

PLEASE NOTE

1. INTENDED USE OF PLAN  
THIS PLAN WAS PREPARED TO ACCOMPANY A DEVELOPMENT APPLICATION TO COUNCIL AND SHOULD NOT BE USED FOR ANY OTHER PURPOSE. DETAILS ARE SUBJECT TO CHANGE AND IN PARTICULAR NO RELIANCE SHOULD BE PLACED ON THE INFORMATION ON THIS PLAN FOR ANY FINANCIAL DEALINGS INVOLVING THIS LAND.
2. LAYOUT MEASUREMENTS  
ALL MEASUREMENTS, AREAS AND LOTS SHOWN ARE INDICATIVE ONLY AND SUBJECT TO CHANGE DUE TO FINAL FIELD SURVEY, DETAILED DESIGN AND CONSTRUCTION
3. SERVICES  
ALL SERVICES SHOWN ARE APPROXIMATE ONLY. NO GUARANTEE CAN BE GIVEN THAT ALL RELEVANT SERVICES ARE SHOWN
4. DETAILED DESIGN APPROVALS  
ROAD, DRIVEWAYS, FOOTPATHS, SEWER, STORMWATER, WATER AND LANDSCAPING SHOWN IS PRELIMINARY ONLY AND SUBJECT TO CHANGE. ALL CHANGES DURING DETAILED DESIGN AND CONSTRUCTION ARE SUBJECT TO THE APPROVALS OF THE RELEVANT SERVICE AUTHORITIES
5. DEVELOPMENT STAGING  
THIS DEVELOPMENT WILL BE CONSTRUCTED IN STAGES WITH STAGE EXTENTS TO BE CONFIRMED DURING CONSTRUCTION. STAGE BOUNDARIES AND INFRASTRUCTURE PROVISIONS WITHIN EACH STAGE ARE SUBJECT TO AUTHORITY INFRASTRUCTURE DESIGN APPROVAL.

THIS NOTE IS AN INTEGRAL PART OF THIS PLAN

PLANNING

MUNICIPALITY - LATROBE CITY COUNCIL  
TPS ZONE - 8. GENERAL RESIDENTIAL ZONE

APPLICABLE CODE OVERLAYS

- WTA-C13.0 - BUSHFIRE PRONE AREAS CODE - BUSHFIRE PRONE AREA
- WTA-C16.0 - SAFEGUARDING OF AIRPORTS CODE - AIRPORT OBSTACLE LIMITATION AREA

EXISTING PIPELINE AND SERVICES  
EASEMENT 4m WIDE

3232 RAILTON RD.  
CT. 188912/1

104 HAMILTON ST.  
CT. 188912/6

HAMILTON STREET

CALTHORPE STREET

BRADSHAW STREET

AYRSHIRE AVENUE

148 BRADSHAW ST.  
CT. 167653/47

149 BRADSHAW ST.  
CT. 167653/48

EXISTING BOUNDARY  
TO BE ADJUSTED

104 HAMILTON ST.  
CT. 188912/6

101  
ROAD

SHALE ROAD

NOTE: COORDINATES SHOWN ARE  
MGA20 AND SUBJECT TO FINAL  
SURVEY OF EXISTING BOUNDARIES

6ty°

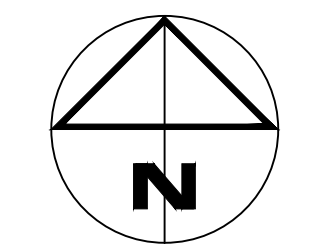
Postal Address  
PO Box 63  
Riverside  
Tasmania 7250  
W 6ty.com.au  
E admin@6ty.com.au

6ty Pty Ltd  
ABN 27 014 609 900  
Designer  
Chester Bullock - CC16331

Tamar Suite 103  
The Charles  
287 Charles Street  
Launceston Tasmania  
P (03) 6332 3300



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|-------|----------|------------|------|
| 01    | 21.04.26 | CONCEPT    | -    |
| 02    | 08.05.26 | CONCEPT    | A    |
| 03    | 16.06.26 | CONCEPT    | B    |



DIMENSIONS ARE IN METRES. DO NOT SCALE. CHECK AND VERIFY ALL  
DIMENSIONS ON SITE. REFER DISCREPANCIES TO THE SUPERINTENDENT.  
ALL WORK SHALL BE CARRIED OUT IN ACCORDANCE WITH:  
APPLICABLE AUSTRALIAN STANDARDS  
& LOCAL AUTHORITY REQUIREMENTS.

PROJECT: CALTHORPE STUD FARM  
PROPOSED SUBDIVISION  
AT: 3232 RAILTON RD, LATROBE  
C.T. 188912/7  
FOR: M. PERKINS

DRAWING: PROPOSAL PLAN -  
LAYOUT PLAN

DESIGNED: M.C.V. DRAWN: M.C.V. CHECKED: M.B.

SCALES: 1:1000 AT A1 SIZE DRAWING SHEET

PROJECT No: 25.303 DRAWING No: Cp01 REV: B