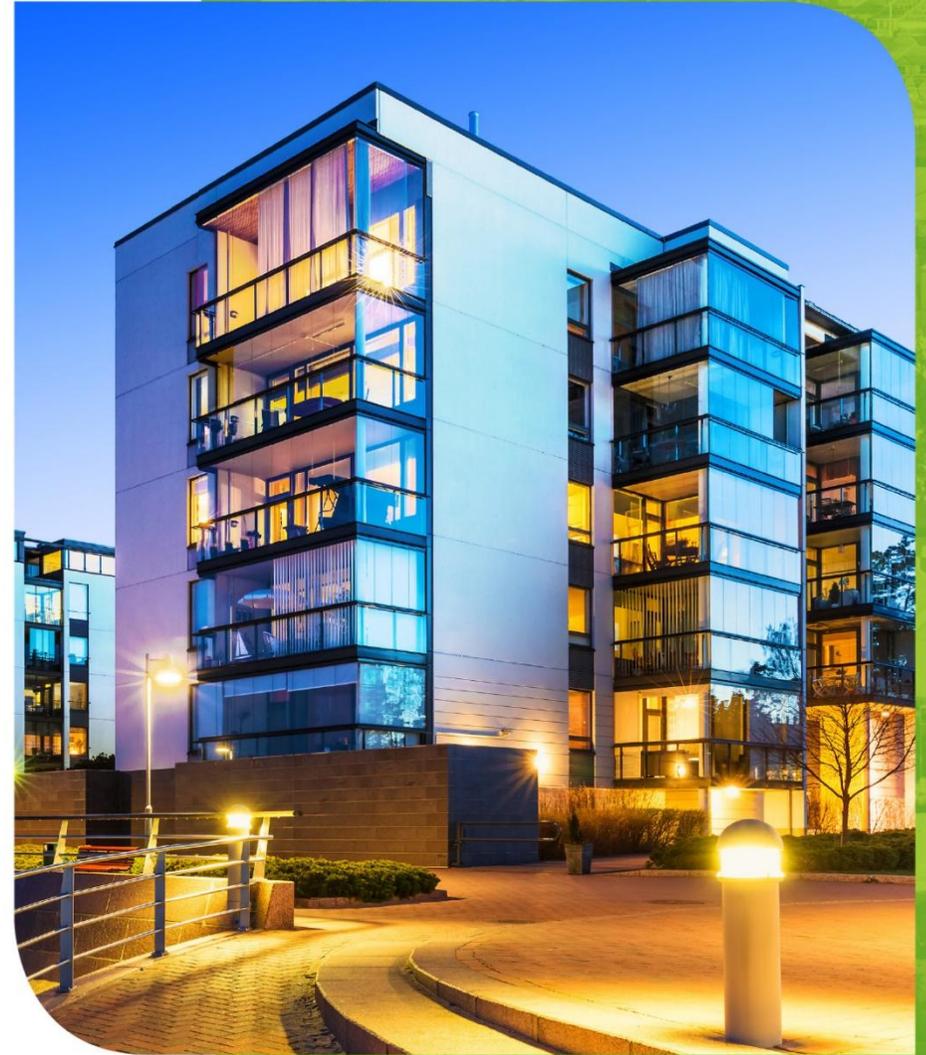




Industry Education Webinar:

Plan Presentation  
Requirements Update



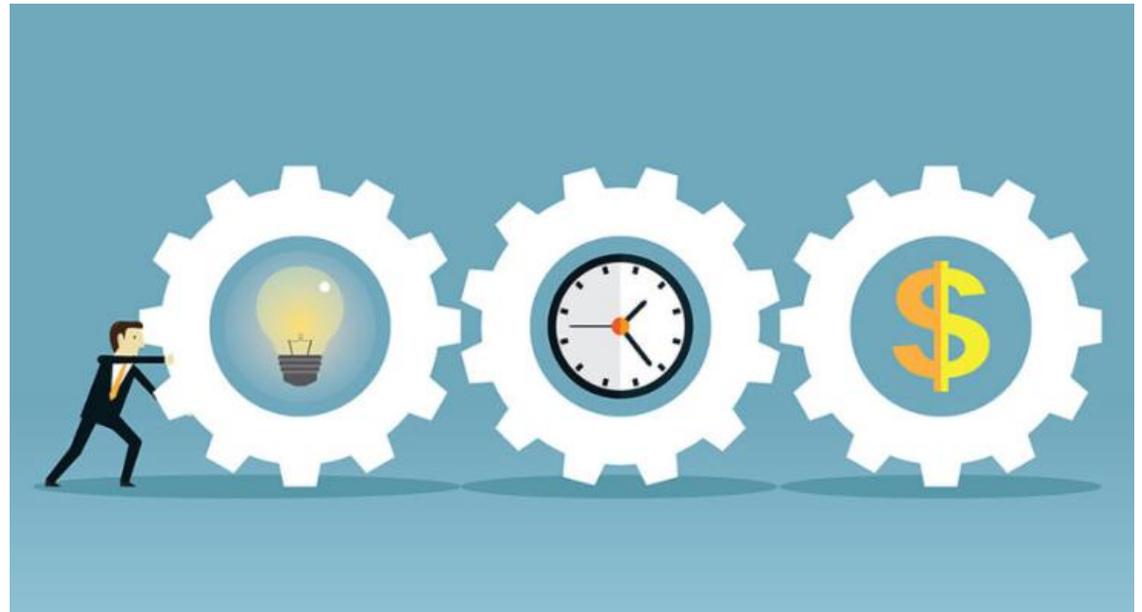


# Industry Education Program

Land Services SA is committed to providing an excellent Customer Experience. One way we continue to deliver value to the Industry is through our Industry Education Program, where we produce a range of helpful educational materials, hold regular webinars and Industry Events.

## Why are we doing this?

- ✓ Assist in educating the industry by providing regular training updates
- ✓ Assist in reducing requisitions across your business, saving you time and money
- ✓ Supporting you to deliver excellent service to your clients





# About our Land Services SA Team

This Industry Education Webinar was prepared by two of Land Services SA's Subject Matter Experts. Our staff have years of experience and are well respected in the Industry.

**Ruhi Afnan** is a Senior Licensed Surveyor at LSSA. He has 30 years of experience in private practice. Ruhi attained his License to practice Cadastral Surveying in the Lands Department where he worked in a variety of locations within the state of South Australia. As a customer of LSSA, he worked on projects such as Electronic Plan Lodgement (EPL) and more recently the Digital Plan Drawing Standard for Digital Plan Lodgement (DPL).



**Steve Andrews** is a Senior Plan Examiner with Land Services SA, with over 40 years of experience. Steve was involved with the creation of both the New Textual/Diagram sheet plan format and the Plan Presentation Guidelines.



## AGENDA

- Why review the Plan Presentation Requirements (PPR)?
- Who was involved in the changes to the PPR
- The process involved in reviewing the changes of the PPR
- What the major changes are to the PPR.
- Changes that require further Industry consultation
- Where to find the PPR and Notice to Lodging Parties





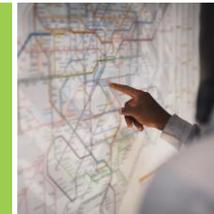
# Why Review the PPR?

The catalyst for reviewing and updating the PPR was:



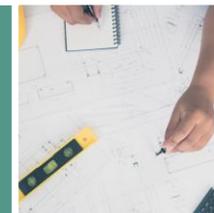
Provide clarification  
where needed

Update information to  
align with DPL



Simplify plan  
presentation

Incorporate CAD  
Drawing Standards into  
the PPR





# Who was involved in the review?

Changes to the PPR have been recommended to reflect changes following a comprehensive consultation process.





# The Review Process

LSSA reviewed the PPR and developed a list of recommended changes

The Survey Industry Consultative Group and the Office of the Surveyor-General also provided their recommendations

Approx. 200 changes were collated

and analysed by the Group over a three-month period

The Survey Industry Consultative Group

reported back to their constituents who were given the opportunity to respond or bring forward new suggestions

Changes were reviewed by the Survey Industry Consultative Group

and a consensus was made before the changes were agreed.

Some additional proposals require further consultation.

These will be discussed for a future PPR update.



# Easements - Major Changes

## Easements on Outer Boundary

SEE CURRENT CERTIFICATE OF TITLES FOR EASEMENT DETAILS

Optional to show easements

Lock in title boundary

When no easements are shown, add in the annotations

Existing easements shown where to be adopted as boundaries in further division

## Easement Plans

Dominant Land is not to be shown when creating an Easement

Dominant Land now described by Allotment, Plan, or Title

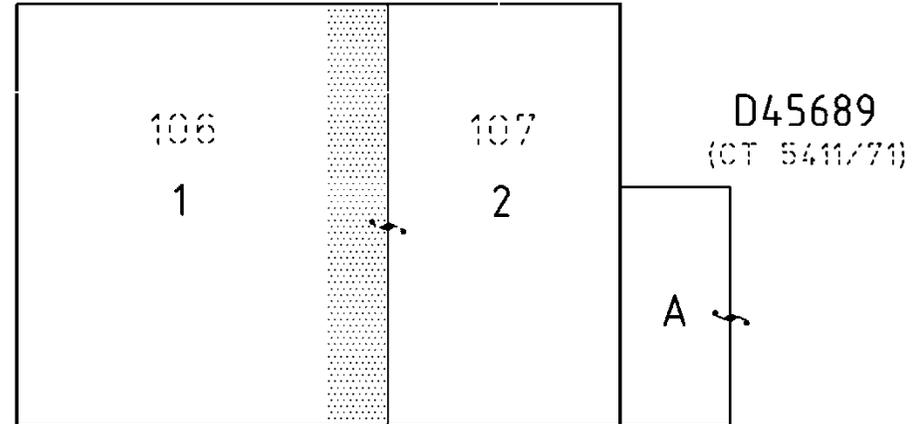
Easements can be created using existing plans

No Diagrams shown on new titles



# Easements - Major Changes

Land burdened no longer captures the Subject title details when an easement is not fully extinguished



OTHER TITLES AFFECTED: left blank (See Sec 4.12 for clarification of OTHER TITLES AFFECTED)

## EASEMENT DETAILS

STATUS	LAND BURDENED	FORM	CATEGORY	IDENTIFIER	PURPOSE	IN FAVOUR OF	CREATION
EXTINGUISH		SHORT	EASEMENT(S)	A	FOR DRAINAGE PURPOSES	107 ON D45689 NOW CONTAINED IN 1	T 1022365
EXISTING		SHORT	EASEMENT(S)	A	FOR DRAINAGE PURPOSES	2	T 1022365



# Easements - Major Changes

## Easements in a Substitute Community Plan

### Deposited C40001

STATUS	LAND BURDENED	Form	CATEGORY	IDENTIFIER	PURPOSE	IN FAVOUR OF	CREATION
NEW	1	SHORT	EASEMENT	A	FOR WATER SUPPLY PURPOSES	4	
NEW	2	LONG	RIGHT OF WAY	B	ACCESS	3	
NEW	1	SHORT	EASEMENT	C	FOR DRAINAGE PURPOSES	4	
NEW	3	SHORT	EASEMENT	D	FOR SUPPORT	CT 6100/101	
EXISTING		LONG	RIGHT OF WAY	E		6	RTC 123654

### Amendment to C40001. All easements are not affected by the amendment to CP

STATUS	LAND BURDENED	Form	CATEGORY	IDENTIFIER	PURPOSE	IN FAVOUR OF	CREATION
EXISTING	1	SHORT	EASEMENT	A	FOR WATER SUPPLY PURPOSES	4	ACT 222333
EXISTING	2	LONG	RIGHT OF WAY	B		3	ACT 222333
EXISTING	1	SHORT	EASEMENT	C	FOR DRAINAGE PURPOSES	4	ACT 222333
EXISTING	3	SHORT	EASEMENT	D	FOR SUPPORT		ACT 222333
EXISTING		LONG	RIGHT OF WAY	E		6	RTC 123654



# Changes to Survey Requirements

## Balance parcels that are less than 2000m<sup>2</sup>

- Must be fully defined
- CALC distances cannot be used
- Exemptions being:
  - Boundaries that have previously been defined since DSA
  - New Road(s), provided that:
    - The new boundary is a straight line between two points defined by data
    - The total area of new road does not exceed 15m<sup>2</sup>

## Long connections from PMs to the subject land are now unacceptable

- External boundaries to the subject land must be defined to demonstrate the redefinition of the Subject Land.



# Changes to Survey Requirements

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## Urban Areas

Means locations where land parcels are generally less than 5000m<sup>2</sup> in area that are not included in Adelaide City.

## High Density Urban

Means Urban area land parcels that are less than 1000m<sup>2</sup> in area.

## Low Density Urban

Means Urban area land parcels that are 1000m<sup>2</sup> or greater in area

## Bearings for distances longer than 1000m

must be shown to the nearest 1".  
- This will help in achieving acceptable joins between PMs in rural areas where we experience boundary lengths greater than 1km



# Other Changes

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## Stratum Parcels

- Where the plan is over a stratum parcel, **H1, H2** etc. must be used to delineate the different heights with an Annotation:  
PORTION OF ALLOTMENT 2 MARKED H1 EXISTS BELOW A LEVEL OF 49.00 METERS AHD

## Roads to be vested

- are now to show the area

## Occupation

- must be shown for all new boundaries for Community Divisions as they are treated the same as a Certified Land Division.

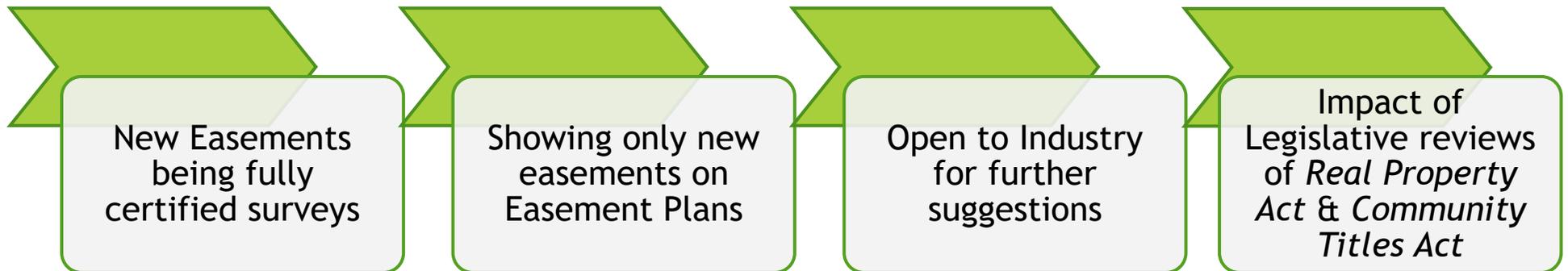
## VIDE now REFER

- now **“REFER”** to Enlargements instead of **“VIDE”**

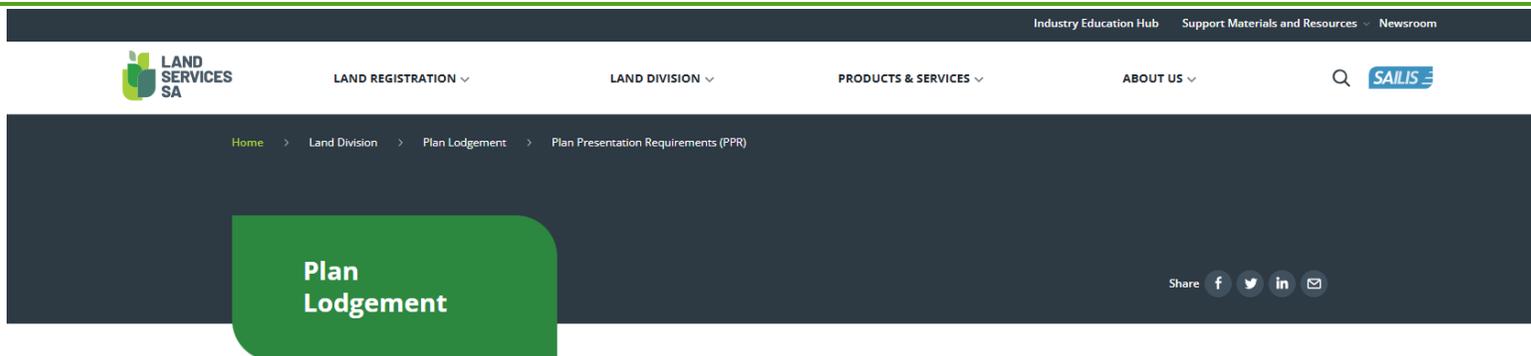


# Future PPR changes

Further Industry consultations is needed to discuss further proposed changes.



# Where to find the PPR



## Lodging Plans

### Plan Presentation Requirements (PPR) ^

Cadastral Surveying

Plan Presentation Requirements Industry Consultation Paper

## Digital Plan Lodgement

## Plan Presentation Requirements (PPR)

The Registrar-General's Plan Presentation Requirements (PPR) describes the requirements for property related plans lodged Land Services SA in South Australia.

Access the [full version of the Plan Presentation Requirements](#) or the part that you need.

### Plan Preparation Checklists

- [Certified plan of division checklist](#)
- [Certified easement and outer boundary checklist](#)
- [Certified survey plan checklist - DPL](#)
- [Certified survey plan checklist - non DPL](#)
- [Community plan checklist](#)
- [Lease plan checklist](#)



Cadastral



PPR Industry Consultation

# Notice to Lodging Parties



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Home > Land Registration > For Professionals > Communications > Notice to Lodging Parties

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Customer Information Bulletins

Notice to Lodging Parties ^

Notices to Lodging Parties -  
Numbered List

## Notice to Lodging Parties

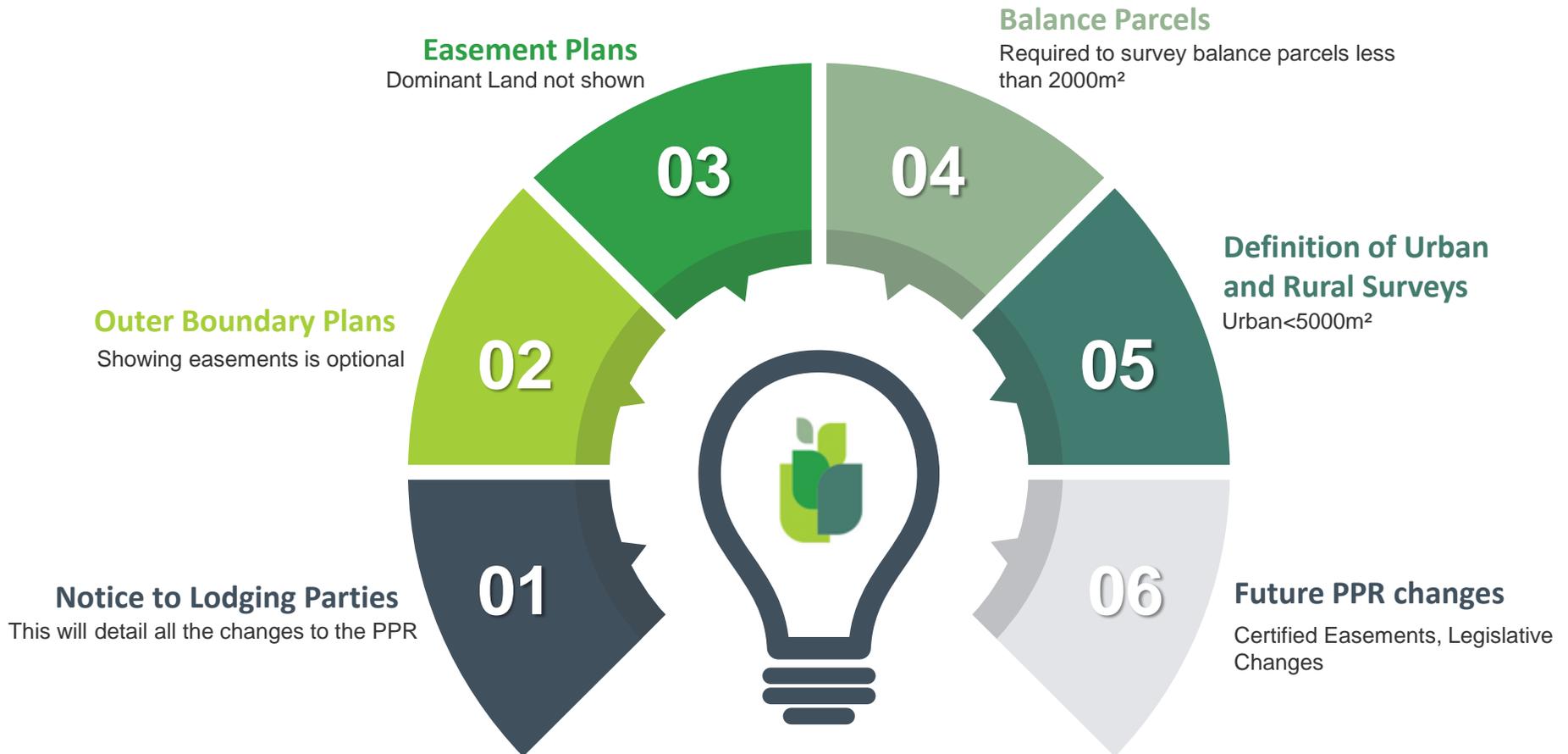
The Registrar-General's Notice to Lodging Parties:

### Recent notices

NO.	RELEASED	TOPIC
NTP #270	31/03/2025	<a href="#">NTP #270 Updated South Australian Operating Requirements - Version 7.1</a> (PDF 149.1 KB)
NTP #269	13/02/2025	<a href="#">NTP #269 Succession Act 2023 and Property Sales Including Water Entitlements / Licences</a> (PDF 148.4 KB)
NTP #268	19/12/2024	<a href="#">NTP #268 Subscriber Compliance Guidance</a> (PDF 350.7 KB)
NTP #267	20/09/2024	<a href="#">NTP #267 Registrar-General's Verification of Identity Requirements Version 9</a> (PDF 354.2 KB)
NTP #266	02/09/2024	<a href="#">NTP #266 Real Property Regulations 2024 What the changes mean for the Surveying Industry</a> (PDF 450.6 KB)
NTP #265	27/08/2024	<a href="#">NTP #265 - Model Participation Rules Guidance Notes Version 7</a> (PDF 334.4 KB)



# Summary of Key Points



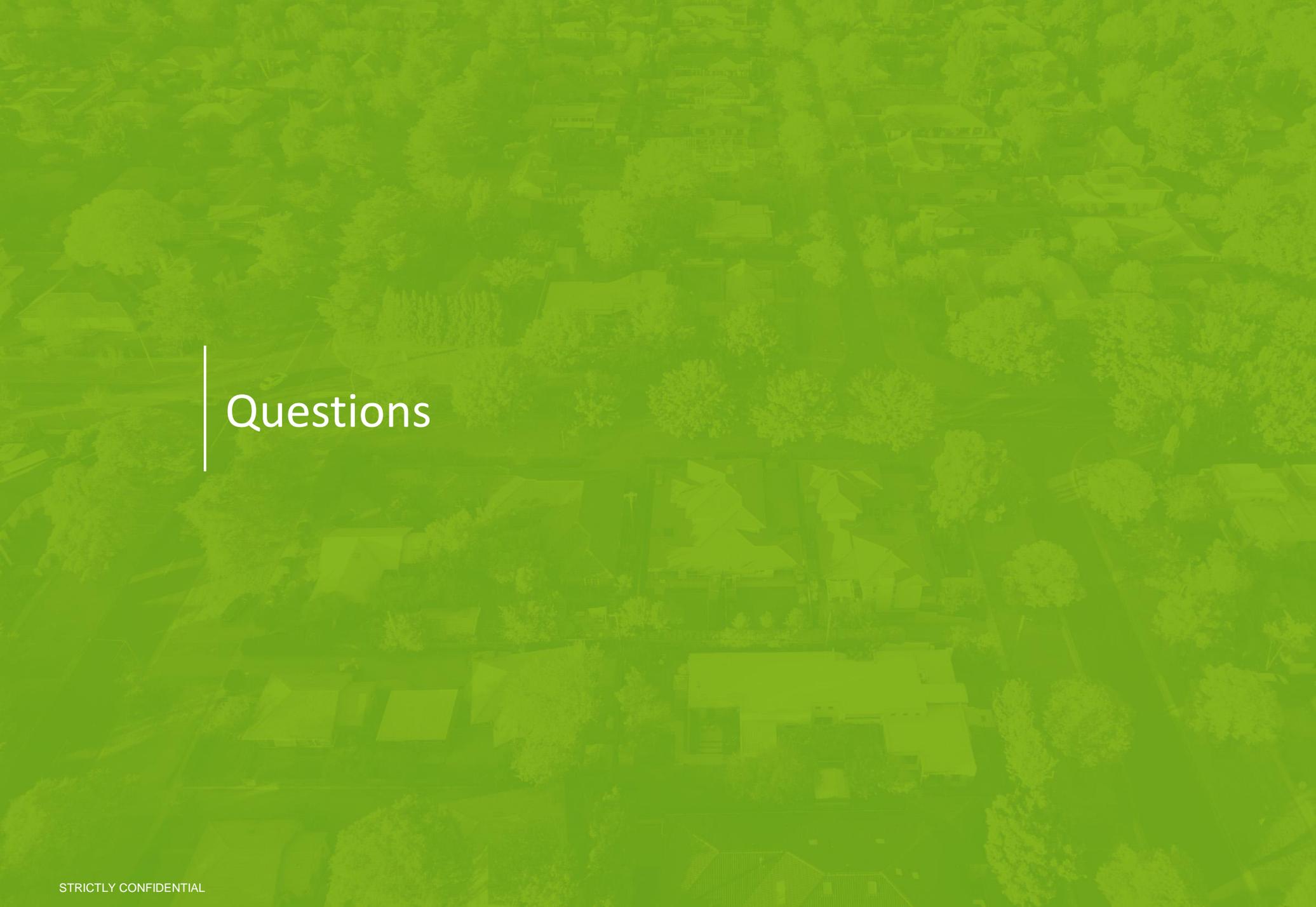
# Industry Education Hub



Land Services SA partner with the SA Government and relevant Industry Bodies to deliver a range of Educational Materials to support property industry professionals. This webpage is dedicated to the publication of Industry Education Materials to assist conveyancing and survey professionals.

Industry Education Series	+
eConveyancing	+
Digital Plan Lodgement	+
SAILIS Video Tutorials	+
Land Services SA Fact Sheets	+

**Hot Tip:**  
Keep updated on  
LSSA's webinars and  
video's

An aerial photograph of a residential neighborhood, showing numerous houses with dark roofs and green lawns, interspersed with trees. The entire image is overlaid with a semi-transparent green filter. A vertical white line is positioned to the left of the word 'Questions'.

# Questions