

PLAN OF SUBDIVISION

LV USE ONLY
EDITION

PS 910783P

LOCATION OF LAND

PARISH: CRANBOURNE
TOWNSHIP: -
SECTION: -
CROWN ALLOTMENT: 63 (Part)
CROWN PORTION: -
TITLE REFERENCE: Vol. Fol.
LAST PLAN REFERENCE: Lot B PS 910784M

POSTAL ADDRESS: 1525 Pound Road
Clyde North 3978

MGA2020 Co-ordinates
(of approx centre of land in plan) E 356 790 ZONE: 55
N 5 781 630

Council Name: Casey City Council

Council Reference Number: SubA00047/23
 Planning Permit Reference: PlnA00900/14
 SPEAR Reference Number: S207745A

Certification

This plan is certified under section 11 (7) of the Subdivision Act 1988
 Date of original certification under section 6 of the Subdivision Act 1988: 29/02/2024

Public Open Space

A requirement for public open space under section 18 or 18A of the Subdivision Act 1988 has been made and the requirement has not been satisfied at Certification

Digitally signed by: Michele Scarlett for Casey City Council on 05/03/2024

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
Road R-1 Reserve No.1	City of Casey Ausnet Electricity Services Pty Ltd ABN 91 064 651 118

Lots 1 to 4600 (both inclusive) has been omitted from this plan
 Lot A to C has been omitted from this plan.
 See Sheet 8 for Creation of Restrictions.

NOTATIONS

Depth Limitation: Does not apply.

Survey: This plan is ~~is not~~ based on survey.
 This survey has been connected to Cranbourne permanent marks no. 66, 100, 454 and Sherwood permanent mark no. 144.
 In Proclaimed Survey Area No. 71.

Staging: This ~~is~~ is not a staged subdivision.
 Planning Permit No. PlnA00900/14

Estate: Meridian Green
Development No.: 46
No. of Lots: 64
Area: 3.632 ha
Melways: 135 J4

EASEMENT INFORMATION

Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)

Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1 & E-3 E-2 & E-3	Data Transmission Water Supply and Rights in Connection therewith set out in AA1353	See Diag. See Diag.	PS 327975F Land Acquisition and Compensation Act 1989 and Section 130 Water Act 1989 - See Notification AG839968X	Lots on PS 327975F Melbourne Water Corporation
E-4	Drainage	See Diag.	This Plan	City of Casey
E-5	Powerline	See Diag.	PS 910784M Section 88 of the Electricity Industry Act 2000	Ausnet Electricity Services Pty Ltd ABN 91 064 651 118
E-6	Powerline	See Diag.	This Plan Section 88 of the Electricity Industry Act 2000	Ausnet Electricity Services Pty Ltd ABN 91 064 651 118



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
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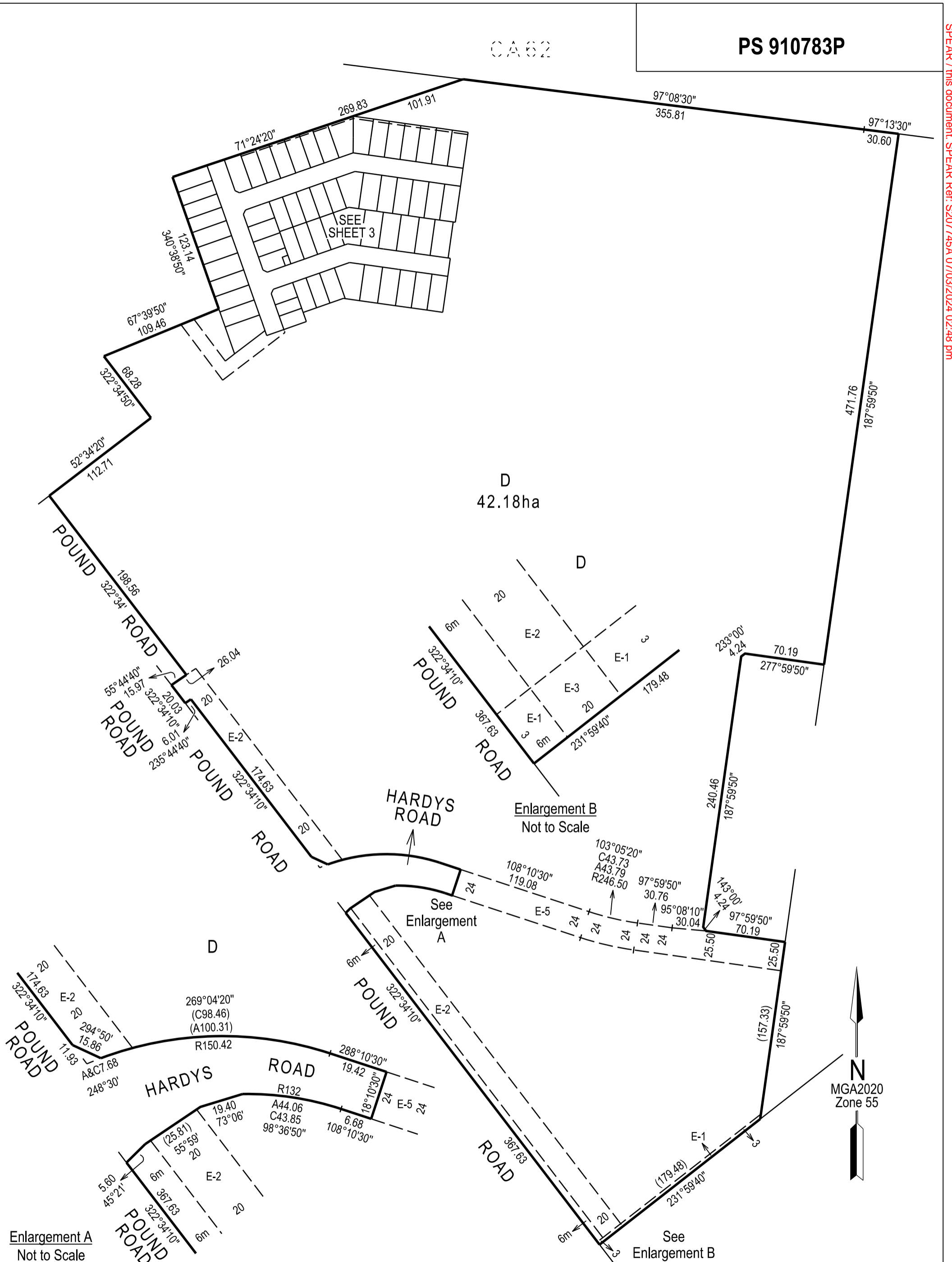
SURVEYORS FILE REF: 1669/Stg 46 VERSION: 6

ORIGINAL SHEET
SIZE: A3

SHEET 1 of 8

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 Surveyor,
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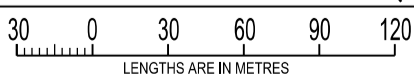
Enlargement A
Not to Scale

See
Enlargement B



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SCALE
1:3000

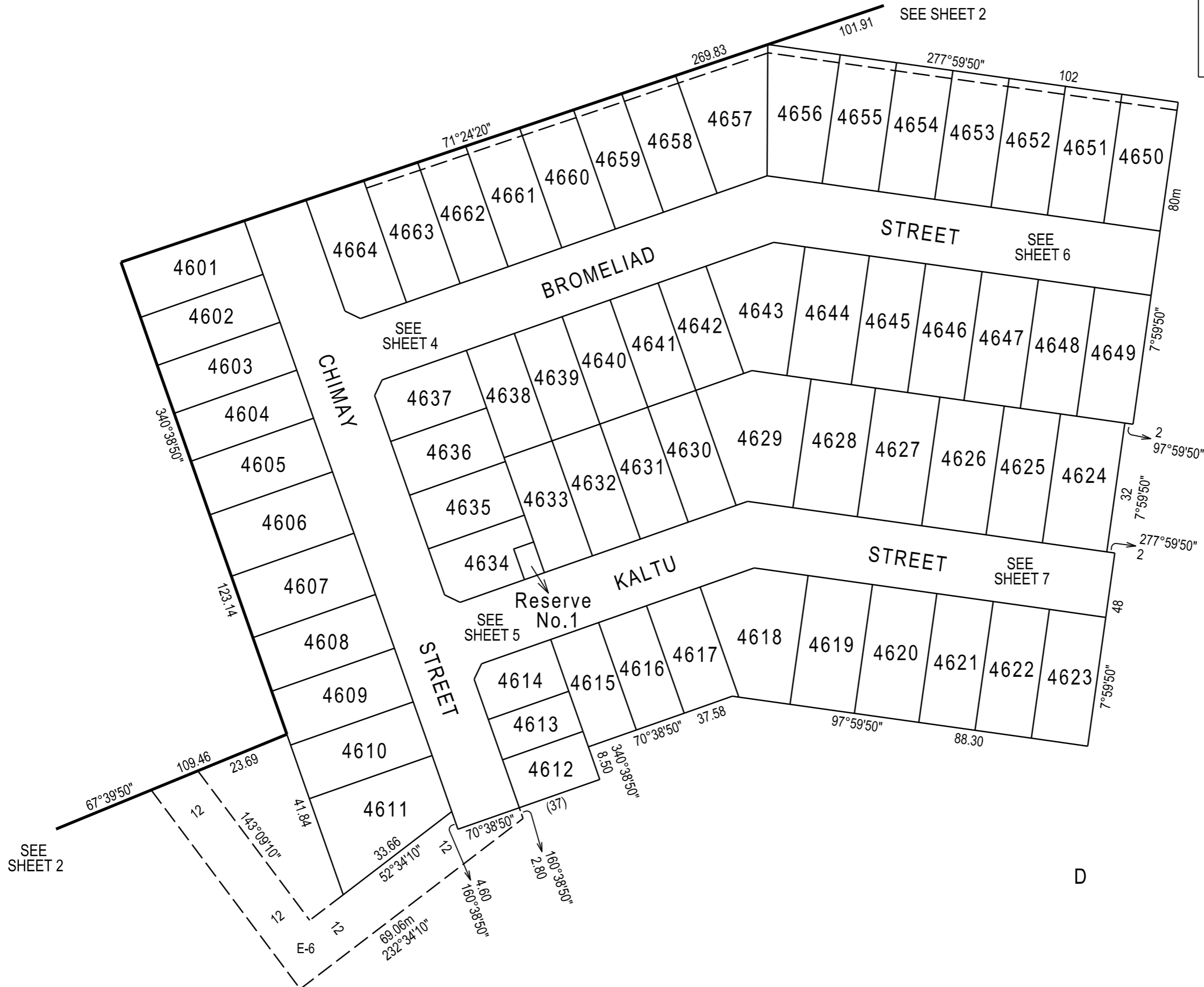


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SHEET 2

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SCALE 1:1000

LENGTHS ARE IN METRES

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SHEET 3

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SEE SHEET 2
D

SEE SHEET 6



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SCALE
1:500

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LENGTHS ARE IN METRES

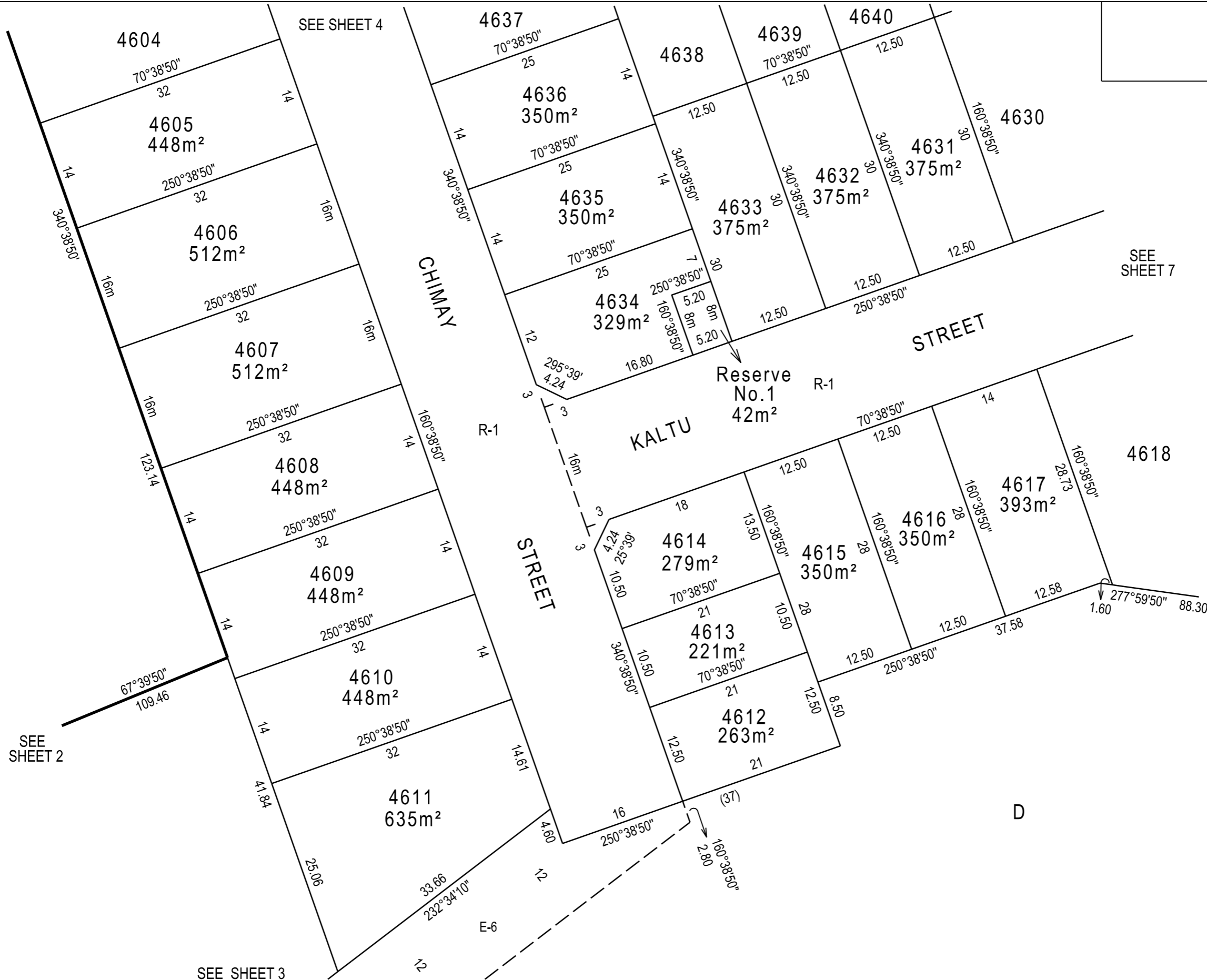
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SHEET 4

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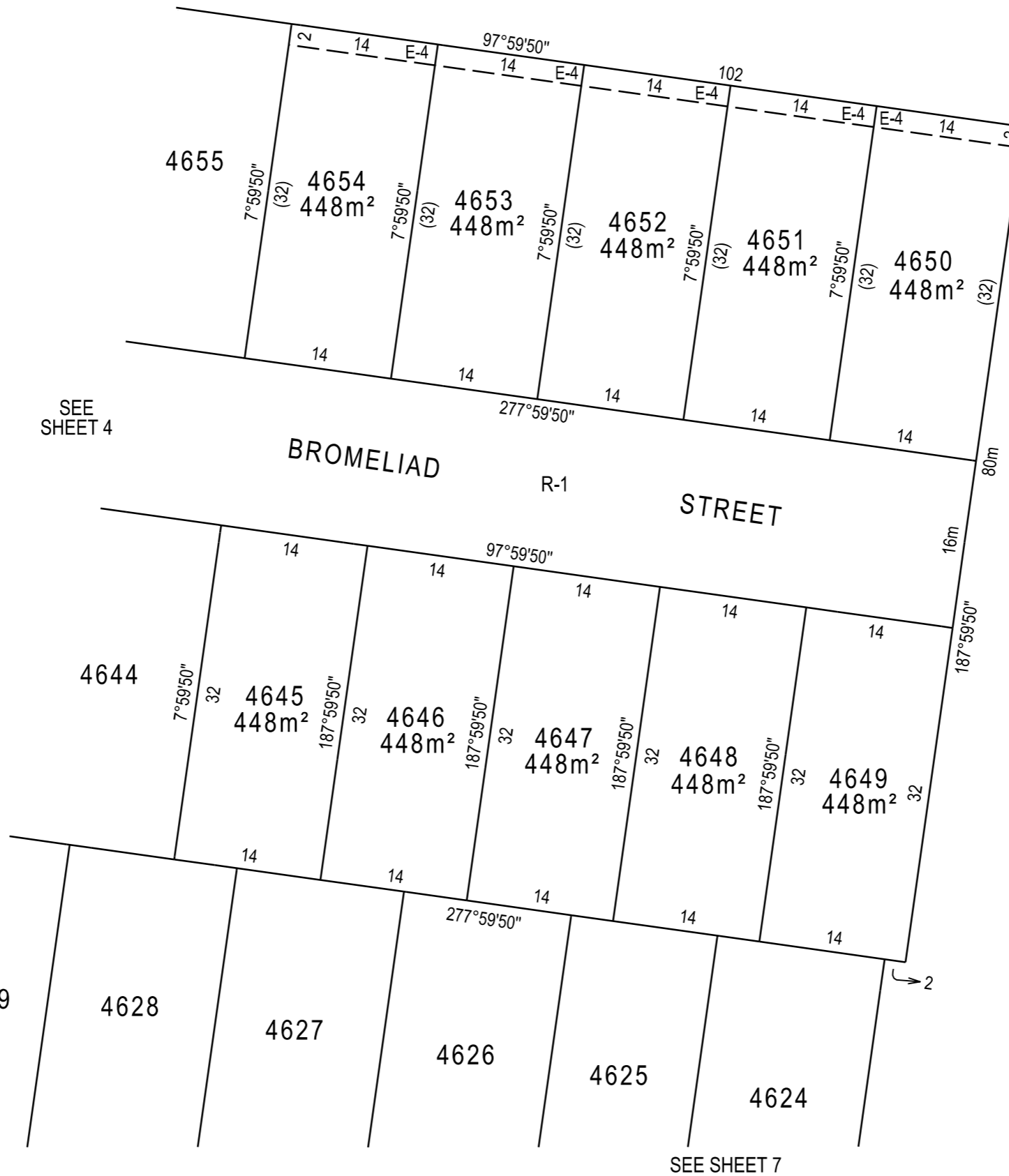
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SHEET 5

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SEE SHEET 4

SEE SHEET 7

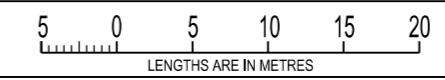
SEE SHEET 7

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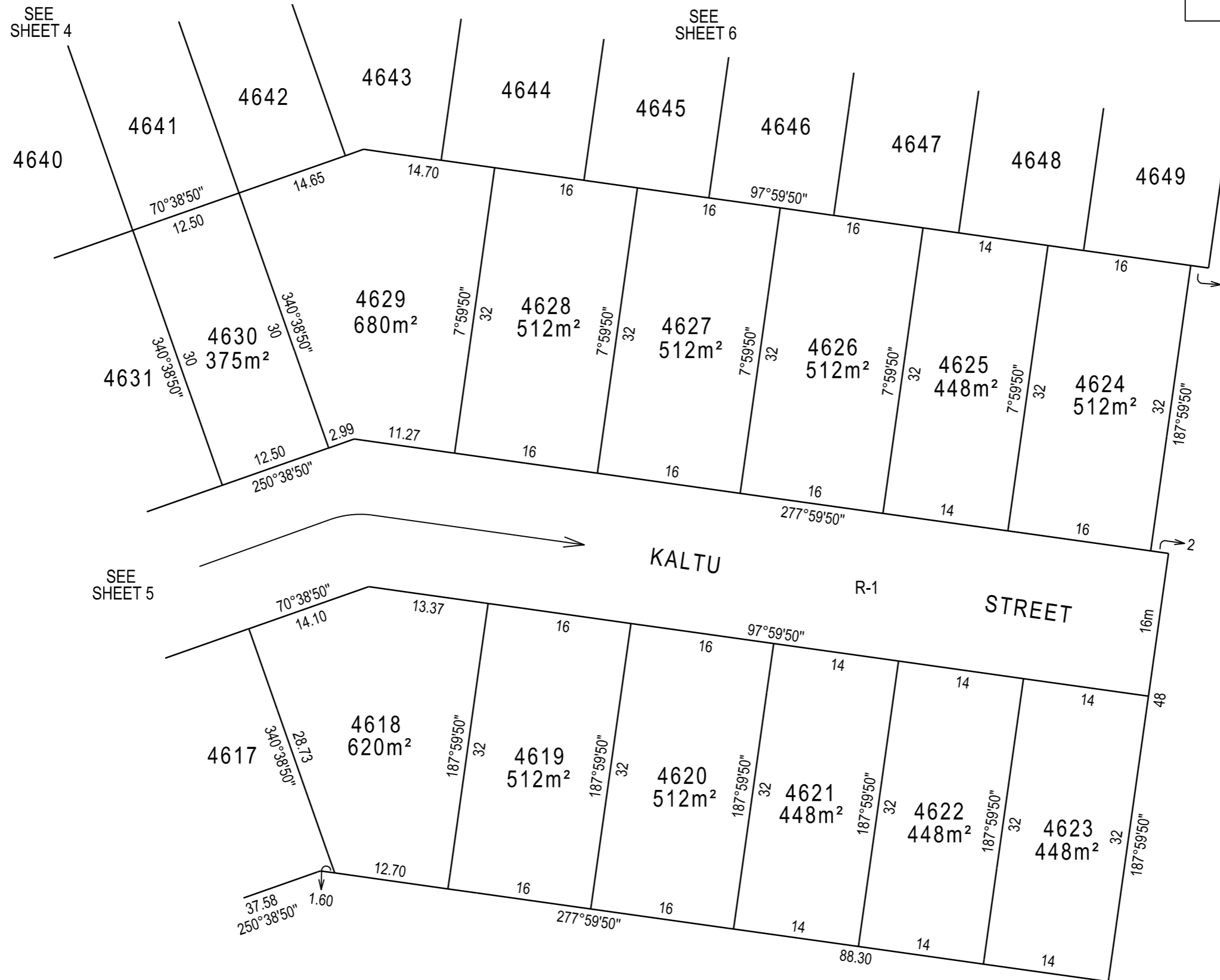
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SHEET 6

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SHEET 7

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CREATION OF RESTRICTION A**UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS TO BE CREATED.****LAND TO BENEFIT:** Lots 4601 to 4664 (both inclusive).**LAND TO BURDEN:** Lots 4601 to 4664 (both inclusive).

The registered proprietor or proprietors for the time being of any lot forming part of the lot to be burdened must not, without the permission of the Responsible Authority, construct or permit to be constructed;

- A. Any dwelling other than in accordance with MCP No. AA9868.
- B. Any building on a lot unless the plans for such a building are endorsed as being in accordance with the Meridian Estate Design Guidelines prior to the issue of a building permit.
- C. Any dwelling or commercial building on any lot unless the building incorporates dual plumbing for recycled water supply for toilet flushing and garden watering use if it is to become available.

These restrictions will cease to affect any of the burdened lots 15 years after registration of this plan.

CREATION OF RESTRICTION B**UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS TO BE CREATED.****Table of Land burdened and Land benefited**

Burdened Lot No.	Benefiting Lots on this Plan
4612	4613, 4615
4613	4612, 4614, 4615
4614	4613, 4615

The registered proprietor or proprietors for the time being of a burdened lot to which this restriction applies shall not construct or extend any dwelling or allow the construction or extension of any dwelling that does not comply with Type A of the Small Lot Housing Code as incorporated into the Casey Planning Scheme, unless the construction or extension of any dwelling has been approved by the Responsible Authority under the relevant planning scheme. Where there is a conflict between the requirements of the Meridian Estate Design guidelines and the Small Lot Housing Code, the Small Lot Housing Code will take precedence.

These restrictions will cease to affect any of the burdened lots 15 years after registration of this plan.

CREATION OF RESTRICTION C**UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS TO BE CREATED.****LAND TO BENEFIT:** Lots 4601 to 4664 (both inclusive).**LAND TO BURDEN:** 4613

The registered proprietor or proprietors for the time being of any lot forming part of the Land to be burdened must not, construct or permit to be constructed any dwelling other than a two storey dwelling.

This restriction will cease to affect any of the burdened lots 15 years after registration of this plan.

