

DISPOSAL OF AN INTEREST IN COUNCIL OWNED AND MANAGED LAND THROUGH ELECTRICITY SUPPLY EASEMENTS AND DEDICATION OF COUNCIL LAND AS ROAD FOR THE WOREE TO KAMERUNGA TRANSMISSION LINE PROJECT – DIVISION 4, DIVISION 6 & DIVISION 8

PGS | 19/2/6 | #7859199

RECOMMENDATION:

That Council:

1. Applies the exception in section 236(1)(b)(i) of the *Local Government Regulation 2012* for the disposal of valuable non-current assets being part of:
 - a. lot 7 on RP808206, Lower Freshwater Road, Kamerunga;
 - b. lot 35 on RP857723, Lower Freshwater Road, Kamerunga;
 - c. lot 2 on SP279529, 2L Portelli Road, Redlynch;
 - d. lot 2 on RP729485, Shale Street, Brinsmead;
 - e. lot 113 on SP332596, 40 Irene Street, Mooroolool;
 - f. lot 36 on RP903336, 36-38 Irene Street, Mooroolool; and
 - g. lot 724 on NR7504, 58 Langan Street, Earlville;

other than by tender or auction, to a government agency being Queensland Electricity Transmission Corporation Limited trading as Powerlink Queensland; and
2. Applies the exception in section 236(1)(c)(i) of the *Local Government Regulation 2012* for the disposal of valuable non-current assets being lot 36 on RP749270, 36L Lake Placid Road, Caravonica, and lot 98 on RP851526, Kamerunga Road, Caravonica, other than by tender or auction, by dedicating the lots as road under section 54 of the *Land Title Act 1994* which is not rateable land; and
3. Delegates authority to the Chief Executive Officer pursuant to section 257 of the *Local Government Act 2009*, to negotiate and finalise any and all matters associated with the negotiation and finalisation of the land dealing.

INTERESTED PARTIES:

- Queensland Electricity Transmission Corporation Limited (**QETC**) trading as Powerlink Queensland
- Department of Natural Resources and Mines, Manufacturing and Regional and Rural Development

Note: The identification of interested parties is provided on a best endeavours basis by Council Officers and may not be exhaustive.

EXECUTIVE SUMMARY:

This report seeks Council approval to apply two exceptions under section 236 of the *Local Government Regulation 2012 (LGR)* to enable land dealings associated with Powerlink Queensland's Woree to Kamerunga Transmission Line Project to proceed without the requirement for tender or auction.

Exception 1

The first exception relates to the proposed electricity supply easements over Council-owned and managed land. Council is requested to apply the exception under section 236(1)(b)(i) of the LGR and proceed with the formalisation of electricity supply easements over Council owned and managed land without the need to tender or auction. The exception is appropriate in this circumstance as the interest in the land is being disposed to a government agency.

The proposed easements form part of Powerlink Queensland's project to replace the existing transmission line between the Kamerunga and Woree substations. While the majority of the new infrastructure will be located within road corridors, portions of the transmission line will burden Council freehold land or State reserves for which Council is the nominated trustee. The seven Council sites proposed to be burdened by easements are:

Site	Lot and Plan	Street Address	Division
Site A	Lot 7 on RP808206	Lower Freshwater Road, Kamerunga	6
Site B	Lot 35 on RP857723	Lower Freshwater Road, Kamerunga	6
Site C	Lot 2 on SP279529	2L Portelli Road, Redlynch	6
Site D	Lot 2 on RP729485	Shale Street, Brinsmead	6
Site E	Lot 113 on SP332596	40 Irene Street, Mooroolbool	4
Site F	Lot 36 on RP903336	36–38 Irene Street, Mooroolbool	4
Site G	Lot 724 on NR7504	58 Langan Street, Earlville	4

As part of negotiations, Powerlink Queensland has provided Council with an Agreement to Grant Easement(s) for the Council freehold lots. Subject to Council approval of the resolution, Council will enter into this agreement, which provides for the commencement of the easements upon execution of the Agreement to Grant Easement (freehold land).

Council will receive market value compensation for the easements burdening Council freehold land. The proposed key terms of the easements are detailed within the body of this report. For the Reserve land, Council as trustee, has been requested to provide general consent to the easement survey plans. The grantor of the proposed easements over reserve land will be the State of Queensland, represented by the Department of Natural Resources and Mines, Manufacturing and Regional and Rural Development.

An aerial image of the transmission alignment is provided in **Attachment 1** and survey plans of the proposed easements are provided in **Attachment 2**.

Exception 2

The second exception relates to the proposed dedication of two small Council-owned freehold lots at Caravonica as road. Council is requested to apply the exception under section 236(1)(c)(i) of the LGR to dispose of two small Council freehold lots without undertaking a tender or auction by dedicating the lots as road under section 54 of the *Land Title Act 1994*.

These lots within Division 8 are described as follows:

1. lot 36 on RP749270, 36L Lake Placid Road; and
2. lot 98 on RP851526, Kamerunga Road, Caravonica

Both lots are narrow access restriction strips of limited area. Given their size and width, their original access-management function is no longer required, and Council has no identified operational need to retain them as separate freehold lots. Dedication as road is therefore considered the most practical tenure outcome.

Powerlink has requested that these small lots, which are identified as access restriction strips, be opened as road to facilitate the transmission line project rather than burdening the subject lots with easements. The lots will not be rateable land in accordance with the abovementioned exception once they are opened as road.

No compensation will be payable to Council for the road dedication. Council will be responsible for the lodgement costs associated with opening the lots as road; however, these costs are expected to be minimal as survey plans are not required where entire lots are being dedicated.

Attachment 3 contains the survey plans for the access restriction strips.

BACKGROUND:

In early 2019, Powerlink Queensland commenced discussions with relevant landholders along the existing and proposed easement alignment to advise of planning for a new transmission line corridor from Kamerunga to Redlynch. Powerlink Queensland paused planning in early 2020, to allow for additional investigations into options for the Redlynch to Woree line replacement and identification of requirements for a new substation. Due to various constraints in the area, Powerlink Queensland has identified that this project needs both an overhead and underground infrastructure solution.

The replacement segments are:

- a replacement overhead transmission line between Kamerunga and Redlynch;
- an underground transmission cable between Redlynch and Woree to replace the current overhead transmission line; and
- a new substation in Barron to replace the existing Kamerunga Substation.

COMMENT:

Easements:

The disposal will comply with Council's *Tenure Arrangements and Disposal of Council Property General Policy*, specifically Part 5 of the Administrative Instruction, as the Council property is being disposed of to a government agency.

The proposed transmission line will remain overhead up to 2L Portelli Road, Redlynch, where it will transition to an underground cable alignment. The overhead transmission line easement will be wider than the easement required for the underground cable section due to safety and technical requirements.

Existing easements for the current transmission line will remain in place until the new transmission line is completed and operational. Once commissioned, the existing line will be decommissioned and the associated easements surrendered. The timing of the surrender will depend on completion of construction, decommissioning of the existing line and expiry of the defect liability period.

Council freehold land easement terms and conditions:

The overhead and underground easement standard terms both allow Powerlink to construct, operate and maintain transmission infrastructure. The overhead easement includes additional tower-clearance restrictions, while the underground easement restricts excavation, underground services and planting that may affect buried cables.

As part of the Agreement to Grant Easement (freehold land) QETC trading as Powerlink Queensland has provided easement terms, including, but not limited to:

- Council must allow for QETC to convey and transmit electricity, telecommunications and other electromagnetic energy in all its forms, on, from, over and through the Easement Land by electricity works;
- Council must allow QETC to enter and traverse the Easement Land;
- Council must allow QETC to clear and remove trees, undergrowth, vegetation or soil in the manner and by the means QETC considers appropriate;
- Council must allow QETC to construct, operate and maintain electricity works on the Easement Land;
- Council must not erect or place any structures, or make any additions or alterations to any structures, on the Easement Land without first obtaining consent from QETC;
- Council may use the Easement Land for any lawful purpose not inconsistent with the terms of this Easement and the rights granted by QETC; and
- QETC will effect and maintain a public risk insurance policy for not less than fifty million dollars (\$50,000,000).

Per the Agreement to Grant Easement (freehold land) the easements will commence upon execution of the Agreement to Grant Easement. Should the easement location change between execution of the Agreement to Grant Easement (freehold land) and the registration of the easement with Titles Queensland both Council and QETC will need to consent.

Reserve land easement terms and conditions:

Powerlink Queensland is seeking Council's consent, as trustee of the relevant reserves. The easements will be granted by the State of Queensland and are subject to Powerlink's standard easement terms and conditions previously agreed with the State. Council's role is limited to providing trustee consent through execution of the required Form 18 General Consent.

Road dedication:

In addition to the proposed easements, the project requires the opening of two Council-owned freehold land access restriction strips as road. Lot 36 on RP749270, 36L Lake Placid Road, Caravonica, is a 17m² Council-owned access restriction strip that adjoins Lot 0 on GTP70286, 2–6 Lake Placid Road, Caravonica. Lot 98 on RP851526, Kamerunga Road, Caravonica, is a 53m² Council-owned access restriction strip that adjoins the Brinsmead-Kamerunga Road frontage of Lots 321 and 322 on SP142702, 1–3 and 5–9 Lake Placid Road, Caravonica. Both access restriction strips have a width of approximately 10 centimetres.

Access restriction strips were historically used to prevent direct vehicle access to higher-order roads, primarily for traffic safety and access management purposes. Access restriction strips are generally no longer Council's preferred mechanism for managing vehicle access, as access arrangements can now be assessed through the requirements of the CairnsPlan and applicable access assessment requirements during a development assessment process.

If the road opening is not supported, an easement would need to be established over the access restriction strips to facilitate the overhead transmission line infrastructure burdening those lots. Given the size and width of the lots and the lack of an identified Council need for them, dedicating the lots as road is considered preferable to creating easements over both lots.

Subject to approval of the resolution, Council will lodge a dedication notice under section 54 of the *Land Title Act 1994* by lodging a Form 14 and supporting documentation with Titles Queensland. The dedication process will not result in compensation to Council, as the subject lots are Council-owned access restriction strips proposed to be opened as road for public and infrastructure access purposes. The lodgement of the dedication notice will also be at Council's cost.

OPTIONS:

Option 1 (Recommended)

That Council:

1. Applies the exception in section 236(1)(b)(i) of the *Local Government Regulation 2012* for the disposal of valuable non-current assets being part of:
 - a. lot 7 on RP808206, Lower Freshwater Road, Kamerunga;

- b. lot 35 on RP857723, Lower Freshwater Road, Kamerunga;
- c. lot 2 on SP279529, 2L Portelli Road, Redlynch;
- d. lot 2 on RP729485, Shale Street, Brinsmead;
- e. lot 113 on SP332596, 40 Irene Street, Mooroolbool;
- f. lot 36 on RP903336, 36-38 Irene Street, Mooroolbool; and
- g. lot 724 on NR7504, 58 Langan Street, Earlville;

other than by tender or auction, to a government agency being Queensland Electricity Transmission Corporation Limited trading as Powerlink Queensland; and

- 2. Applies the exception in section 236(1)(c)(i) of the *Local Government Regulation 2012* for the disposal of valuable non-current assets being lot 36 on RP749270, 36L Lake Placid Road, Caravonica, and lot 98 on RP851526, Kamerunga Road, Caravonica, other than by tender or auction, by dedicating the lots as road under section 54 of the *Land Title Act 1994* which is not rateable land; and
- 3. Delegates authority to the Chief Executive Officer pursuant to section 257 of the *Local Government Act 2009*, to negotiate and finalise any and all matters associated with the negotiation and finalisation of the land dealing.

Option 2:

That Council:

- 1. Does not support the application of exceptions, as requested within this report, to dispose valuable non-current assets under section 236 of the *Local Government Regulation 2012*; and
- 2. Does not support the dedication of lot 36 on RP749270, 36L Lake Placid Road, Caravonica, and lot 98 on RP851526, Kamerunga Road, Caravonica as road under section 54 of the *Land Act 1994*.

CONSIDERATIONS:

Risk Management:

Powerlink has determined that the preferred transmission line alignment is predominantly within the road corridor, as this is anticipated to minimise impacts on landowners and the public once construction is complete.

The easements may restrict Council's future use of affected land, including structures, vegetation and excavation. This potential risk is managed through the easement terms, which ensure Council's ability to use the land where that use is not inconsistent with Powerlink's easement rights.

The final easement location may change before registration. This is already partly managed by the Agreement to Grant Easement, which requires both Council and Powerlink to consent if the easement location changes before registration.

Council Finance and the Local Economy:

The creation of the easements will be at no cost to Council. Powerlink Queensland will be responsible for any survey, valuation, transfer duty and registration costs.

Council will receive compensation for the easements over Council freehold land calculated in accordance with the principle of equivalence per the *Acquisition of Land Act 1967*. The total compensation is expected to be approximately \$92,550.

The following table summarises the land parcels proposed to be burdened by the easements, including the easement description, easement area and applicable valuation or compensation position:

Property description	Land Type	Proposed Easement Description	Area	Approx. Valuation
Site A Lot 7 on RP808206 Lower Freshwater Road, Kamerunga	Reserve for park and recreation purpose	Easement JJ in Lot 7 on RP808206	5394m ²	N/A - Trust land
Site B Lot 35 on RP857723 Lower Freshwater Road, Kamerunga	Council Freehold	Easement KK in Lot 35 on RP857723	851m ²	\$5,000
Site C Lot 2 on SP279529 2L Portelli Road, Redlynch	Council Freehold	Easement UU in Lot 2 on SP279529	2.0ha	\$58,000
		Easement AA in Lot 2 on SP279529	1,132m ²	\$15,500
		Easement BB in Lot 2 on SP279529	3,954m ²	\$9,000
Site D Lot 2 on RP729485 Shale Street, Brinsmead	Council Freehold	Easement CC in Lot 2 on RP729485	2,972m ²	\$2,550
Site E Lot 113 on SP332596 40 Irene Street, Mooroolbool	Reserve for park and recreation purpose	Easement EA in Lot 113 on SP332596	378m ²	N/A - Trust land
Site F Lot 36 on RP903336 36-38 Irene Street, Mooroolbool	Council Freehold	Easement EE in Lot 36 on RP90336	838m ²	\$2,500
Site G Lot 724 on NR7504 58 Langan Street, Earlville	Reserve for park and recreation purpose	Easement FF in Lot 724 on NR7504	539m ²	N/A - Trust land

Council will bear the cost of opening lot 36 on RP749270, 36L Lake Placid Road, Caravonica, and lot 98 on RP851526, Kamerunga Road, Caravonica as road. As survey plans are not required to dedicate entire lots as road, this cost is considered minimal in terms of the overall cost of the project.

Community and Cultural Heritage:

The new transmission line will provide the wider Cairns community with a modern, reliable electricity supply.

The State will need to consider Native Title and interests when granting an easement over reserve.

Cultural heritage considerations will be managed by Powerlink in accordance with applicable legislation, including:

- undertaking any required cultural heritage assessments; and
- ensuring compliance with relevant duty of care obligations during project delivery.

Natural Environment:

The easement terms contain clauses reading vegetation and excavation to ensure that the infrastructure is not damaged.

Corporate and Operational Plans:

The Report is considered to be consistent with the Corporate Plan 2025-2030 in particular **Focus 5:** Focused Council; as the recommendation is based on Informed decision making that is collaborative, transparent and accountable.

Statutory:

Section 236(1)(b)(i) of *the Local Government Regulation 2012* allows for the disposal of an interest in land to a government agency without undertaking a tender or auction process.

Section 236(1)(c)(i) of *the Local Government Regulation 2012* allows for the disposal of land without undertaking a tender or auction process where the land will not be rateable land after the disposal (i.e. road).

Section 54 of the *Land Title Act 1994* allows a road manager to dedicate land as road by registering a dedication notice. Subject to Council approval, Council will submit a Form 14 together with the required supporting documentation to Titles Queensland to register the dedication of Lot 36 on RP749270 and Lot 98 on RP851526 as road.

Disposing of Council property for public purposes under the *Acquisition of Land Act 1967* includes the proponent acquiring Council property:

- for any purpose set out in schedule 1 of the *Acquisition of Land Act 1967*, by either private agreement (voluntary) or resumption agreement; and
- by undertaking compulsory acquisition (resumption) of land, in accordance with the provisions of the *Acquisition of Land Act 1967* for any purpose set out in schedule 1 of the that act.

The proposed easements align with the above as electrical works are a schedule 1 purpose and the disposal is to be by agreement.

The Chief Executive Officer has authority under section 257 of the *Local Government Act 2009 (Qld)* to exercise powers delegated by Council, including the ability to negotiate, finalise and execute matters necessary to give effect to a Council resolution.

Where Council resolves to apply an exception under section 236 of the *Local Government Regulation 2012 (Qld)*, the disposal of the valuable non-current asset can be progressed under existing delegated authority. Council has delegated authority to the Chief Executive Officer to dispose of a valuable non-current asset where an exception has been applied by Council resolution under this provision. The Chief Executive Officer has sub-delegated this power to the Director Planning, Growth & Sustainability and the Executive Manager Licensing & Compliance.

Policy:

The proposed disposal of land will be in accordance with Council's *Tenure Arrangements and Disposal of Council Property General Policy*, including:

- facilitating land dealings that support broader public outcomes; and
- maintaining appropriate governance and transparency in disposal processes.

CONSULTATION:

Powerlink Queensland has undertaken consultation with all affected landowners and the public regarding the project.

Internal stakeholders have also been provided details through consultation for each site and are supportive of the proposed easements and the proposed road opening.

ATTACHMENTS:

Attachment 1 – Aerial images outlining easement location

Attachment 2 – Easement Survey plans

Attachment 3 – Access Restriction strip survey plans

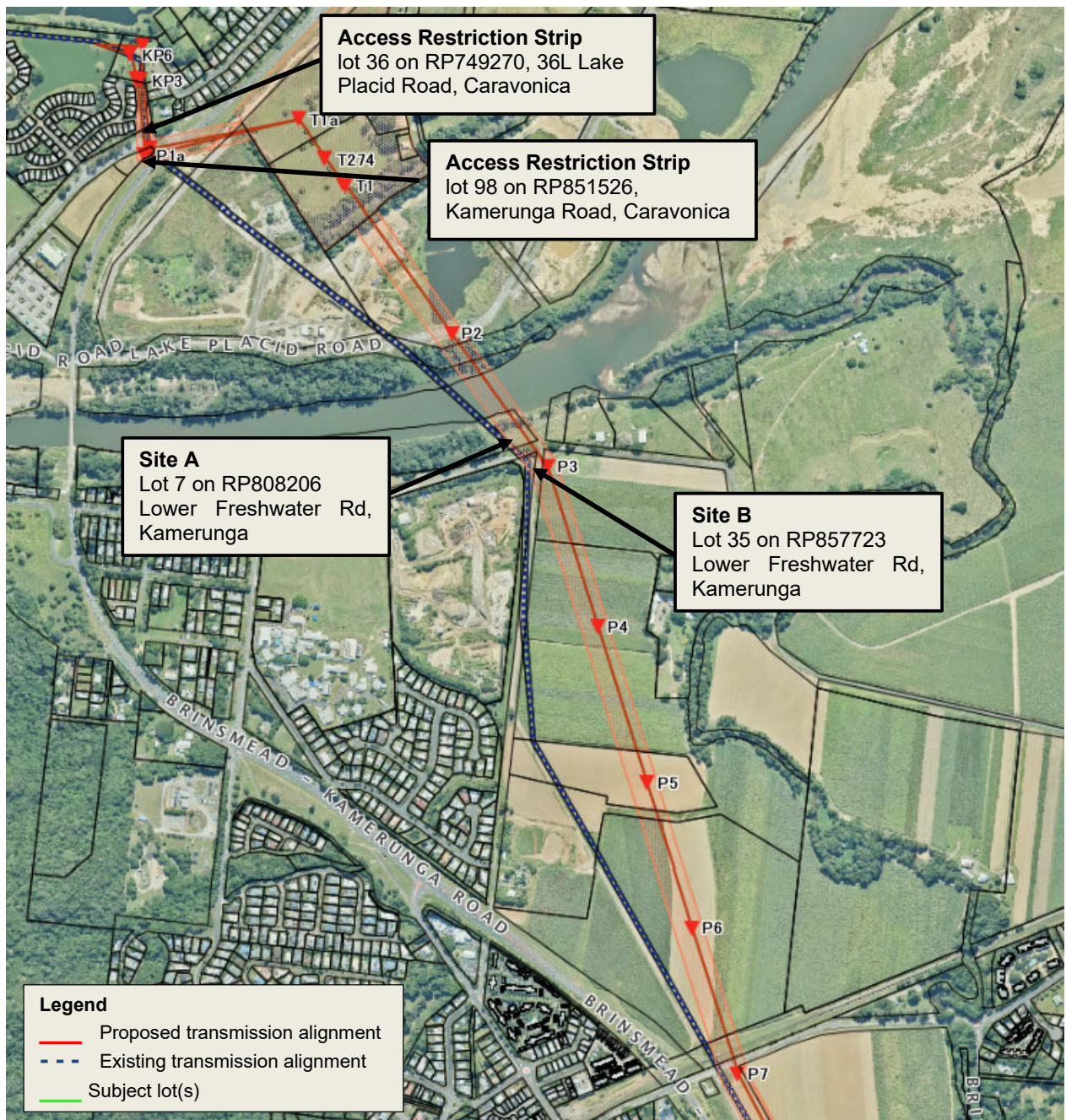
A handwritten signature in black ink that reads "Patterson". The signature is written in a cursive style with a large, stylized 'P'.

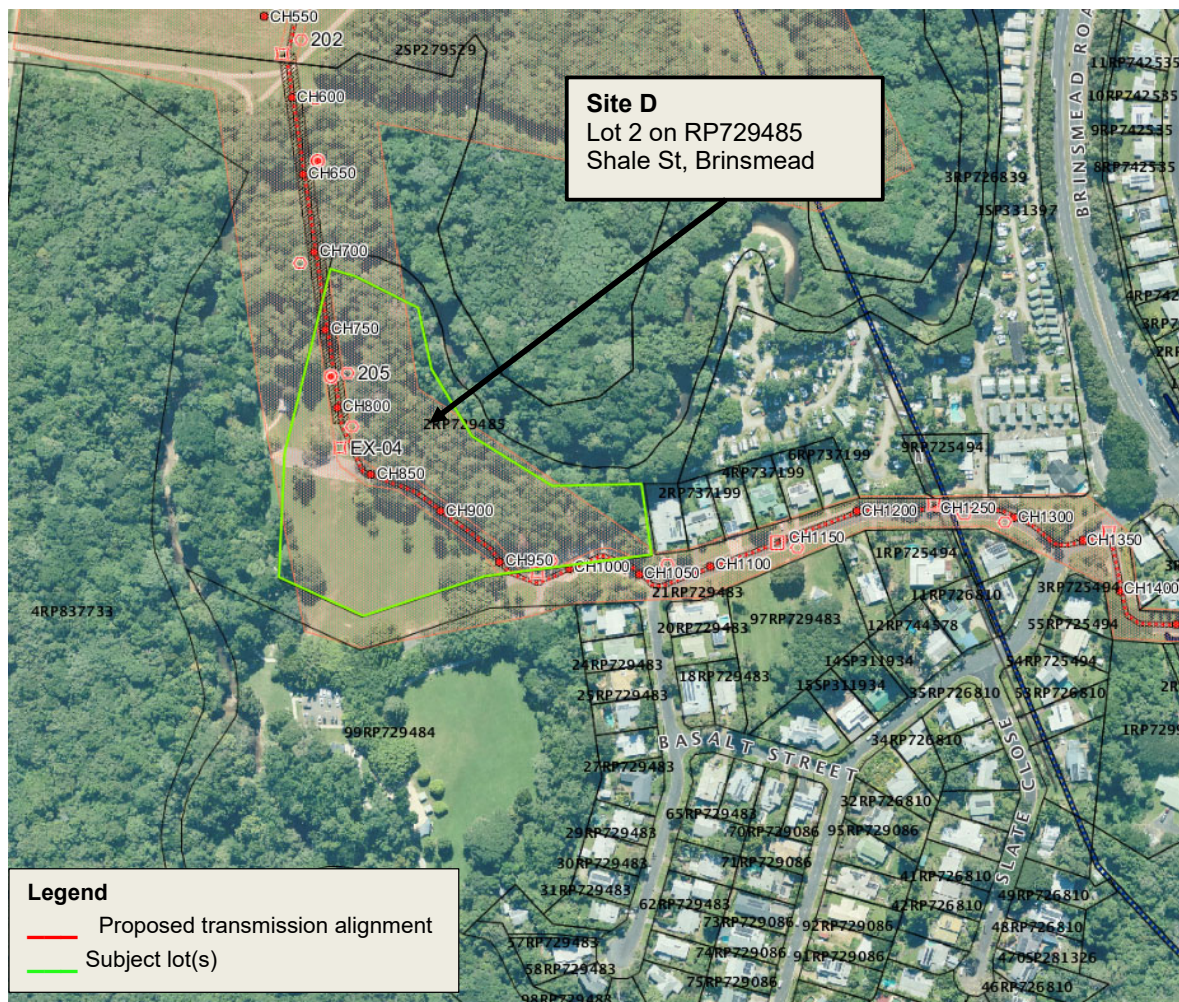
Amy Patterson
Executive Manager Licensing and Compliance

A handwritten signature in black ink that appears to be "SL". The signature is written in a cursive style with a large, stylized 'S'.

Sean Lisle
A/Director Planning Growth and Sustainability

Attachment 1 – Aerial images outlining easement location

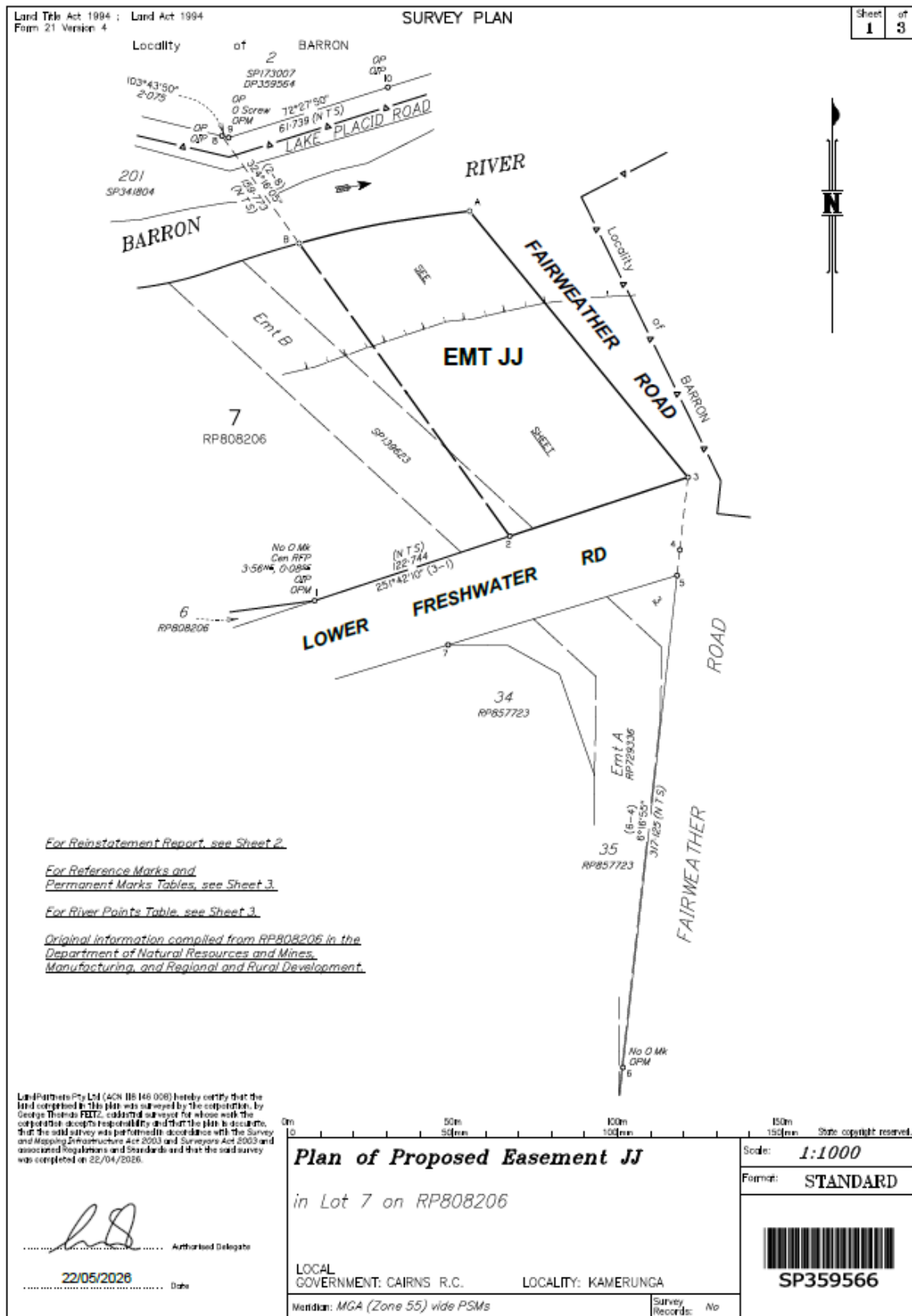






Subject lot(s)

Attachment 2 – Easement Survey plans



Land Title Act 1994 : Land Act 1994 Form 21B Version 2		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
49101939	Lot 7 on RP808206	—	— Prop. Emt JJ
Reinstatement Report - Plans searched: C153276, C157213, DP220129, RP721137, RP808205, RP808206, RP857723, SP139623, SP241477 - Stns 1, 4, 5, 6, 8, 9 & 10 fixed by original corner and/or reference marks. - The O Bolt off Stn 4 was surveyed on 26/10/2025 as part of the surround. At the time of marking for this plan, the Bolt has since been covered with asphalt. - Stn 5 was fixed by OPMs and connections to adjacent referenced corners (Stns 4 & 7). The O bolt off Stn 5 (358.01m away) was not considered to add to the reinstatement and was not searched. - Stn 3 fixed by original dimensions from Stn 4 (SP139623). Dimensions of line 1-3 agree with RP808206 & SP139623. - Dimensions of all other lines agree with previous plans. - Stn A fixed using original dimensions from RP808206. - SP359566 is a plan of secondary interest only. In accordance with Cadastral Survey Requirements 4.4, the intersection of Easement JJ with Barron River has been calculated from RP808206 (current plan of survey of the land) and field notes from C157213.			
Lots Orig		6. Building Format Plans only. I certify that: + As far as it is practicable to determine, no part of the building shown on this plan encroaches onto adjoining lots or roads. + Part of the building shown on this plan encroaches onto adjoining lots and road. + Cadastal Surveyor / Authorised Delegate Date + Initials words not required	
2. Orig Grant Allocation : 3. References : Dept File : Local Govt : Surveyor : 710000.000		5. Passed & Endorsed : By: LandPartners Pty Ltd Date : 22/05/2026 Signed: <i>[Signature]</i> Designation: Plan Auditor	
		7. Lodgement Fees : Survey Deposit \$ Lodgement \$New Titles \$ Photocopy \$ Postage \$ TOTAL \$ 8. Insert Plan Number SP359566	

REFERENCE MARKS

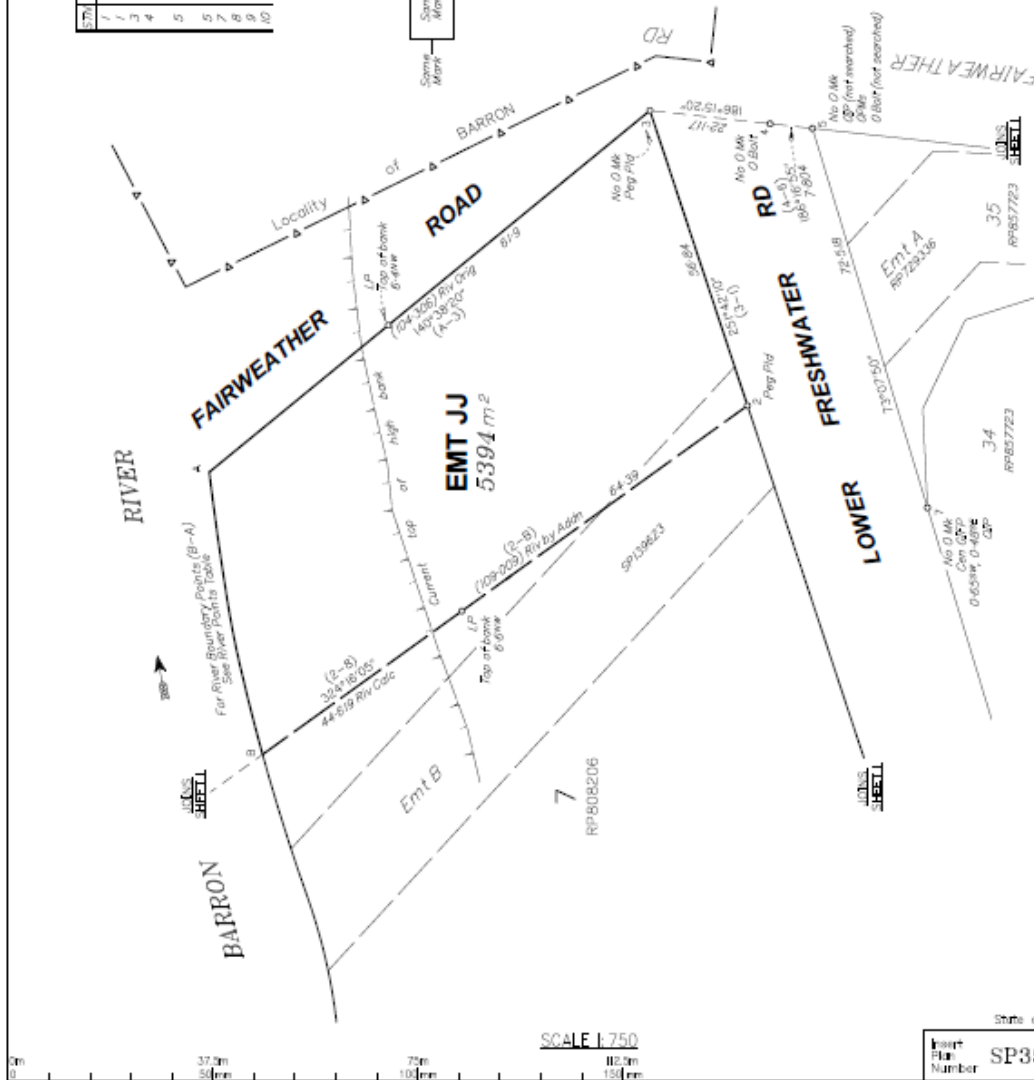
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1	Q.P.	13/RP808206	20°42'20" 10
2	5 P.M.		249°10' 70.55
3	7 P.M.		288°18' 2°02
4	0.8m in BR - surveyed 26/10/2025 (Since covered) (Q.P. not searched)	9/RP808206	182°35'20" 2°575
5	Q.P. not searched (Q.P. not searched)	1/RP857723	73°07'50" 10
6	Q.P. not searched (Q.P. not searched)	1/S9241477	95°09'20" 358.01
7	Q.P. not searched (Q.P. not searched)	2/RP857723	34°30'750" 2°0
8	Q.P. not searched (Q.P. not searched)	17/DP359564	35°13'30" 29.55
9	Q.P. not searched (Q.P. not searched)	6/DP357827	47°11'30" 45.539
10	Q.P. not searched (Q.P. not searched)	18/DP359564	38°45'55" 108

PERMANENT MARKS

FM	DEARING	QST	NO
1-OPM	6/DP359564	160°34'50"	629.443
5-OPM	1/RP857723	146°15'20"	2°7
5-OPM	1/S9241477	184°57'10"	363.28
6-OPM	3/DP920259	175°55'15"	46.775
9-OPM	18/DP359564	138°13'03"	310.905

RIVER POINTS

DEARING	QST	NO
74°46'03"	16.58	104312
80°56'55"	35.985	105063
		104312



MG4 COORDINATES GDA-2020

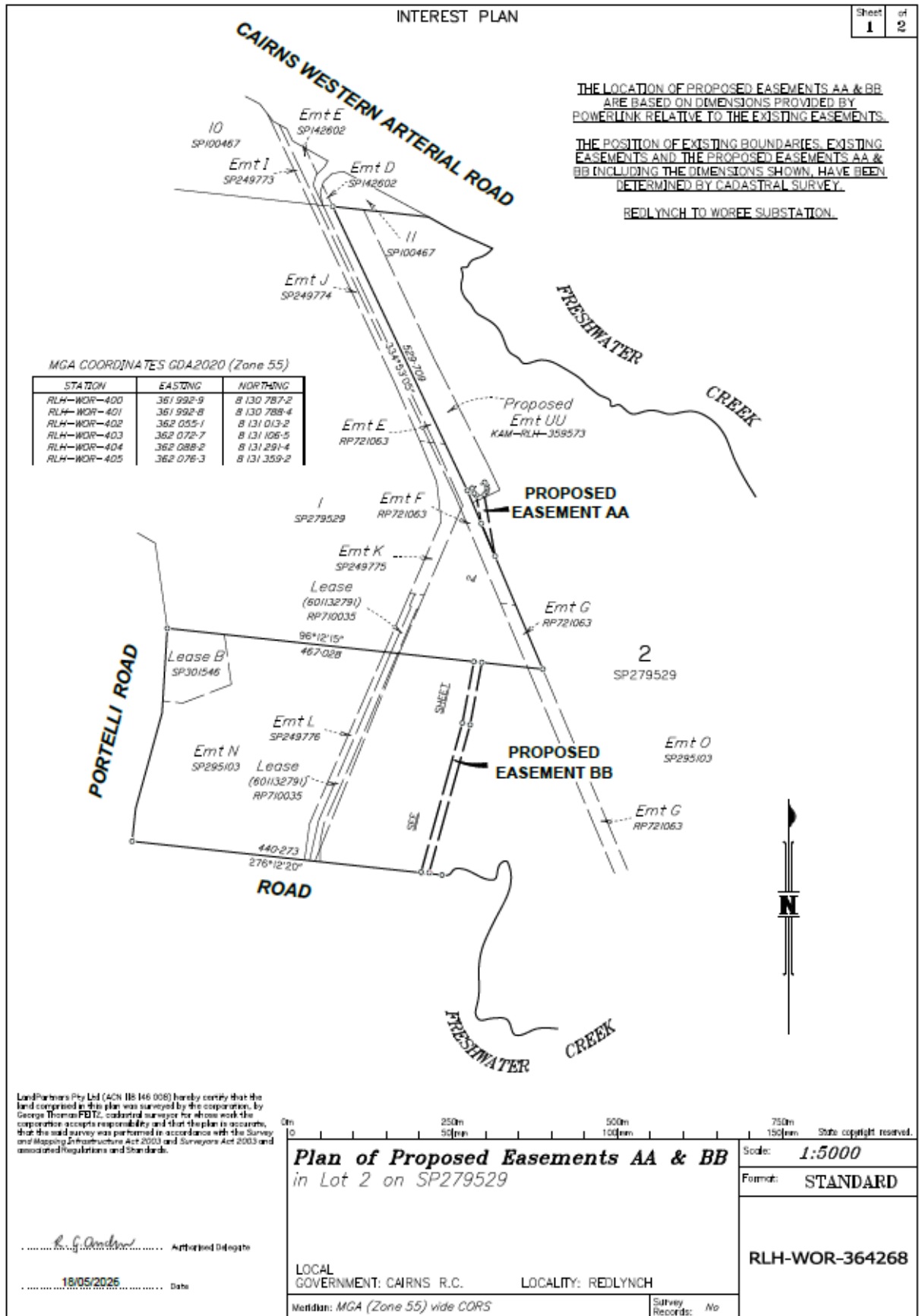
STA. NO.	EAST	NORTH	ZONE	PLU	DATE	MEASURE
FM104312	367 038.542	8 133 929.378	35	0-021	Datum	GDA 40/26 01
FM105063	367 005.395	8 133 569.618	35	0-018	Datum	GDA 40/26 01

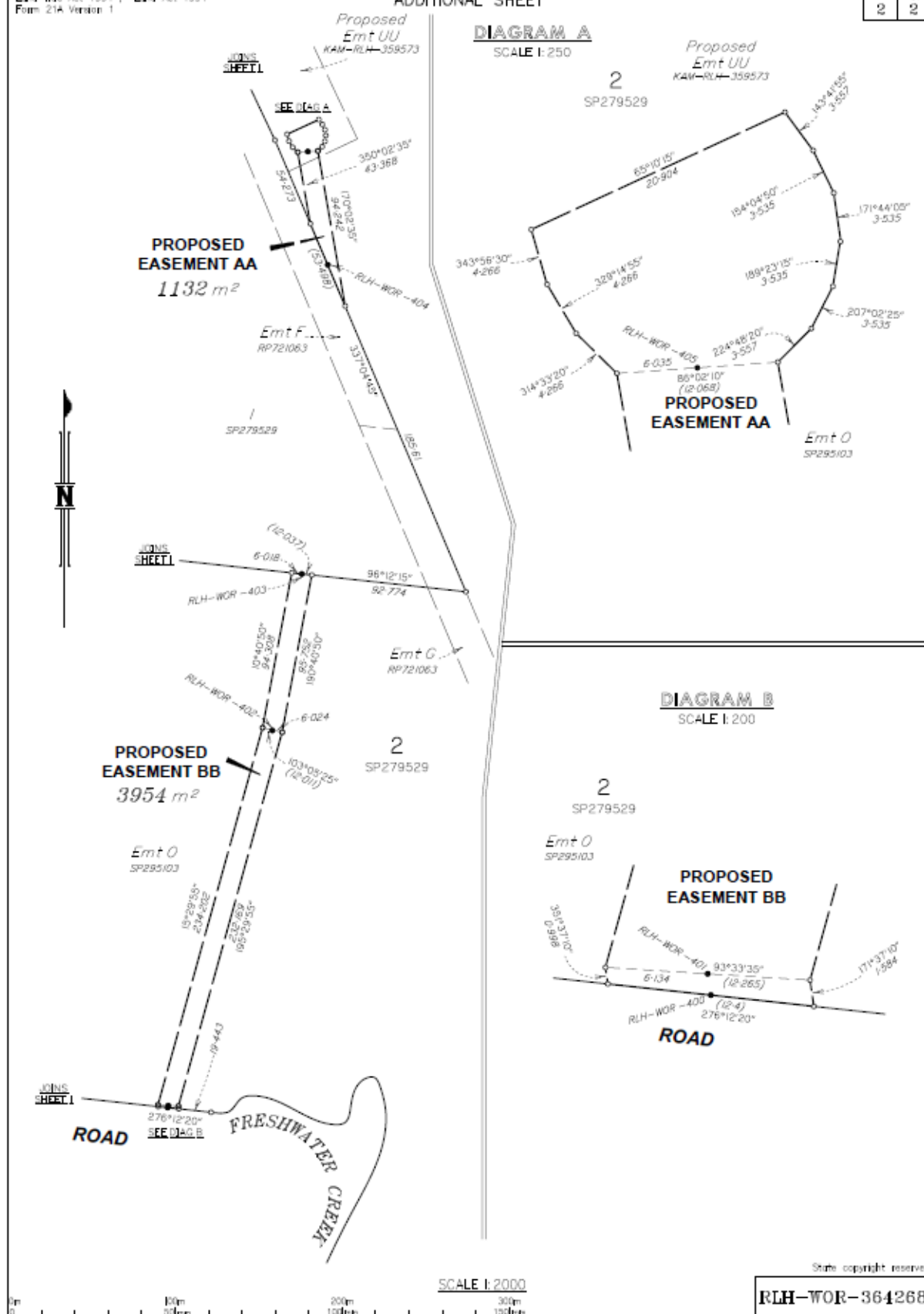
State copyright reserved

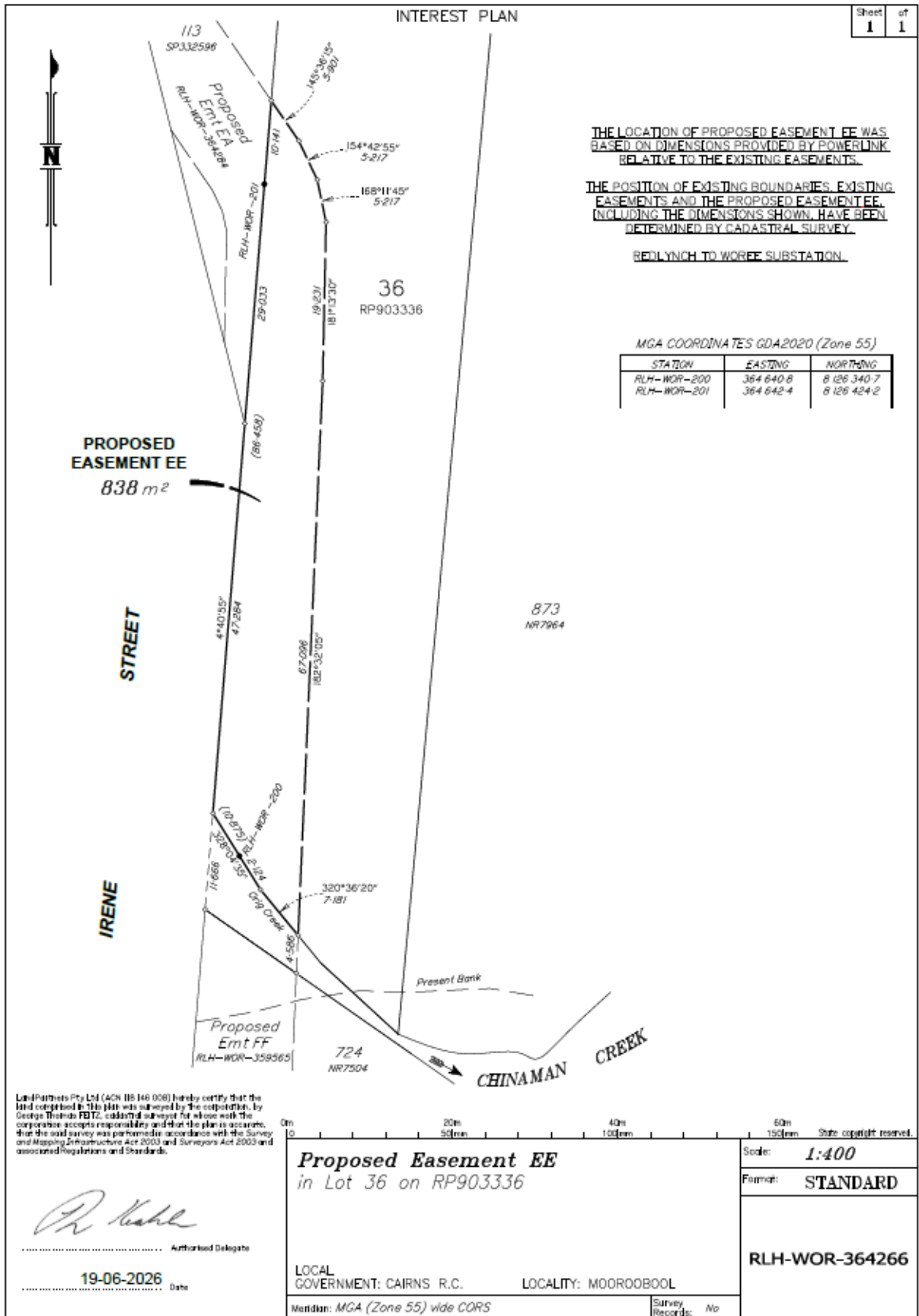
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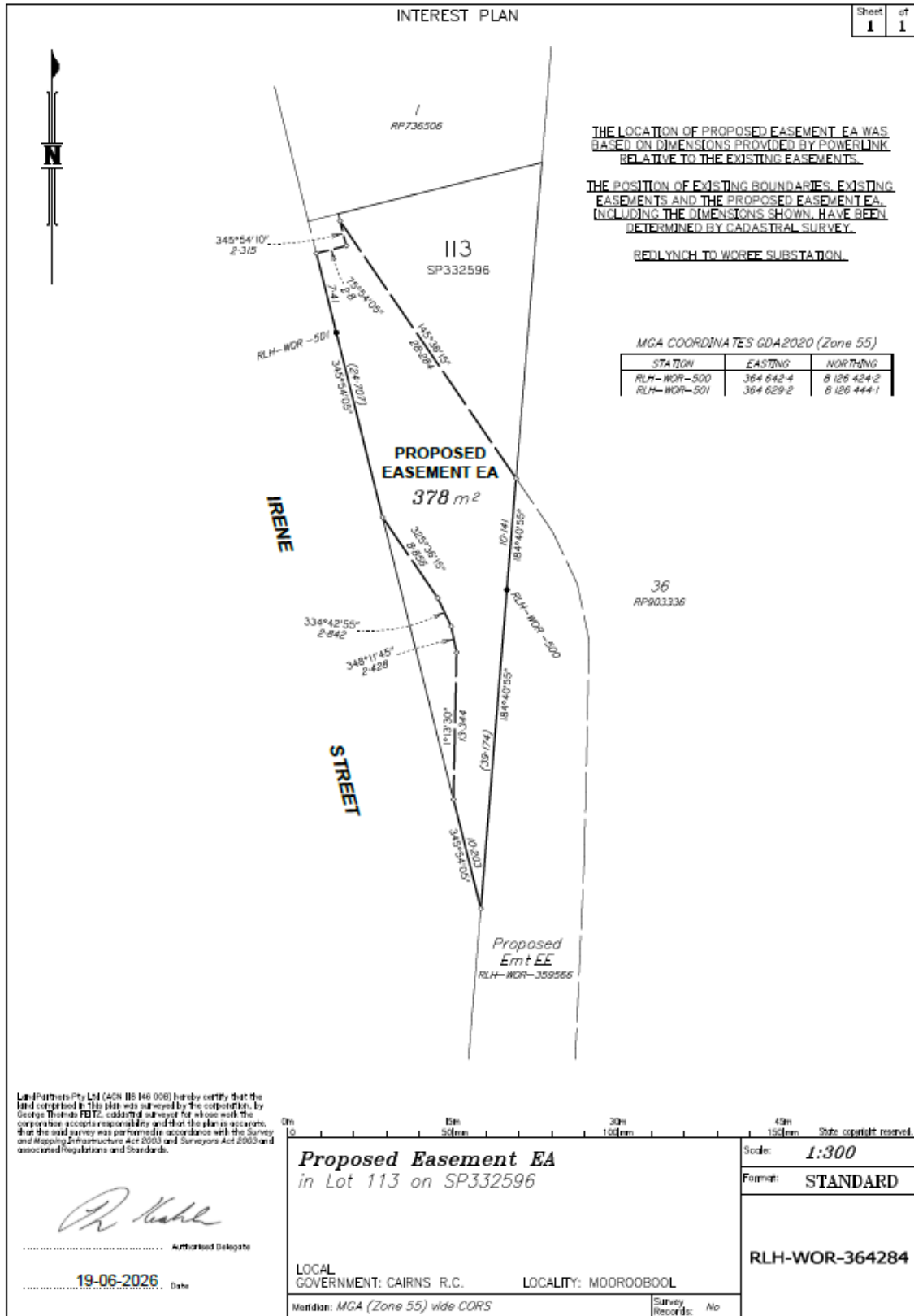






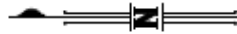






INTEREST PLAN

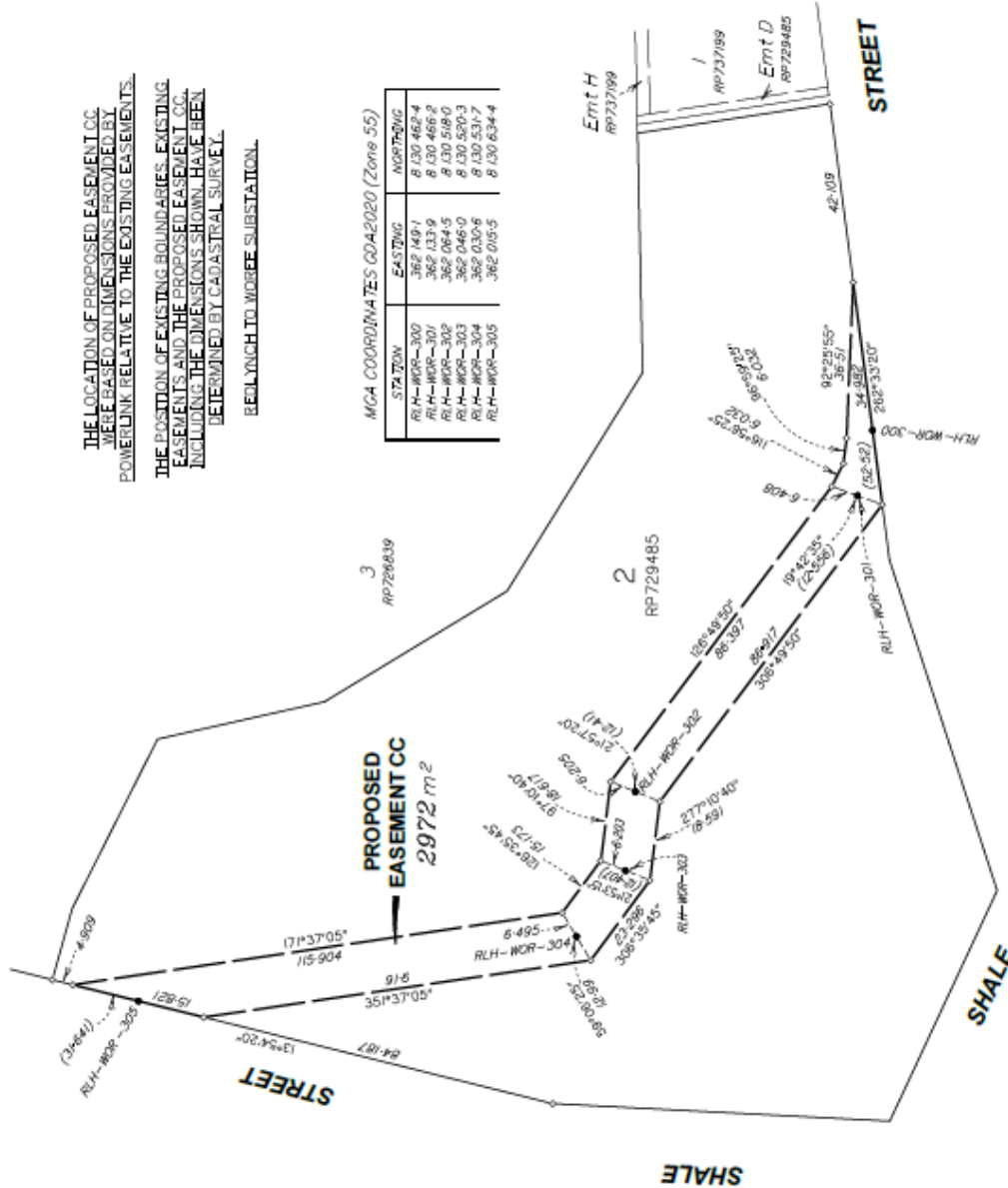
Sheet 1 of 1



THE LOCATION OF PROPOSED EASEMENT CC WERE BASED ON DIMENSIONS PROVIDED BY POWERLINK RELATIVE TO THE EXISTING EASEMENTS. THE POSITION OF EXISTING BOUNDARIES, EXISTING EASEMENTS AND THE PROPOSED EASEMENT CC, INCLUDING THE DIMENSIONS SHOWN, HAVE BEEN DETERMINED BY CADASTRAL SURVEY.

REL YNCH TO WORE SUBSTATION.

STATION	EASTING	NORTHING
RLH-WOR-300	362 149.1	8 130 462.4
RLH-WOR-301	362 133.9	8 130 466.8
RLH-WOR-302	362 064.5	8 130 518.0
RLH-WOR-303	362 046.0	8 130 520.3
RLH-WOR-304	362 030.6	8 130 531.7
RLH-WOR-305	362 015.5	8 130 634.4



LandPartners Pty Ltd (ACN 110 146 008) hereby certify that the land comprised in this plan was surveyed by the corporation, by George Thomas PCTZ, cadastral surveyor 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.

[Signature]

Authorised Delegate

19-06-2028

Date

Proposed Easement CC
in Lot 2 on RP729485

LOCAL GOVERNMENT: CAIRNS R.C. LOCALITY: BRINSMEAD

Metric: MGA (Zone 55) vide CORS

Survey Records: No

Scale: 1:1000

Format: STANDARD

RLH-WOR-364267

7 100000-RE28-10-4 RLH-WOR-364267



3039/LJ WARNING - FOLDING OR MUTILATING WILL LEAD TO REJECTION - PLAN MAY BE ROLLED

71270

PLAN MUST BE DRAWN WITHIN BLUE LINES

PLAN MUST BE DRAWN WITHIN BLUE LINES

71270

REFERENCE MARKS

STN	TO	BEARING	DIST	REMARKS
1	OIP	166°20'	1.0	RP 728641
2	-	164°17'	1.047	NR 7200
2	O Spike	173°22'	27.88	-
3	Pin	135°15'30"	8.61	-
5	OIP gone	55°39'	1.48	NR 7200
5	-	36°24'30"	1.06	-
7	-	77°54'20"	2.0	RP 747471
8	Mango	62°56'	3.565	-
9	OIP	126°24'30"	0.897	RP 740263
10	OIP not fd	-	1.0	under Fill
11	OIP gone	127°30'50"	3.5	RP 747471
12	Pin	306°05'15"	14.374	-
5	Gar Bldg	358°08'	11.23	Masonry

DIAGRAM NOT TO SCALE

Access restriction strip: lot 36 on RP749270, 36L Lake Placid Road, Caravonica

PERMANENT MARKS

PM	BEARING	DIST	Nº
10 - OPM	33°50'30"	2.224	76385

PLAN OF Lots 31, 35 & 36 and Proposed Easement F in Lot 31 Cancelling Lot 31 on RP 747471

PROCLAIMED SURVEY AREA

SURVEYED BY Chapman & Balderson Pty Ltd

MERIDIAN NR 7200

SCALE 1:2500

REGISTERED PLAN 749270

CROWN COPYRIGHT RESERVED, REGISTRAR OF TITLES, QUEENSLAND

Copyright or protects this plan. Unauthorised reproduction or amendment is not permitted. Contact the surveyor or Registrar of Titles for further information.

RP 749270

CISP

SURVEY PLAN

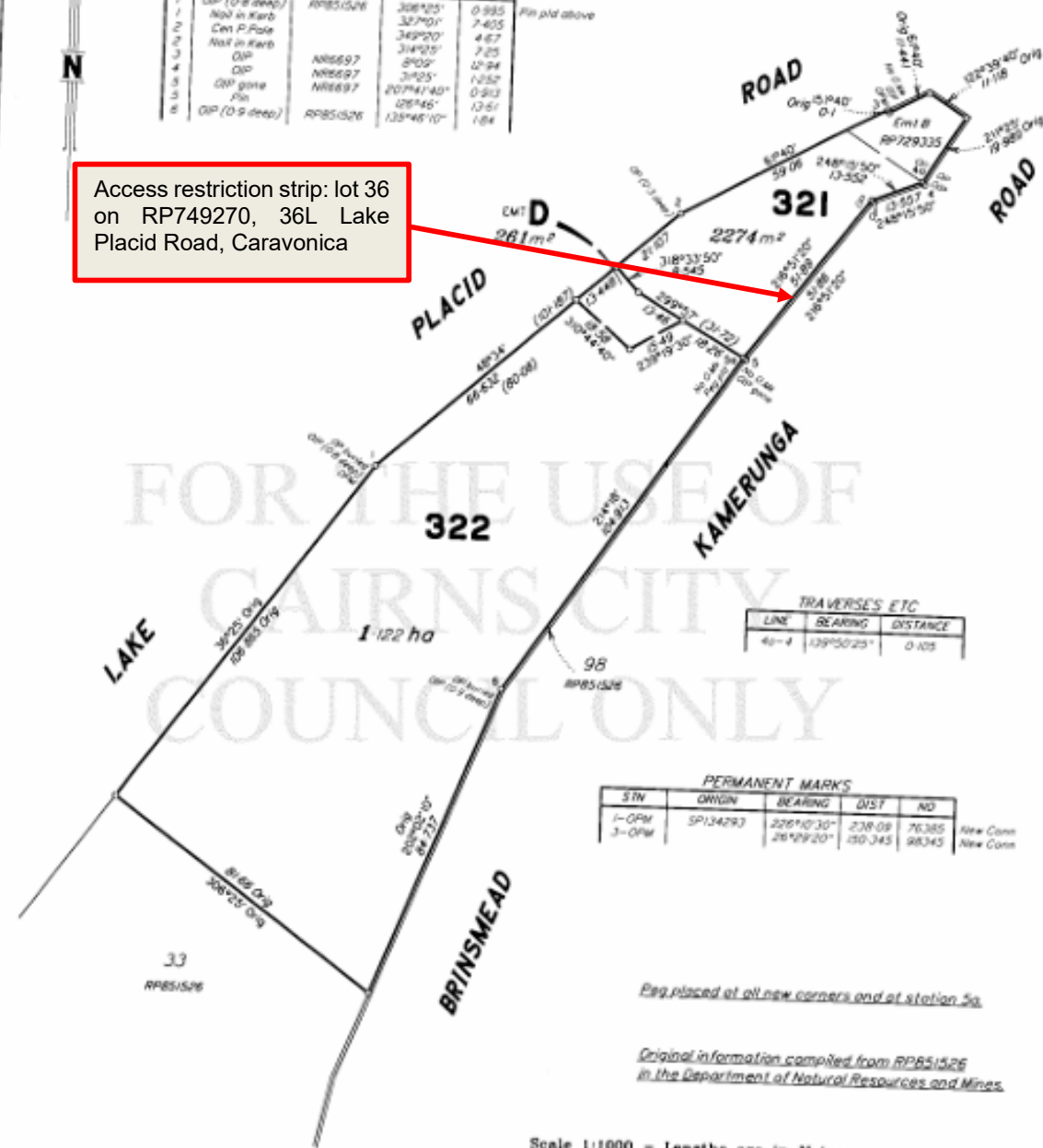
Sheet of 1



STN	TO	ORIGIN	BEARING	DIST
1	OP (0.8 deep)	RP851526	308°15'	0.995
2	Not in Karb		32°10'	2.405
3	Not in Karb		349°20'	4.67
4	OP	NR6697	314°05'	2.25
5	OP	NR6697	8°09'	12.94
6	OP gate	NR6697	3°105'	1.252
7	Pin	NR6697	207°41'40"	0.913
8	OP (0.9 deep)	RP851526	126°46'	13.61
9			135°46'10"	1.84

Pin pld above

Access restriction strip: lot 36 on RP749270, 36L Lake Placid Road, Caravonica



LINE	BEARING	DISTANCE
40-4	139°50'23"	0.105

STN	ORIGIN	BEARING	DIST	NO
1-OPM	SP134293	226°10'30"	238.09	76385
3-OPM		26°29'20"	150.345	98345

New Conn
New Conn

Flag placed at all new corners and at station 5a

Original information compiled from RP851526 in the Department of Natural Resources and Mines

Scale 1:1000 - Lengths are in Metres.

Plan of Lots 321 & 322 & Emt D in Lot 322.

Cancelling Lot 32 on RP851526

PARISH: SMITHFIELD COUNTY: Nares

Ver id: RP851526 Add 0°22' for CAM vide NR6697 Add 6°01' for AMG Zone 55

T/Ns: No

Scale: 1:1000

Format: STANDARD



SP142702

Plan Status:

CAD CONSULTANTS PTY LTD (ACN 055 901088) hereby certify that the Company has surveyed the lots comprised in this plan by Stephen James REDGELL, Registered Surveyor (Licenced) and David Russ HUNTER, Registered Surveyor (Associate) for whose work the company accepts responsibility that the plan is accurate. The said survey was performed in accordance with the Survey Act 1982 and the Survey Regulation 1982 and completed on 23/5/01.



Stephen James REDGELL
Registered Surveyor (Licenced)

23.5.01