

PLAN OF SUBDIVISION

LV USE ONLY
EDITION

PS 929819P

LOCATION OF LAND

PARISH: CRANBOURNE
TOWNSHIP: -
SECTION: -
CROWN ALLOTMENT: 63 (Part)
CROWN PORTION: -
TITLE REFERENCE: Vol. Fol.
LAST PLAN REFERENCE: Lot M PS 922807K

COUNCIL NAME: CITY OF CASEY

POSTAL ADDRESS: 1525 Pound Road
 Clyde North 3978

MGA2020 Co-ordinates
 (of approx centre of land in plan) E 357 000 ZONE: 55
 N 5 781 090

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
Road R-1	City of Casey

Lots 1 to 5400 (both inclusive) have been omitted from this plan
 Lots A to O (both inclusive) have 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. PInA00900/14

Estate: Meridian Green
Development No.: 54
No. of Lots: 35
Area: 1.443 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
	See Sheet 2 for Easement information			



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
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SURVEYORS FILE REF: 1669/Stg 54 VERSION: 1

ORIGINAL SHEET
SIZE: A3

SHEET 1 of 8

MICHAEL NEYLAN DEGG

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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-10	Data Transmission	See Diag.	PS 327975F	Lots on PS 327975F
E-2 & E-3	Water Supply and Rights in Connection therewith set out in AA1353	See Diag.	Land Acquisition and Compensation Act 1989 and Section 130 Water Act 1989 - See Notification AG839968X	Melbourne Water Corporation
E-4 & E-5	Drainage	See Diag.	This Plan	City of Casey
E-5, E-12 & E-13	Sewerage	See Diag.	This Plan	South East Water Corporation
E-8 & E-14	Sewerage	See Diag.	PS 922806M	South East Water Corporation
E-6 & E-13	Powerline	See Diag.	PS 910784M Section 88 of the Electricity Industry Act 2000	Ausnet Electricity Services Pty Ltd ABN 91 064 651 118
E-7	Powerline	See Diag.	PS 910783P Section 88 of the Electricity Industry Act 2000	Ausnet Electricity Services Pty Ltd ABN 91 064 651 118
E-9 & E-10	Sewerage	See Diag.	PS 922815L	South East Water Corporation
E-11	Powerline	See Diag.	PS 922806M Section 88 of the Electricity Industry Act 2000	Ausnet Electricity Services Pty Ltd ABN 91 064 651 118
E-14	Drainage	See Diag.	PS 922806M	City of Casey



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ORIGINAL SHEET
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SHEET 2

MICHAEL NEYLAN DEGG

REF 1669/Stg 54

VERSION: 1

PS 929819P

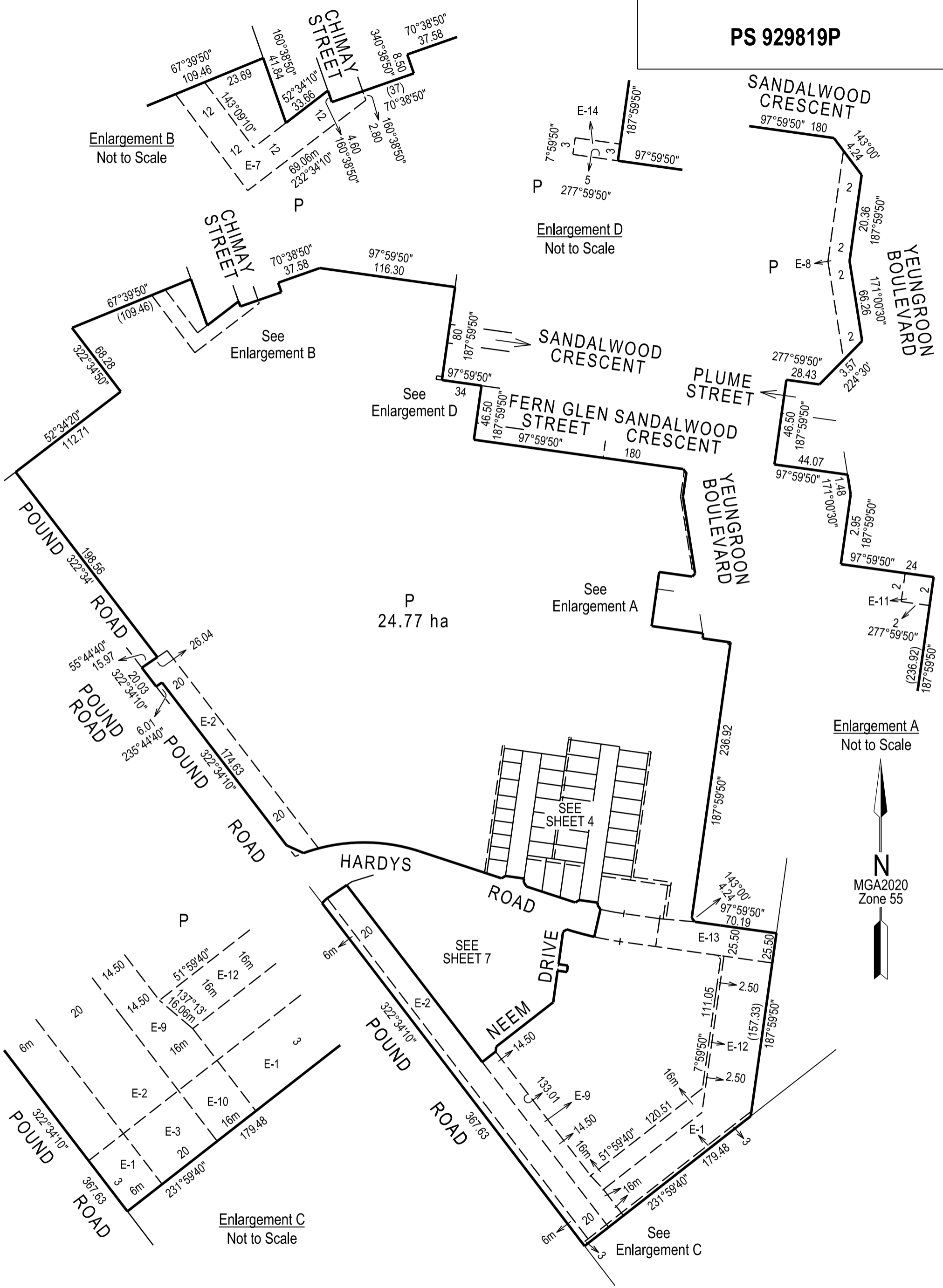
Enlargement B
Not to Scale

Enlargement D
Not to Scale

Enlargement A
Not to Scale

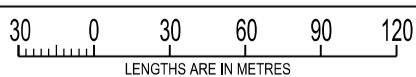
Enlargement C
Not to Scale

MGA2020
Zone 55



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SCALE
1:3000



ORIGINAL SHEET
SIZE: A3

SHEET 3

MICHAEL NEYLAN DEGG

REF 1669/Stg 54

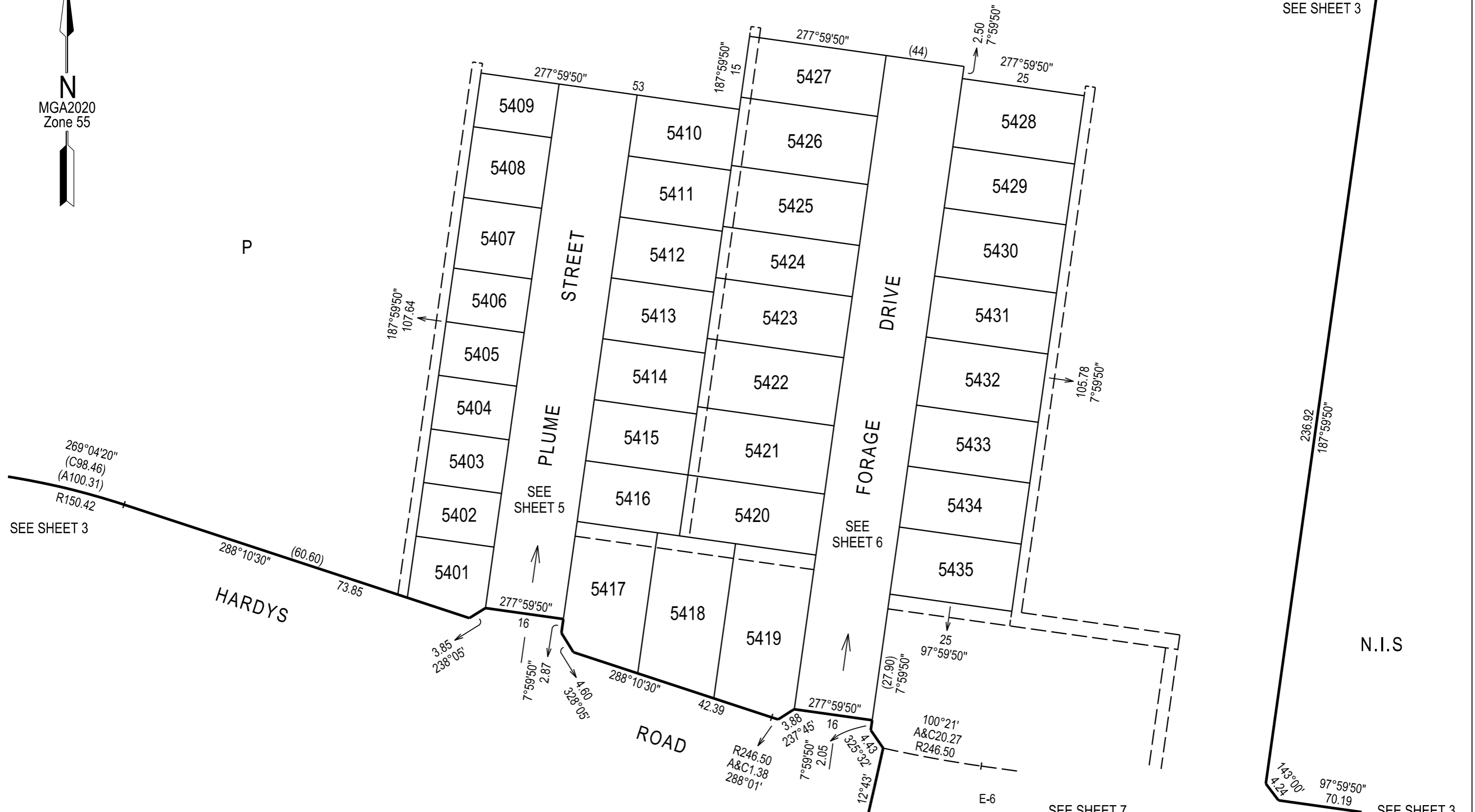
VERSION: 1

SEE SHEET 3



MGA2020
Zone 55

P



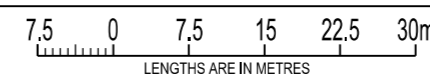
N.I.S

SEE SHEET 3



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
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SCALE
1:750



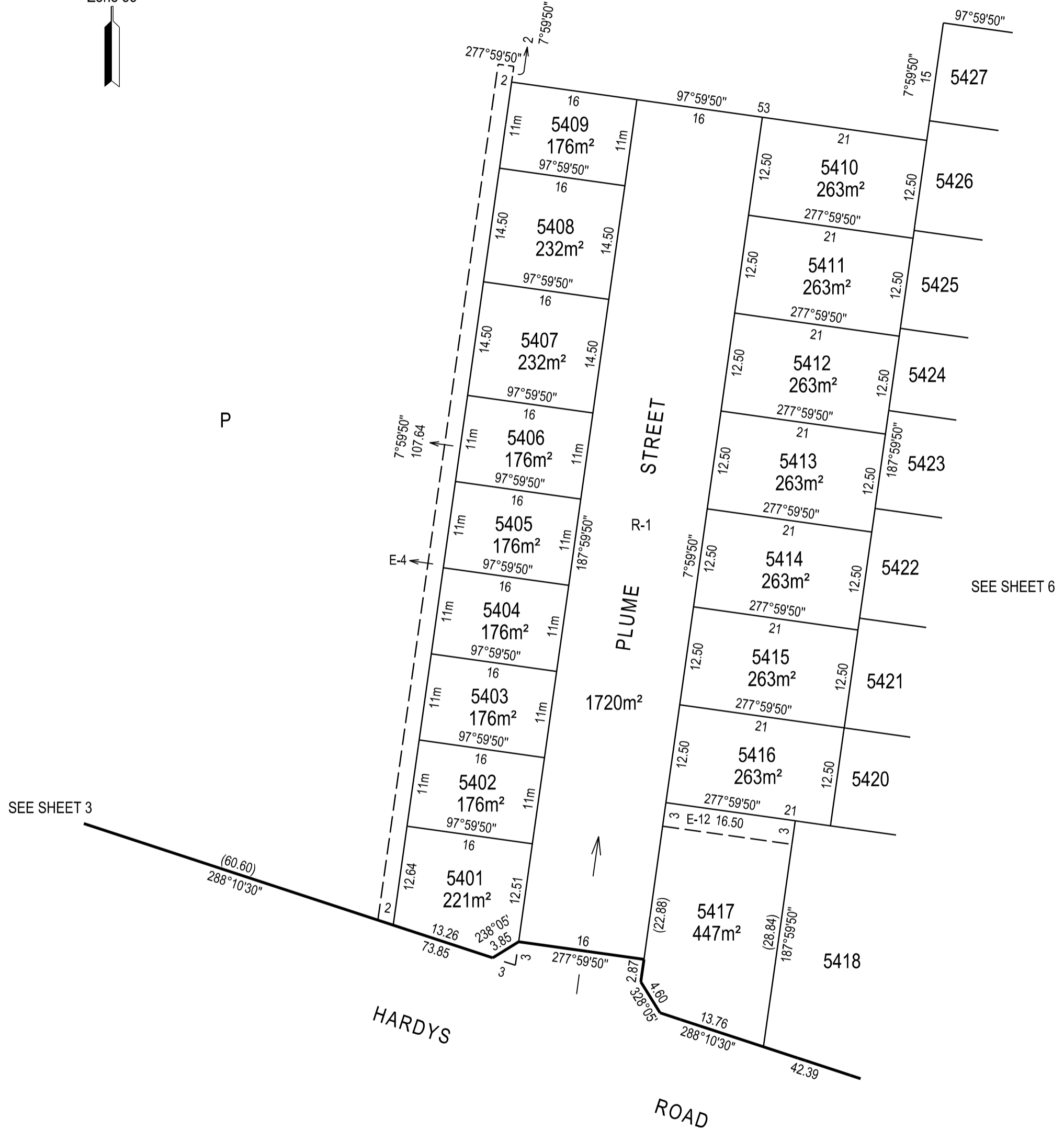
ORIGINAL SHEET
SIZE: A3

SHEET 4

MICHAEL NEYLAN DEGG

REF 1669/Stg 54

VERSION: 1

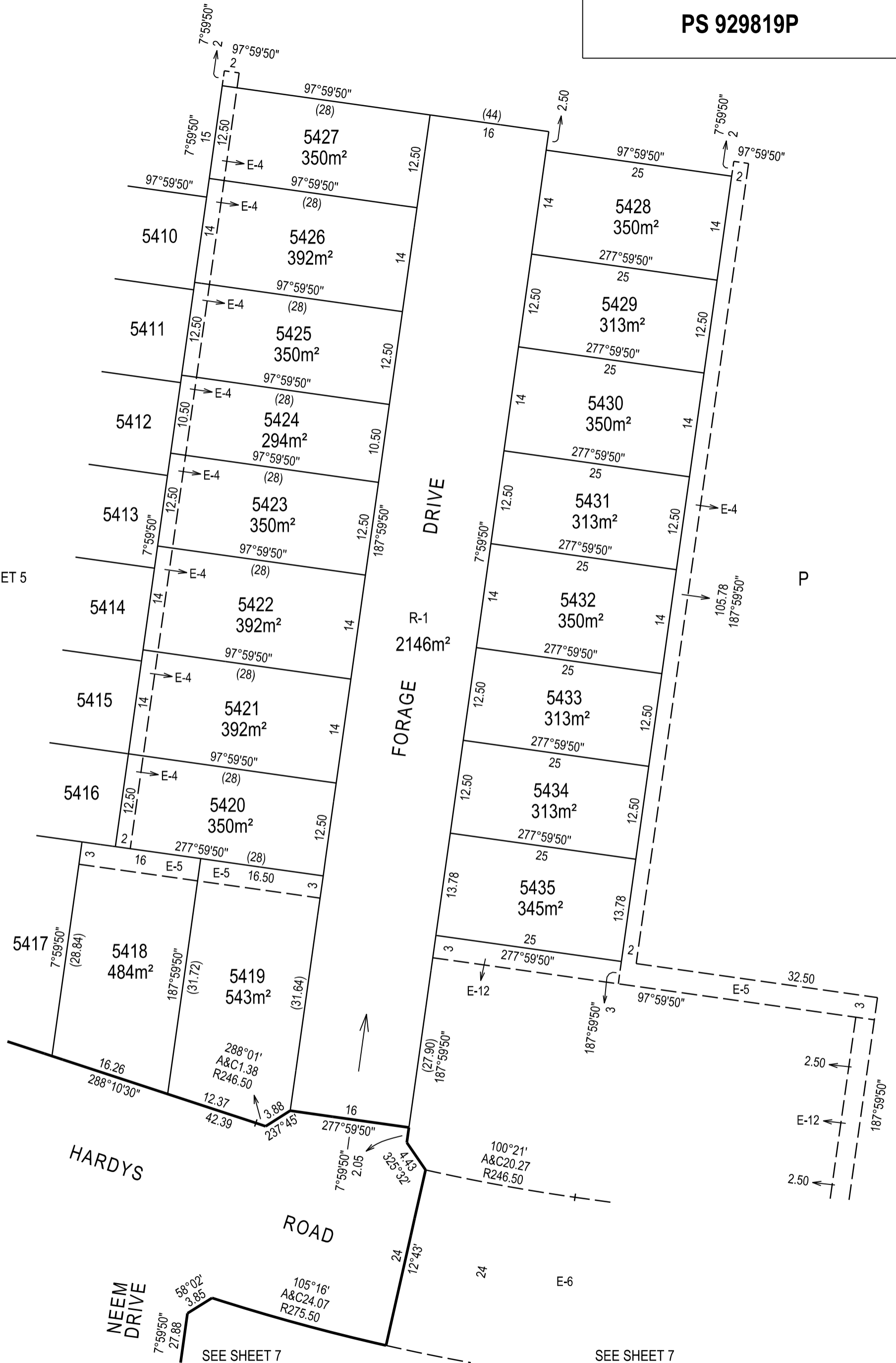


SEE SHEET 3

SEE SHEET 6



SEE SHEET 5



SEE SHEET 7

SEE SHEET 7

CREATION OF RESTRICTION

The registered proprietors of the burdened land covenant with the registered proprietors of the benefited land as set out in the restriction with the intent that the burden of the restriction runs with and binds the burdened land and the benefit of the restriction is annexed to and runs with the benefited land.

RESTRICTION A

LAND TO BENEFIT: Lots 5401 to 5435 (both inclusive).

LAND TO BURDEN: Lots 5401 to 5435 (both inclusive).

Restriction:

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. AAAA
- 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.

Expiry:

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

RESTRICTION B

Table of Land burdened and Land benefited

Burdened Lot No.	Benefiting Lots on this Plan	Burdened Lot No.	Benefiting Lots on this Plan
5401	5402	5409	5408
5402	5401, 5403	5410	5411, 5425, 5426
5403	5402, 5404	5411	5410, 5412, 5424, 5425
5404	5403, 5405	5412	5411, 5413, 5423, 5424
5405	5404, 5406	5413	5412, 5414, 5422, 5423
5406	5405, 5407	5414	5413, 5415, 5421, 5422
5407	5406, 5408	5415	5414, 5416, 5421
5408	5407, 5409	5416	5415, 5417, 5418, 5420

Restriction:

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.

Expiry:

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