Screw in Conc	IS323906	215°47'	6.211
66	OIP	IS323906	146°23'	0.52
66	O Screw in Kerb	IS323906	80°43'	2.54

Additional reference marks to be placed following road construction. (see IS323931).

Reinstatement Report

This plan is part of a standard 3.22 large scale land development, using the coordinate framework and dimensions established on IS266917.

All original corners are fixed by marks and reference marks in agreement with the previous plans listed below.

Original corner marks and occupation at lots 4011, 4018, 4039, 4044, 4076-4088, 4090 & 4091 are from IS323906.

Plans used: SP334747, SP344891, SP348213, IS319514 & IS323906