
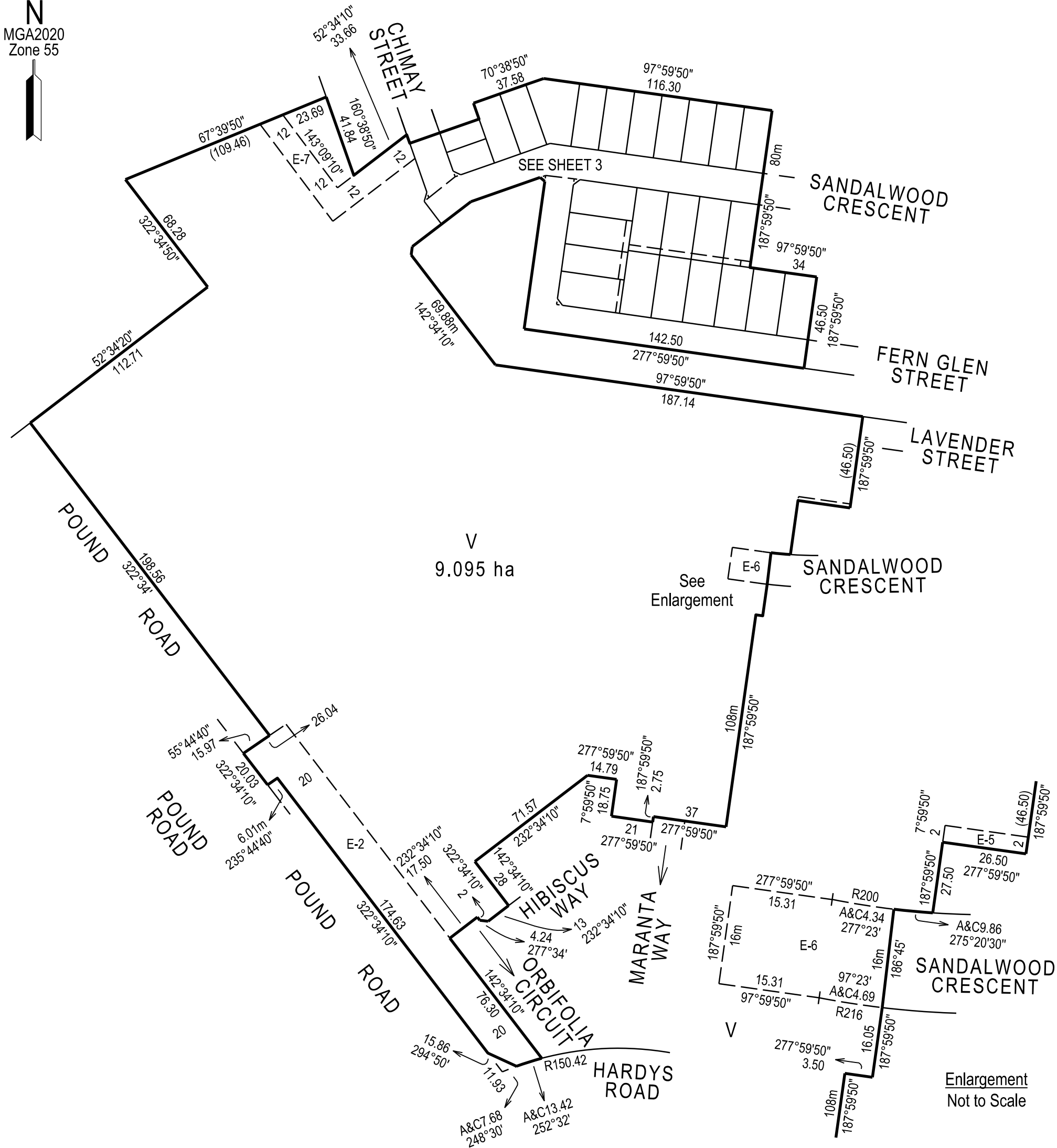
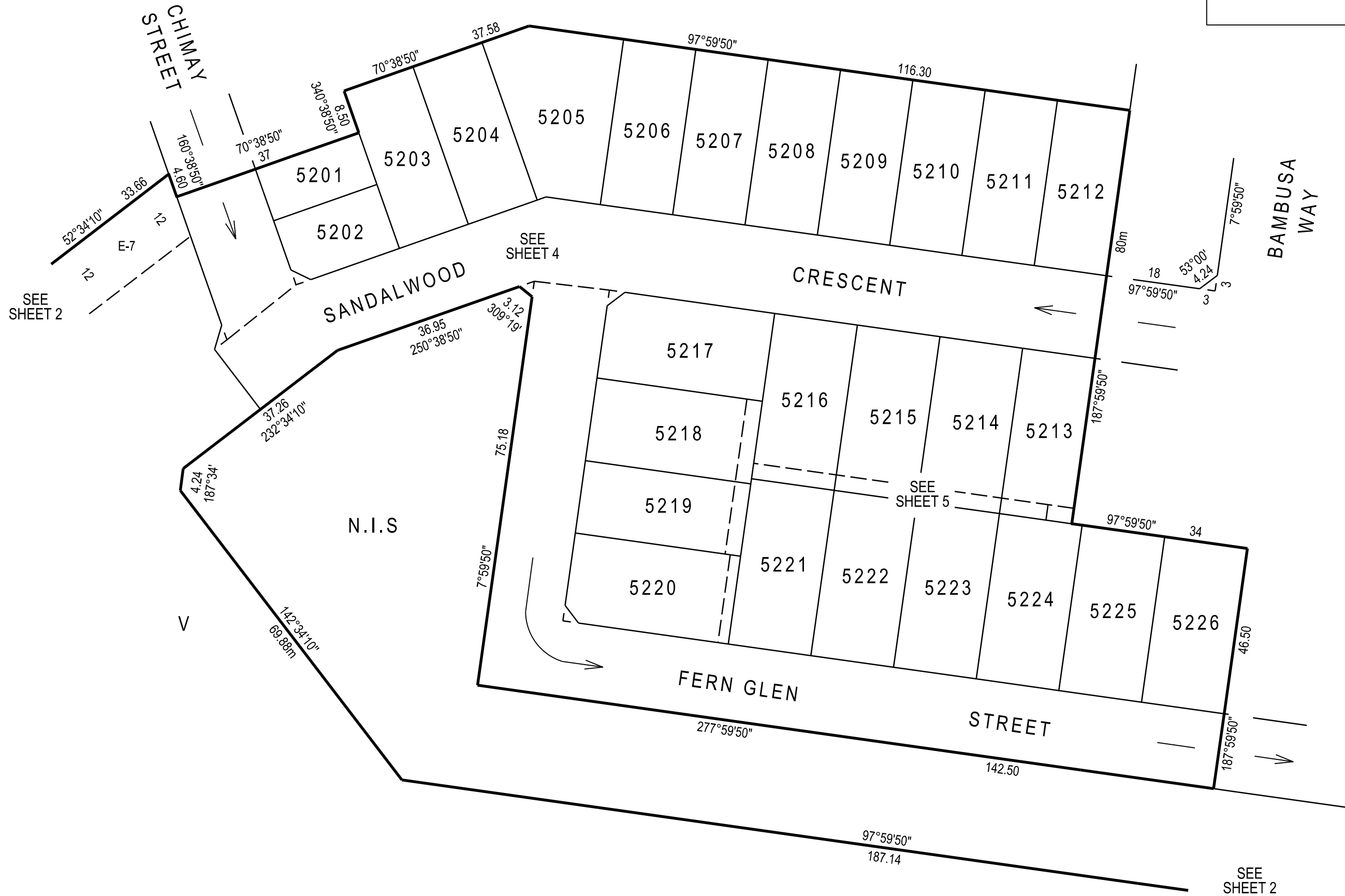
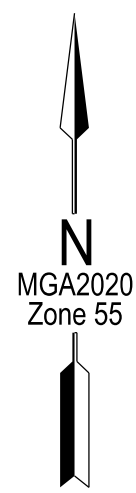
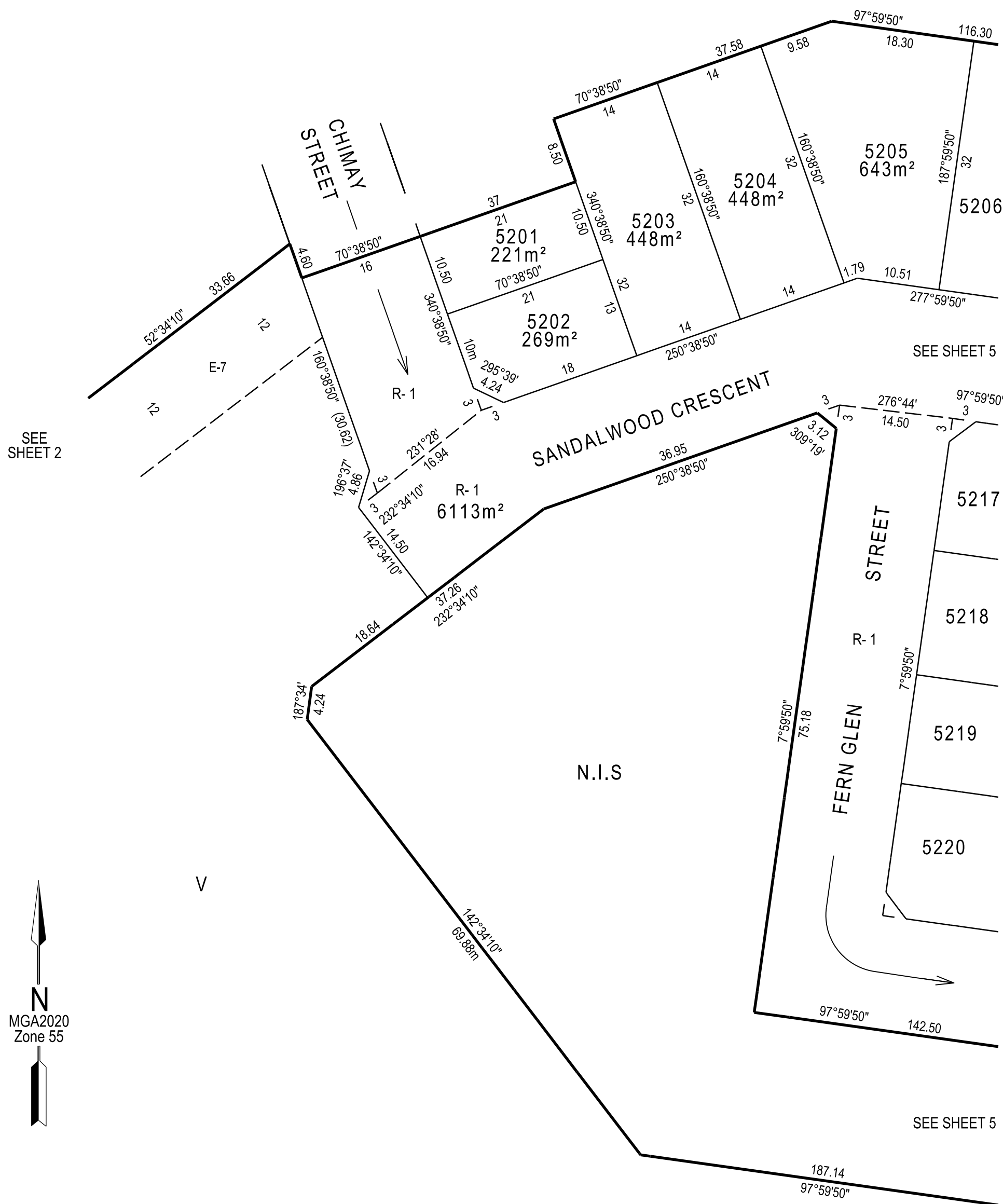


PLAN OF SUBDIVISION				LV USE ONLY EDITION 1		PS 922820T	
<div>LOCATION OF LAND</div> <div>PARISH: CRANBOURNE</div> <div>TOWNSHIP: -</div> <div>SECTION: -</div> <div>CROWN ALLOTMENT: 63 (Part)</div> <div>CROWN PORTION: -</div> <div>TITLE REFERENCE: Vol.     Fol.</div> <div>LAST PLAN REFERENCE: Lot U PS 933261S</div> <div>POSTAL ADDRESS:  1525 Pound Road Clyde North 3978</div> <div>MGA2020 Co-ordinates (of approx centre of land in plan)    E   356 830               ZONE: 55 N   5 781 490</div>				<div>Council Name: Casey City Council</div> <div>SPEAR Reference Number: S243133J</div>			
VESTING OF ROADS AND/OR RESERVES				NOTATIONS			
IDENTIFIER		COUNCIL/BODY/PERSON		<div>Lots 1 to 5200 (both inclusive) has been omitted from this plan</div> <div>Lots A to U has been omitted from this plan.</div> <div>See Sheet 6 for Creation of Restrictions.</div> <div>Other Purpose of the Plan:</div> <div>Part of the easement for 'Powerline' purposes over Chimay Street created in PS 910783P in favour of Ausnet Electricity Services Pty Ltd is removed by agreement of all interested parties upon registration of this plan pursuant to Section 6(1)(k) of the Subdivision Act 1988.</div> <div>Estate: Meridian Green</div> <div>Development No.: 52</div> <div>No. of Lots: 26</div> <div>Area: 1.837 ha</div> <div>Melways: 135 J4</div>			
Road R-1		City of Casey					
NOTATIONS							
Depth Limitation: Does not apply.							
<div>Survey: This plan is <del>is not</del> based on survey.</div> <div>This survey has been connected to Cranbourne permanent marks no. 66, 100, 454 and Sherwood permanent mark no. 144.</div> <div>In Proclaimed Survey Area No. 71.</div> <div>Staging: This <del>is</del> is not a staged subdivision.</div> <div>Planning Permit No. PlnA00900/14</div>							
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	Sewerage	See Diag.	This Plan Land Acquisition and Compensation Act 1989 and Section 130 Water Act 1989 - See Notification AG839968X This Plan PS 929824W PS 929824W PS 910783P Section 88 of the Electricity Industry Act 2000 PS 922806M PS 922806M	South East Water Corporation			
E-2	Water Supply and Rights in Connection therewith set out in AA1353	See Diag.		Melbourne Water Corporation			
E-3 & E-4	Drainage	See Diag.		City of Casey			
E-5 & E-6	Drainage	See Diag.		City of Casey			
E-6	Sewerage	See Diag.		South East Water Corporation			
E-7	Powerline	See Diag.		Ausnet Electricity Services Pty Ltd ABN 91 064 651 118			
E-8	Drainage	See Diag.		City of Casey			
E-8	Sewerage	See Diag.		South East Water Corporation			
<div> CHARLTON DEGG LAND DEVELOPMENT CONSULTANTS</div> <div>SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930 PH (03) 9775 4555      www.charltondegg.com.au</div>		SURVEYORS FILE REF: 1669/Stg 52    VERSION: 2		ORIGINAL SHEET SIZE: A3		SHEET 1 of 6	
		Digitally signed by: Michael Neylan Degg, Licensed Surveyor, Surveyor's Plan Version (2), 04/09/2025, SPEAR Ref: S243133J					







**PS 922820T**



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 5201 to 5226 (both inclusive) on this plan.

LAND TO BURDEN: Lots 5201 to 5226 (both inclusive) on this plan.

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
5201	5202, 5203
5202	5201, 5203

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.

RESTRICTION C

LAND TO BENEFIT: Lots 5201 to 5226 (both inclusive) on this plan.

LAND TO BURDEN: Lots 5203, 5204, 5217 to 5226 (both inclusive) on this plan.

Restriction:

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.

Expiry:

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