

<h1>PLAN OF SUBDIVISION</h1>	EDITION 1	<h1>PS934913T</h1>
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<p><b>LOCATION OF LAND</b></p> <p>PARISH: BELLARINE          TOWNSHIP: PORTARLINGTON          SECTION: —          CROWN ALLOTMENT: 39 (PART)          CROWN PORTION: —          TITLE REFERENCE: VOL. 8490 FOL. 276</p> <p>LAST PLAN REFERENCE: LOT 92 ON LP58818          POSTAL ADDRESS: 10 DENVER DRIVE          (at time of subdivision) PORTARLINGTON, VIC 3223</p> <p>MGA CO-ORDINATES: E: 292 920      ZONE: 55          (of approx centre of land in plan)      N: 5 777 965      GDA 2020</p>	<p>CITY OF GREATER GEELONG</p> <div style="border: 2px solid orange; padding: 10px; margin: 20px auto; width: 80%;"> <p style="font-size: 24px; font-weight: bold; color: orange; margin: 0;">PRELIMINARY</p> <p style="font-size: 10px; color: orange; margin: 0;">THIS PRELIMINARY PLAN OF SUBDIVISION IS FOR PLANNING PERMIT APPLICATION PURPOSES ONLY AND MAY VARY SUBJECT TO FINAL SURVEY AFTER WORKS ARE COMPLETED.</p> </div>
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<b>VESTING OF ROADS AND/OR RESERVES</b>	<b>NOTATIONS</b>
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IDENTIFIER	COUNCIL/BODY/PERSON	<p>BOUNDARIES DEFINED BY BUILDINGS ARE SHOWN BY THICK CONTINUOUS LINES.</p> <p>LOCATION OF BOUNDARIES DEFINED BY BUILDINGS:-                  PROJECTION OF GROUND FLOOR EXTERIOR WALL MARKED BY 'P'                  EXTERIOR FACE: ALL OTHER BOUNDARIES</p> <p>DIMENSIONS SHOWN THUS 12.01* ARE MEASURED TO THE EXPOSED FACE OF THE BUILDING.</p> <p>//// //// - INDICATES THE LOCATION OF STRUCTURE (NON-BOUNDARY)</p> <p>LOTS IN THIS PLAN MAY BE AFFECTED BY ONE OR MORE OWNERS CORPORATIONS. FOR DETAILS OF OWNERS CORPORATION(S) INCLUDING: PURPOSE, RESPONSIBILITY AND ENTITLEMENT AND LIABILITY, SEE OWNERS CORPORATION SEARCH REPORT, OWNERS CORPORATION RULES AND OWNERS CORPORATION ADDITIONAL INFORMATION.</p>
NIL	NIL	

<b>NOTATIONS</b>	
<p>DEPTH LIMITATION: DOES NOT APPLY</p> <p>STAGING: This is not a staged subdivision. Planning Permit No.</p> <p>SURVEY: This plan is not based on survey. This survey has been connected to permanent marks No. In Proclaimed Survey Area No. -</p>	

<b>EASEMENT INFORMATION</b>
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LEGEND: A - Appurtenant Easement    E - Encumbering Easement    R - Encumbering Easement (Road)

EASEMENTS AND RIGHTS IMPLIED BY SECTION 12(2) OF THE SUBDIVISION ACT 1988 APPLIES TO ALL OF THE LAND IN THIS PLAN.

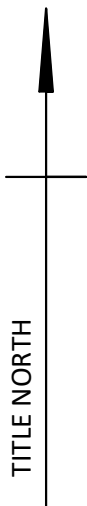
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of

<p style="font-size: 8px; margin: 0;">SURVEYING   TOWN PLANNING   LAND DEVELOPMENT</p> <p style="font-size: 6px; margin: 0;">W: www.primelandconsultants.com.au    T: 03 8316 1308   M: 0466 967 303 E: info@primelandconsultants.com.au    A: 110 Bakehouse Road, Kensington, VIC 3031</p>	SURVEYORS FILE REF: SD2602-12	ORIGINAL SHEET SIZE: A3	SHEET 1 OF 4
	EDWARD JAMES WILLIAMSON / VERSION PRELIM DATE: 23/02/2026		

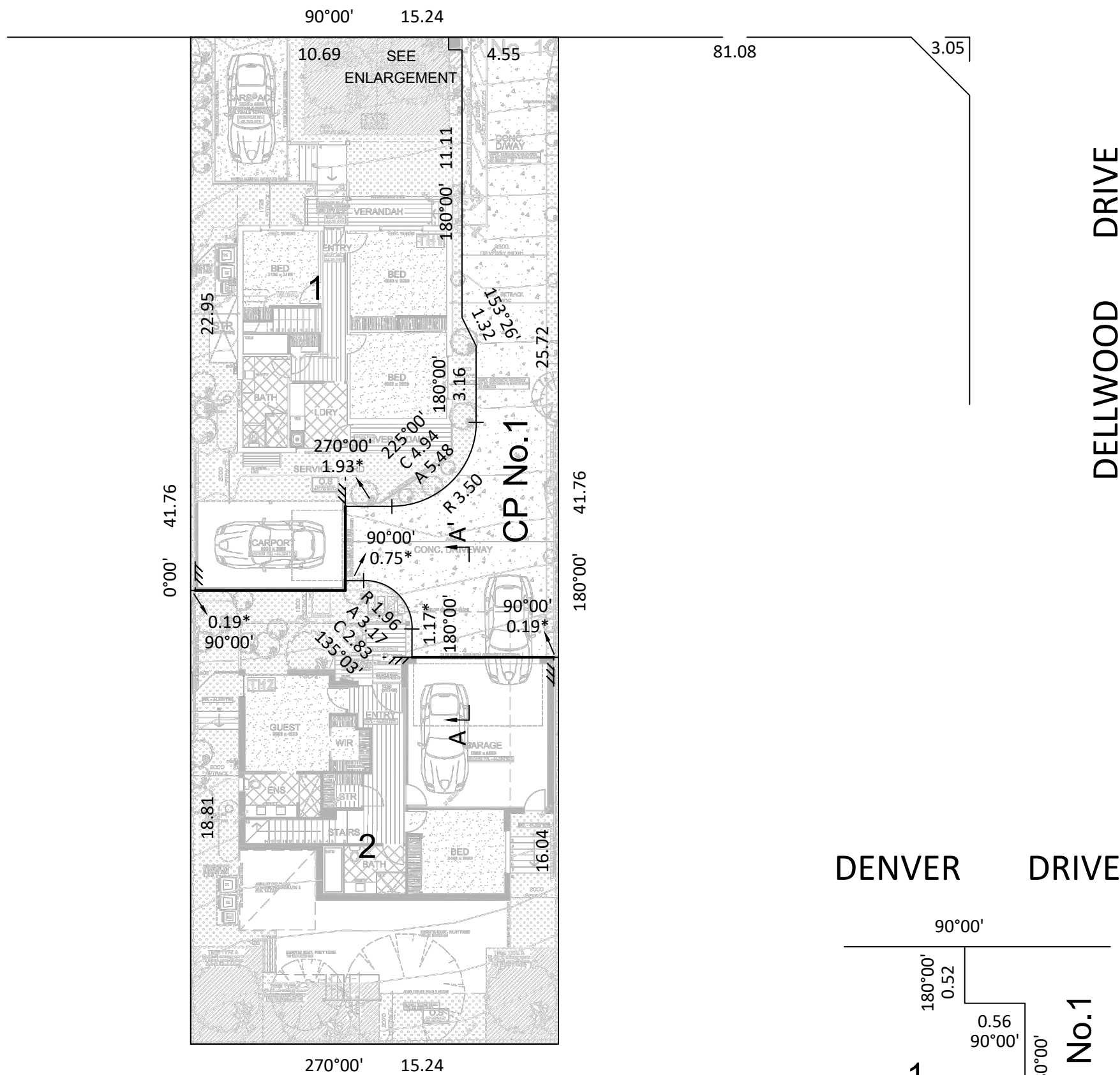
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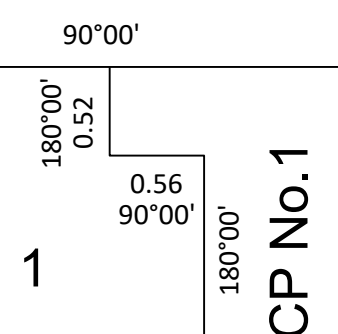


DENVER DRIVE



DENVER DRIVE

DELLWOOD DRIVE



ENLARGEMENT  
NOT TO SCALE

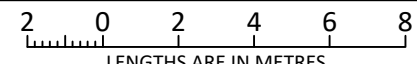
**DIAGRAM 1**  
SITE PLAN, GROUND FLOOR AND BELOW



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SURVEYORS REF  
SD2602-12

SCALE  
1 : 200

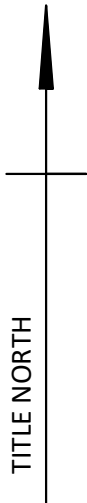


ORIGINAL SHEET  
SIZE: A3

SHEET 2

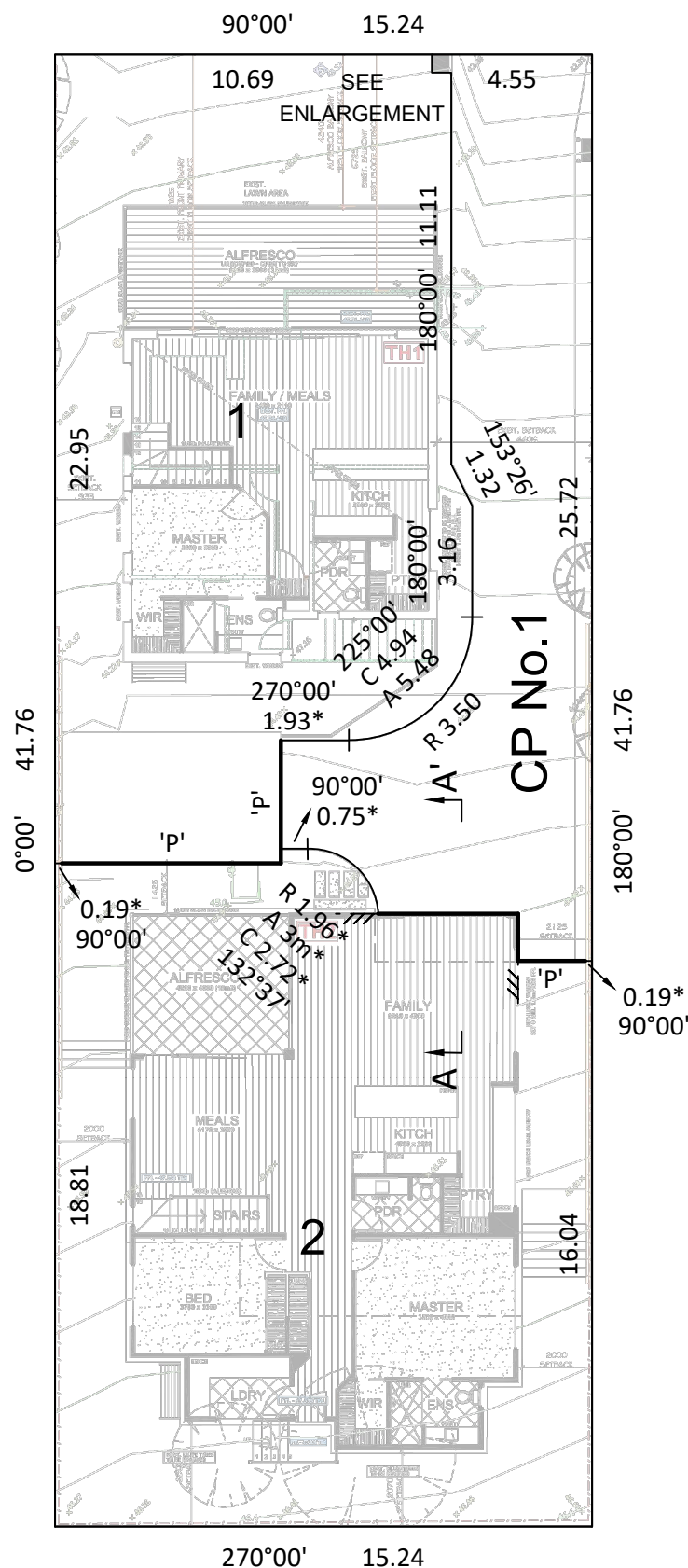
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DATE: 23/02/2026

PS934913T

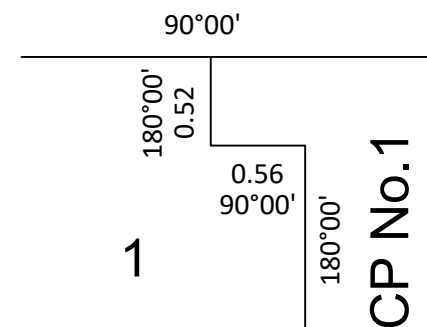


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DENVER DRIVE



ENLARGEMENT  
NOT TO SCALE

DIAGRAM 2  
SECOND FLOOR AND ABOVE

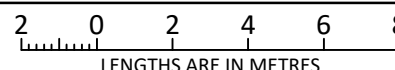
**PRIME**

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SURVEYORS REF  
SD2602-12

SCALE  
1 : 200

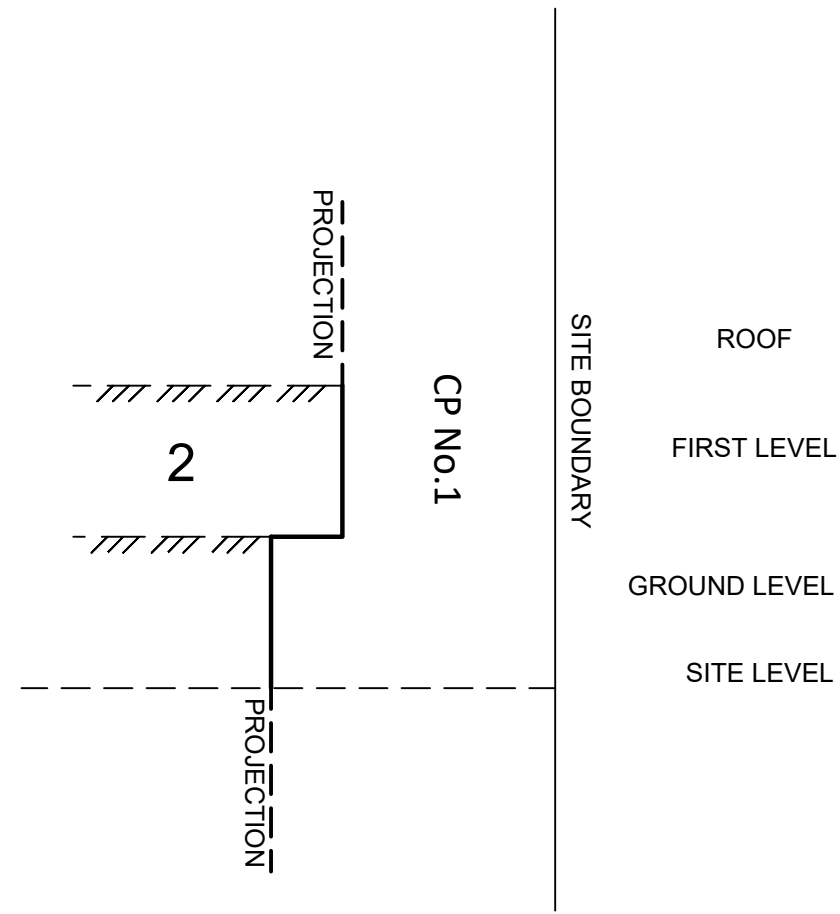


ORIGINAL SHEET  
SIZE: A3

SHEET 3



EDWARD JAMES WILLIAMSON / VERSION PRELIM  
DATE: 23/02/2026

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CROSS SECTION A-A'  
NOT TO SCALE

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 SURVEYING   TOWN PLANNING   LAND DEVELOPMENT W: <a href="http://www.primelandconsultants.com.au">www.primelandconsultants.com.au</a> T: 03 8316 1308   M: 0466 967 303 E: <a href="mailto:info@primelandconsultants.com.au">info@primelandconsultants.com.au</a> A: 110 Bakehouse Road, Kensington, VIC 3031	SURVEYORS FILE REF: SD2602-12	SCALE -	 <p>LENGTHS ARE IN METRES</p>	ORIGINAL SHEET SIZE: A3	SHEET 4
	EDWARD JAMES WILLIAMSON / VERSION PRELIM DATE: 23/02/2026				