

Our Ref: 20258

16th September 2021

Queanbeyan-Palerang Regional Council
256 Crawford Street
Queanbeyan
NSW 2620

RE: SUBDIVISION PROCESS EXPLANATION

Project Overview

Googong Township is a 25 year project being developed in partnership by Peet and Mirvac, operating as Googong Township Pty Ltd (GTPL). The emerging township is located in Southern NSW, 8km from Queanbeyan and 15km from Canberra. The Googong master plan is embedded in Queanbeyan-Palerang Regional Council's (QPRC) Googong Development Control Plan and provides the overarching structure for the township. It has been planned and is being developed as a freestanding township with five neighbourhoods, around 6,600 dwellings and a population of over 18,000 people over 25 years.

Neighbourhood's 1 and 2 (also known as Googong North and Googong Central) have completed Structure plans and DAs. Neighbourhood 2 is currently under staged construction.

The next 3 Neighbourhoods to be developed, under the next Development Application, are

- Neighbourhood 3 (including the Hamson land) – also known as Googong West
- Neighbourhood 4 – also known as Googong South
- Neighbourhood 5 – also known as Googong East

Neighbourhood's 3, 4 and 5 (NH345) is 235Ha in size and is bounded by Old Cooma Road to the west, Neighbourhood 2 and Neighbourhood 1B to the north, the Googong Dam foreshore and PinkTail Worm-Lizard Conservation Area to the east and rural land to the south.

The area around Googong is characterised by rural uses, while NH345 itself is characterised as former agricultural land.

Project Objective

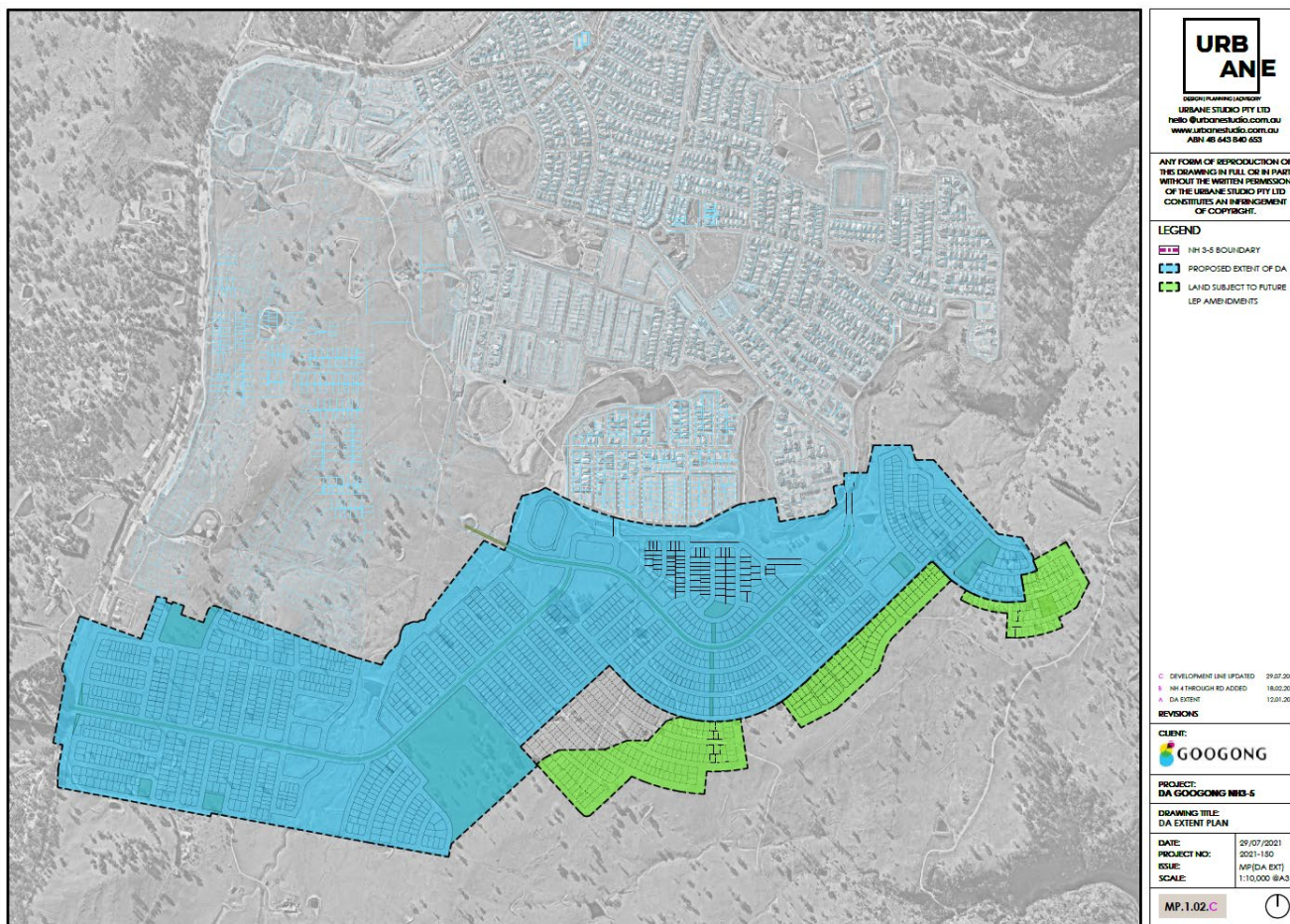
GTPL are seeking to submit a Development Application (DA) with QPRC for the subdivision of the land within Neighbourhoods 3, 4 & 5 (NH345).

The DA proposal seeks approval for:

- Torrens title subdivision of Neighbourhoods 3, 4 and 5 to create:
 - 1476 residential lots
 - 20 lots for future subdivision of higher density housing and other uses including the Neighbourhood Centre sites, to accommodate approximately 320 dwellings
 - public reserves including, local parks, a sports fields and Googong Common
 - public roads and drainage reserves.
- All subdivision works to prepare the land for the future development comprising site preparation and grading, stormwater and drainage works, road construction, tree removal, public domain landscaping and structures and utilities provision.
The subdivision of the higher density super lots and the construction of all buildings (housing and schools) as well as the Neighbourhood Centre sites will be subject of future applications.

The DA proposal will apply to the area shown in blue on the following plan.





Purpose of this report

This report is prepared to explain the proposed subdivision process required to achieve the creation of Neighbourhoods 3, 4 and 5 of the Googong Township. As part of the report an analysis of the underlying Certificates of Title is undertaken and proposed subdivision plans are provided for each stage of subdivision.

The various subdivisions proposed as part of this Development Application affect the following parcels of land:

- Lot 7 DP1246784
- Lot 42 DP754881
- Lot 10 DP754881
- Lot 3 DP1149329
- Lot 1604 DP1266000
- Lot 1605 DP1266000
- Lot 12 DP1266001
- Lot 13 DP1266001
- Lot 2 DP1231713
- Lot 11 DP754881 (please note this lot is to be subdivided to create Stage 14 Residue 2 in DA.123-2017.E as part of the NH2 development)
- Lot 776 DP1230282 (please note this lot is under QPRC ownership and the proposed subdivision of this lot occurs as part of NH5-Stage 5 to enable the extension of Gorman Drive)

A number of lots are also affected by civil/landscaping works as part of this Development Application, but no subdivision of these parcels of land is proposed. These lots are listed below and these lots are under QPRC ownership:

- Lot 1601 DP1266000
- Lot 1603 DP1266000
- Lot 799 DP1234249
- Lot 776 DP1230282 (to be affected by subdivision as described above)
- Lot 900 DP1242930

A title search has been undertaken for the lots to be affected by subdivision and these title searches are attached in *Appendix A*. A number of notifications exist on each certificate of title and the notifications relevant to the subdivision process will be dealt with as described below:

- *Easement for overhead powerlines 45.72 wide (DP1246784 and G395345) will be released (consent is required from Essential Energy) following the realignment of the overhead powerlines prior to the completion of NH3 Stages 2, 5 & 8.*
- *Easement for access over track in use (DP1246784) which allows for access to a number of lots throughout neighbourhood 2, 3, 4 & 5 development sites. This easement will be redundant upon the completion of the public roads being constructed within neighbourhood 2 and will be released once access has been provided to all benefitting lots.*
- *Easement for overhead powerlines 20 wide (DP1266001) will be released (consent is required from Essential Energy) following the realignment of the overhead powerlines prior to the completion of NH5 Stages 5, 14 & 15.*
- *Positive covenant (DP1207536) which provides access to Lot 52 DP1207536 (now Lot 2 DP1231713 and Lot 3 DP1231713). This positive covenant will be released (consent is required from QPRC) as it is now redundant due to the access rights to the benefitting lots now being achieved via the easement for access over track in use (DP1231713).*
- *Easement for access over track in use (DP1231713) which allows for access to a number of lots throughout neighbourhood 3, 4 & 5 development sites. This easement will be gradually released (consent is required from QPRC) throughout the development process as public roads are constructed and access is provided to landlocked parcels benefitting from this easement.*
- *Proposed right of carriageway (DP867223) which allows for access across Lot 42 DP754881. This easement is not shown on the title search for any of the potentially benefitting lots but is shown on DP867223. The location of this easement is consistent with the current physical access track/driveway from Old Cooma Road to Lot 1 DP867223 and Lot 9 DP754881. This easement does not legally exist so will not be formally released, but realigned access for Lot 1 DP867223 and Lot 9 DP754881 will be provided as part of the proposed development.*

Each of the subdivision plans associated with this Development Application is described below. The subdivision plans are presented in the standard Deposited Plan format specified by NSW Land Registry Services. This format has been used to simplify the comparison process between approved plans and final Deposited Plans during the Subdivision Certificate phase.


- Composite Plan
The composite plan is not a plan of subdivision but simply shows the overall lot layout of the proposed development, along with the neighbourhood and stage boundaries which coincide with the outer limits of each Deposited Plan described below. The composite plan also shows the lot identifiers being used at the planning stage of development.
- Neighbourhood 3, 4 & 5 Boundary Adjustment
Prior to the initial stage of development, a subdivision will be completed to create superlots for neighbourhoods 3, 4 & 5. The purpose of this boundary adjustment plan is to simplify the proposed subdivision process.
- NH3-Stage 1
The NH3-Stage 1 proposed Deposited Plan is a subdivision of the Neighbourhood 3 Superlot. The NH3-Stage 1 proposed Deposited Plan creates 61 residential lots, 3 multi-unit lots, 2 neighbourhood centres, public roads, etc and a large residue lot which will be utilised for future subdivision.

- NH3-Stage 2
The NH3-Stage 2 proposed Deposited Plan is a subdivision of the residue lot created in NH3-Stage 1. The NH3-Stage 2 proposed Deposited Plan creates 55 residential lots, 1 multi-unit lot, public roads, etc and 2 large residue lots which will be utilised for future subdivision.
- NH3-Stage 3
The NH3-Stage 3 proposed Deposited Plan is a subdivision of the residue lot created in NH3-Stage 2. The NH3-Stage 3 proposed Deposited Plan creates 90 residential lots, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH3-Stage 4
The NH3-Stage 4 proposed Deposited Plan is a subdivision of the residue lot created in NH3-Stage 3. The NH3-Stage 4 proposed Deposited Plan creates 47 residential lots, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH3-Stage 5
The NH3-Stage 5 proposed Deposited Plan is a subdivision of the residue lot created in NH3-Stage 4. The NH3-Stage 5 proposed Deposited Plan creates 70 residential lots, public roads, etc.
- NH3-Stage 6
The NH3-Stage 6 proposed Deposited Plan is a subdivision of the residue lot created in NH3-Stage 2. The NH3-Stage 6 proposed Deposited Plan creates 67 residential lots, 2 multi-unit lots, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH3-Stage 7
The NH3-Stage 7 proposed Deposited Plan is a subdivision of the residue lot created in NH3-Stage 6. The NH3-Stage 7 proposed Deposited Plan creates 62 residential lots, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH3-Stage 8
The NH3-Stage 8 proposed Deposited Plan is a subdivision of the residue lot created in NH3-Stage 7. The NH3-Stage 8 proposed Deposited Plan creates 77 residential lots, public roads, etc.
- NH4-Stage 1
The NH4-Stage 1 proposed Deposited Plan is a subdivision of the Neighbourhood 4 Superlot. The NH4-Stage 1 proposed Deposited Plan creates 73 residential lots, 1 multi-unit lot, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH4-Stage 2
The NH4-Stage 2 proposed Deposited Plan is a subdivision of the residue lot created in NH4-Stage 1. The NH4-Stage 2 proposed Deposited Plan creates 62 residential lots, 1 multi-unit lot, public roads, etc and 2 large residue lots which will be utilised for future subdivision.
- NH4-Stage 3
The NH4-Stage 3 proposed Deposited Plan is a subdivision of a residue lot created in NH4-Stage 2. The NH4-Stage 3 proposed Deposited Plan creates 62 residential lots, 3 multi-unit lots, 2 neighbourhood centres, public roads, etc and 2 large residue lots which will be utilised for future subdivision.
- NH4-Stage 4
The NH4-Stage 4 proposed Deposited Plan is a subdivision of a residue lot created in NH4-Stage 3. The NH4-Stage 4 proposed Deposited Plan creates 69 residential lots, 3 multi-unit lots, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH4-Stage 7
The NH4-Stage 7 proposed Deposited Plan is a subdivision of a residue lot created in NH4-Stage 2. The NH4-Stage 7 proposed Deposited Plan creates 84 residential lots, public roads, etc.
- NH4-Stage 8
The NH4-Stage 8 proposed Deposited Plan is a subdivision of the residue lot created in NH4-Stage 4. The NH4-Stage 8 proposed Deposited Plan creates 61 residential lots, public roads, etc and a large residue lot which will be utilised for future subdivision.



- NH4-Stage 9
The NH4-Stage 9 proposed Deposited Plan is a subdivision of the residue lot created in NH4-Stage 8. The NH4-Stage 9 proposed Deposited Plan creates 75 residential lots, public roads, etc.
- NH5-Stage 5
The NH5-Stage 5 proposed Deposited Plan is a subdivision of the Neighbourhood 5 Superlot and Lot 776 in DP1230282. The NH5-Stage 5 proposed Deposited Plan creates 49 residential lots, 1 multi-unit lot, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH5-Stage 6
The NH5-Stage 6 proposed Deposited Plan is a subdivision of the residue lot created in NH5-Stage 5. The NH5-Stage 6 proposed Deposited Plan creates 52 residential lots, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH5-Stage 10
The NH5-Stage 10 proposed Deposited Plan is a subdivision of the residue lot created in NH5-Stage 6 and the Neighbourhood 3, 4 & 5 Boundary Adjustment – Residue 1 lot. The NH5-Stage 10 proposed Deposited Plan creates 49 residential lots, 1 neighbourhood centre, public roads, etc and 2 large residue lots which will be utilised for future subdivision.
- NH5-Stage 11
The NH5-Stage 11 proposed Deposited Plan is a subdivision of a residue lot created in NH5-Stage 10. The NH5-Stage 11 proposed Deposited Plan creates 58 residential lots, public roads, etc and a large residue lot which will be utilised for future subdivision.
- NH5-Stage 12
The NH5-Stage 12 proposed Deposited Plan is a subdivision of the residue lot created in NH5-Stage 11 and a residue lot created in NH5-Stage 10. The NH5-Stage 12 proposed Deposited Plan creates 61 residential lots, public roads, etc and 2 large residue lots which will be utilised for future subdivision.
- NH5-Stage 13
The NH5-Stage 13 proposed Deposited Plan is a subdivision of a residue lot created in NH5-Stage 12. The NH5-Stage 13 proposed Deposited Plan creates 74 residential lots, public roads, etc.
- NH5-Stage 14
The NH5-Stage 14 proposed Deposited Plan is a subdivision of a residue lot created in NH5-Stage 10 and a residue lot created in NH5-Stage 12. The NH5-Stage 14 proposed Deposited Plan creates 61 residential lots, public roads, etc and 2 large residue lots which will be utilised for future subdivision.
- NH5-Stage 15
The NH5-Stage 15 proposed Deposited Plan is a subdivision of residue lots created in NH5-Stage 14. The NH5-Stage 15 proposed Deposited Plan creates 57 residential lots, public roads, etc.

Yours sincerely,
LonerGAN Surveying Pty Ltd



Matt Stevenson
Registered Surveyor
Director



APPENDIX A: TITLE SEARCHES





LAND
REGISTRY
SERVICES

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1603/1266000

SEARCH DATE	TIME	EDITION NO	DATE
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25/2/2021	6:01 PM	1	18/11/2020

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY NATIONAL AUSTRALIA BANK LIMITED.
LAND

LOT 1603 IN DEPOSITED PLAN 1266000

AT GOOGONG

LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL

PARISH OF GOOGONG COUNTY OF MURRAY

TITLE DIAGRAM DP1266000

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED

SECOND SCHEDULE (7 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S) WITHIN THE PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 2 LAND EXCLUDES MINERALS WITHIN THE PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM - SEE CROWN GRANT(S)
- 3 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
- 4 DP1240191 RESTRICTION(S) ON THE USE OF LAND
- 5 DP1246784 EASEMENT FOR ACCESS OVER TRACK IN USE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 6 DP1266000 EASEMENT FOR ACCESS OVER TRACK IN USE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 7 DP1266000 EASEMENT FOR ACCESS OVER TRACK IN USE APPURTENANT TO THE LAND ABOVE DESCRIBED

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

Loneragan Surveying Pty Ltd

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1604/1266000

SEARCH DATE	TIME	EDITION NO	DATE
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25/2/2021	6:01 PM	1	18/11/2020

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
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LAND

LOT 1604 IN DEPOSITED PLAN 1266000

AT GOOGONG

LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL

PARISH OF GOOGONG COUNTY OF MURRAY

TITLE DIAGRAM DP1266000

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED

SECOND SCHEDULE (4 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
- 3 DP1246784 EASEMENT FOR ACCESS OVER TRACK IN USE AFFECTING THE
PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 4 DP1246784 EASEMENT FOR ACCESS OVER TRACK IN USE APPURTENANT TO
THE LAND ABOVE DESCRIBED

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

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LAND REGISTRY SERVICES

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1605/1266000

SEARCH DATE

TIME

EDITION NO

DATE

25/2/2021

6:01 PM

1

18/11/2020

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY NATIONAL AUSTRALIA BANK LIMITED.
LAND

LOT 1605 IN DEPOSITED PLAN 1266000

AT GOOGONG

LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL

PARISH OF GOOGONG COUNTY OF MURRAY

TITLE DIAGRAM DP1266000

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED

SECOND SCHEDULE (4 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S) WITHIN THE
PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 2 LAND EXCLUDES MINERALS (S.171 CROWN LANDS ACT 1989) WITHIN THE
PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 3 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
- 4 DP1246784 EASEMENT FOR ACCESS OVER TRACK IN USE AFFECTING THE
PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 2/1231713

SEARCH DATE

TIME

EDITION NO

DATE

25/2/2021

5:44 PM

4

15/11/2018

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY NATIONAL AUSTRALIA BANK LIMITED.
LAND

LOT 2 IN DEPOSITED PLAN 1231713

AT GOOGONG

LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL

PARISH OF GOOGONG COUNTY OF MURRAY

TITLE DIAGRAM DP1231713

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED

(T AM545886)

SECOND SCHEDULE (8 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S) WITHIN THE
PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 2 LAND EXCLUDES MINERALS WITHIN THE PART SHOWN SO INDICATED IN THE
TITLE DIAGRAM- SEE CROWN GRANT
- 3 LAND EXCLUDES MINERALS (S.171 CROWN LANDS ACT 1989) WITHIN THE
PART SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 4 DP1207536 POSITIVE COVENANT AFFECTING THE PART(S) SHOWN SO
BURDENED IN THE TITLE DIAGRAM
- 5 AJ667807 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE
DIAGRAM
- 6 AJ667808 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE
DIAGRAM
- 7 DP1231713 EASEMENT FOR ACCESS OVER TRACK IN USE AFFECTING THE
PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 8 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 3/1149329

SEARCH DATE	TIME	EDITION NO	DATE
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30/8/2021	5:36 PM	3	1/6/2021

LAND

LOT 3 IN DEPOSITED PLAN 1149329
AT GOOGONG
LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL
PARISH OF GOOGONG COUNTY OF MURRAY
TITLE DIAGRAM DP1149329

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LTD (T AR103361)
SECOND SCHEDULE (2 NOTIFICATIONS)

- 1 LAND EXCLUDES MINERALS (S.171 CROWN LANDS ACT 1989)
- 2 LIMITED TITLE. LIMITATION PURSUANT TO SECTION 28T(4) OF THE REAL PROPERTY ACT, 1900. THE BOUNDARIES OF THE LAND COMPRISED HEREIN HAVE NOT BEEN INVESTIGATED BY THE REGISTRAR GENERAL.

NOTATIONS

UNREGISTERED DEALINGS: NIL
*** END OF SEARCH ***

Lonergan Surveying Pty Ltd

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 7/1246784

SEARCH DATE TIME EDITION NO DATE

25/2/2021 5:43 PM 1 21/2/2019
NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY NATIONAL AUSTRALIA BANK LIMITED.
LAND

LOT 7 IN DEPOSITED PLAN 1246784
AT GOOGONG
LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL
PARISH OF GOOGONG COUNTY OF MURRAY
TITLE DIAGRAM DP1246784

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED
SECOND SCHEDULE (6 NOTIFICATIONS)

- 1 LAND EXCLUDES MINERALS AND IS SUBJECT TO RESERVATIONS AND
 CONDITIONS IN FAVOUR OF THE CROWN WITHIN THE PART(S) SHOWN SO
 INDICATED IN THE TITLE DIAGRAM - SEE CROWN GRANT(S)
- 2 LAND EXCLUDES MINERALS (S.171 CROWN LANDS ACT 1989) WITHIN THE
 PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 3 AG569379 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
 ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
- 4 AG913393 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
 ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
- 5 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
- 6 DP1246784 EASEMENT FOR OVERHEAD POWER LINE(S) 45.72 METRE(S)
 WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE
 TITLE DIAGRAM

NOTATIONS

UNREGISTERED DEALINGS: NIL
 *** END OF SEARCH ***
Lonergan Surveying Pty Ltd

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 10/754881

SEARCH DATE TIME EDITION NO DATE

25/2/2021 5:43 PM 6 15/11/2018
NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY NATIONAL AUSTRALIA BANK LIMITED.
LAND

LOT 10 IN DEPOSITED PLAN 754881
AT GOOGONG
LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL
PARISH OF GOOGONG COUNTY OF MURRAY
(FORMERLY KNOWN AS PORTION 10)
TITLE DIAGRAM CROWN PLAN 563.743

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED (T AH870797)
SECOND SCHEDULE (5 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
2 LIMITED TITLE. LIMITATION PURSUANT TO SECTION 28T(4) OF THE REAL
PROPERTY ACT, 1900. THE BOUNDARIES OF THE LAND COMPRISED HEREIN
HAVE NOT BEEN INVESTIGATED BY THE REGISTRAR GENERAL.
3 AJ667807 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
4 AJ667808 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
5 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

Lonergan Surveying Pty Ltd

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 11/754881

SEARCH DATE TIME EDITION NO DATE

25/2/2021 5:43 PM 6 15/11/2018
NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
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LAND

LOT 11 IN DEPOSITED PLAN 754881
AT GOOGONG
LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL
PARISH OF GOOGONG COUNTY OF MURRAY
(FORMERLY KNOWN AS PORTION 11)
TITLE DIAGRAM CROWN PLAN 563.743

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED (T AH870797)
SECOND SCHEDULE (5 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 LIMITED TITLE. LIMITATION PURSUANT TO SECTION 28T(4) OF THE REAL
PROPERTY ACT, 1900. THE BOUNDARIES OF THE LAND COMPRISED HEREIN
HAVE NOT BEEN INVESTIGATED BY THE REGISTRAR GENERAL.
- 3 AJ667807 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
- 4 AJ667808 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
- 5 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED

NOTATIONS

UNREGISTERED DEALINGS: NIL
*** END OF SEARCH ***

Lonergan Surveying Pty Ltd

PRINTED ON 25/2/2021

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LAND
REGISTRY
SERVICES

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 12/1266001

SEARCH DATE

TIME

EDITION NO

DATE

25/2/2021

6:15 PM

1

25/11/2020

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY NATIONAL AUSTRALIA BANK LIMITED.
LAND

LOT 12 IN DEPOSITED PLAN 1266001

AT GOOGONG

LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL

PARISH OF GOOGONG COUNTY OF MURRAY

TITLE DIAGRAM DP1266001

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED

SECOND SCHEDULE (8 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S) WITHIN THE
PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 2 LAND EXCLUDES MINERALS WITHIN THE PART(S) SHOWN SO INDICATED IN
THE TITLE DIAGRAM - SEE CROWN GRANT(S)
- 3 LAND EXCLUDES MINERALS (S.171 CROWN LANDS ACT 1989) WITHIN THE
PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 4 DP1207536 POSITIVE COVENANT
- 5 AJ667807 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
- 6 AJ667808 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
- 7 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
- 8 DP1266001 EASEMENT FOR OVERHEAD POWER LINE(S) 20 METRE(S) WIDE
AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE
DIAGRAM

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

Lonergan Surveying Pty Ltd

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 13/1266001

SEARCH DATE TIME EDITION NO DATE

25/2/2021 6:01 PM 1 25/11/2020
NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO.
CONTROL OF THE RIGHT TO DEAL IS HELD BY NATIONAL AUSTRALIA BANK LIMITED.
LAND

LOT 13 IN DEPOSITED PLAN 1266001
AT GOOGONG
LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL
PARISH OF GOOGONG COUNTY OF MURRAY
TITLE DIAGRAM DP1266001

FIRST SCHEDULE

GOOGONG TOWNSHIP PTY LIMITED
SECOND SCHEDULE (11 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S) WITHIN THE
 PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 2 LAND EXCLUDES MINERALS WITHIN THE PART(S) SHOWN SO INDICATED IN
 THE TITLE DIAGRAM - SEE CROWN GRANT(S)
- 3 LAND EXCLUDES MINERALS (S.171 CROWN LANDS ACT 1989) WITHIN THE
 PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 4 AG913393 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
 ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979 OF THE
 PART FORMERLY IN 14/1164687
- 5 AJ667808 PLANNING AGREEMENT PURSUANT TO SECTION 7.6
 ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979 OF THE
 PART FORMERLY IN 1/1183929
- 6 DP1226692 EASEMENT FOR DRAINAGE OF SEWAGE 3.5 METRE(S) WIDE
 APPURTENANT TO THE LAND ABOVE DESCRIBED
- 7 DP1226692 EASEMENT FOR DRAINAGE OF WATER 3.5 METRE(S) WIDE
 APPURTENANT TO THE LAND ABOVE DESCRIBED
- 8 DP1231713 EASEMENT FOR ACCESS OVER TRACK IN USE AFFECTING THE
 PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 9 AN860066 MORTGAGE TO NATIONAL AUSTRALIA BANK LIMITED
- 10 DP1246784 EASEMENT FOR ACCESS OVER TRACK IN USE AFFECTING THE
 PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 11 DP1266001 EASEMENT FOR OVERHEAD POWER LINE(S) 20 METRE(S) WIDE
 AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE
 DIAGRAM

Lonergan Surveying Pty Ltd

END OF PAGE 1 - CONTINUED OVER
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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 13/1266001

PAGE 2

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

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LAND REGISTRY SERVICES

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 42/754881

SEARCH DATE	TIME	EDITION NO	DATE
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25/2/2021	5:42 PM	4	23/7/2003

LAND

LOT 42 IN DEPOSITED PLAN 754881
LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL
PARISH OF GOOGONG COUNTY OF MURRAY
(FORMERLY KNOWN AS PORTION 42)
TITLE DIAGRAM CROWN PLAN 1062.1956

FIRST SCHEDULE

ADAM NATHAN HAMSON
BROCK WILLIAM HAMSON
AS TENANTS IN COMMON IN EQUAL SHARES (T 7029515)
SECOND SCHEDULE (4 NOTIFICATIONS)

- 1 LAND EXCLUDES MINERALS AND IS SUBJECT TO RESERVATIONS AND
CONDITIONS IN FAVOUR OF THE CROWN - SEE CROWN GRANT(S)
- 2 G395345 EASEMENT AFFECTING THE PART OF THE LAND WITHIN
DESCRIBED AS MORE FULLY SET OUT IN G395345
2099961 EASEMENT VESTED IN NEW SOUTH WALES ELECTRICITY
TRANSMISSION AUTHORITY
- * AK3558 EASEMENT NOW VESTED IN ESSENTIAL ENERGY
- 3 9811858 MORTGAGE TO PERPETUAL LIMITED
- * 4 AN845595 CAVEAT BY GOOGONG TOWNSHIP PTY LIMITED

NOTATIONS

NOTE: THE CERTIFICATE OF TITLE FOR THIS FOLIO OF THE REGISTER DOES
NOT INCLUDE SECURITY FEATURES INCLUDED ON COMPUTERISED
CERTIFICATES OF TITLE ISSUED FROM 4TH JANUARY, 2004. IT IS
RECOMMENDED THAT STRINGENT PROCESSES ARE ADOPTED IN VERIFYING THE
IDENTITY OF THE PERSON(S) CLAIMING A RIGHT TO DEAL WITH THE LAND
COMPRISED IN THIS FOLIO.

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

Lonergan Surveying Pty Ltd

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LAND REGISTRY SERVICES

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 799/1234249

SEARCH DATE	TIME	EDITION NO	DATE
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11/3/2021	1:05 PM	1	13/6/2018

LAND

LOT 799 IN DEPOSITED PLAN 1234249
AT GOOGONG
LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL
PARISH OF GOOGONG COUNTY OF MURRAY
TITLE DIAGRAM DP1234249

FIRST SCHEDULE

QUEANBEYAN-PALERANG REGIONAL COUNCIL
SECOND SCHEDULE (10 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S) WITHIN THE PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 2 LAND EXCLUDES MINERALS WITHIN THE PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM - SEE CROWN GRANT
- 3 LAND EXCLUDES MINERALS (S.171 CROWN LANDS ACT 1989) WITHIN THE PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 4 THE LAND WITHIN DESCRIBED IS PUBLIC RESERVE
- 5 AJ667808 PLANNING AGREEMENT PURSUANT TO SECTION 7.6 ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979
- 6 DP1226692 EASEMENT FOR DRAINAGE OF SEWAGE 3.5 METRE(S) WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED
- 7 DP1226692 EASEMENT FOR DRAINAGE OF WATER 3.5 METRE(S) WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED
- 8 DP1228382 EASEMENT FOR DRAINAGE OF SEWAGE 3.5 METRE(S) WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED
- 9 DP1228382 EASEMENT FOR DRAINAGE OF WATER 3.5 METRE(S) WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED
- 10 DP1234249 EASEMENT FOR MULTI-PURPOSE ELECTRICAL INSTALLATION 4.2 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 900/1242930

SEARCH DATE	TIME	EDITION NO	DATE
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25/2/2021	5:44 PM	1	22/10/2018

LAND

LOT 900 IN DEPOSITED PLAN 1242930
AT GOOGONG
LOCAL GOVERNMENT AREA QUEANBEYAN-PALERANG REGIONAL
PARISH OF GOOGONG COUNTY OF MURRAY
TITLE DIAGRAM DP1242930

FIRST SCHEDULE

QUEANBEYAN-PLAERANG REGIONAL COUNCIL
SECOND SCHEDULE (8 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S) WITHIN THE PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 2 LAND EXCLUDES MINERALS WITHIN THE PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM - SEE CROWN GRANT(S)
- 3 LAND EXCLUDES MINERALS (S.171 CROWN LANDS ACT 1989) WITHIN THE PART(S) SHOWN SO INDICATED IN THE TITLE DIAGRAM
- 4 THE LAND WITHIN DESCRIBED IS PUBLIC RESERVE
- 5 DP1226692 EASEMENT FOR DRAINAGE OF WATER 3.5 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 6 DP1226692 EASEMENT FOR DRAINAGE OF SEWAGE 3.5 METRE(S) WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED
- 7 DP1226692 EASEMENT FOR DRAINAGE OF WATER 3.5 METRE(S) WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED
- 8 DP1234249 EASEMENT FOR MULTI-PURPOSE ELECTRICAL INSTALLATION 4.2 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

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