# **PLAN OF SUBDIVISION**

## LV USE ONLY **EDITION 1**

COUNCIL NAME:

CITY OF CASEY

## PS 933261S

## **LOCATION OF LAND**

PARISH: CRANBOURNE

TOWNSHIP: SECTION:

**CROWN ALLOTMENT:** 63 (Part)

**CROWN PORTION:** 

TITLE REFERENCE: Vol. Fol.

Lot T PS 929824W LAST PLAN REFERENCE:

1525 Pound Road **POSTAL ADDRESS:** Clyde North 3978

MGA2020 Co-ordinates

(of approx centre of land in plan) **ZONE**: 55 **E** 356 830

**N** 5 781 100

**VESTING OF ROADS AND/OR RESERVES** 

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

Ausnet Electricity Services Pty Ltd

Reserve No.1 ABN 91 064 651 118

**NOTATIONS** 

Depth Limitation: Does not apply.

Survey: This plan is to 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 ie/is not a staged subdivision.

Planning Permit No. PlnA00900/14

**NOTATIONS** 

Lots 1 to 5600 (both inclusive) have been omitted from this plan.

Lots A to T have been omitted from this plan.

See Sheet 6 for Creation of Restrictions.

Other Purpose of the Plan:

The easement for 'Sewerage' purposes over Orbifolia Circuit created in PS 922815L in favour of South East Water Corporation is removed by all interested parties upon registration of this plan pursuant to Section 6(1)(k) of the Subdivision Act 1988.

Estate: Meridian Green

Development No.: No. of Lots: 41 2.462 ha Area: Melways: 135 J4

#### **EASEMENT INFORMATION**

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

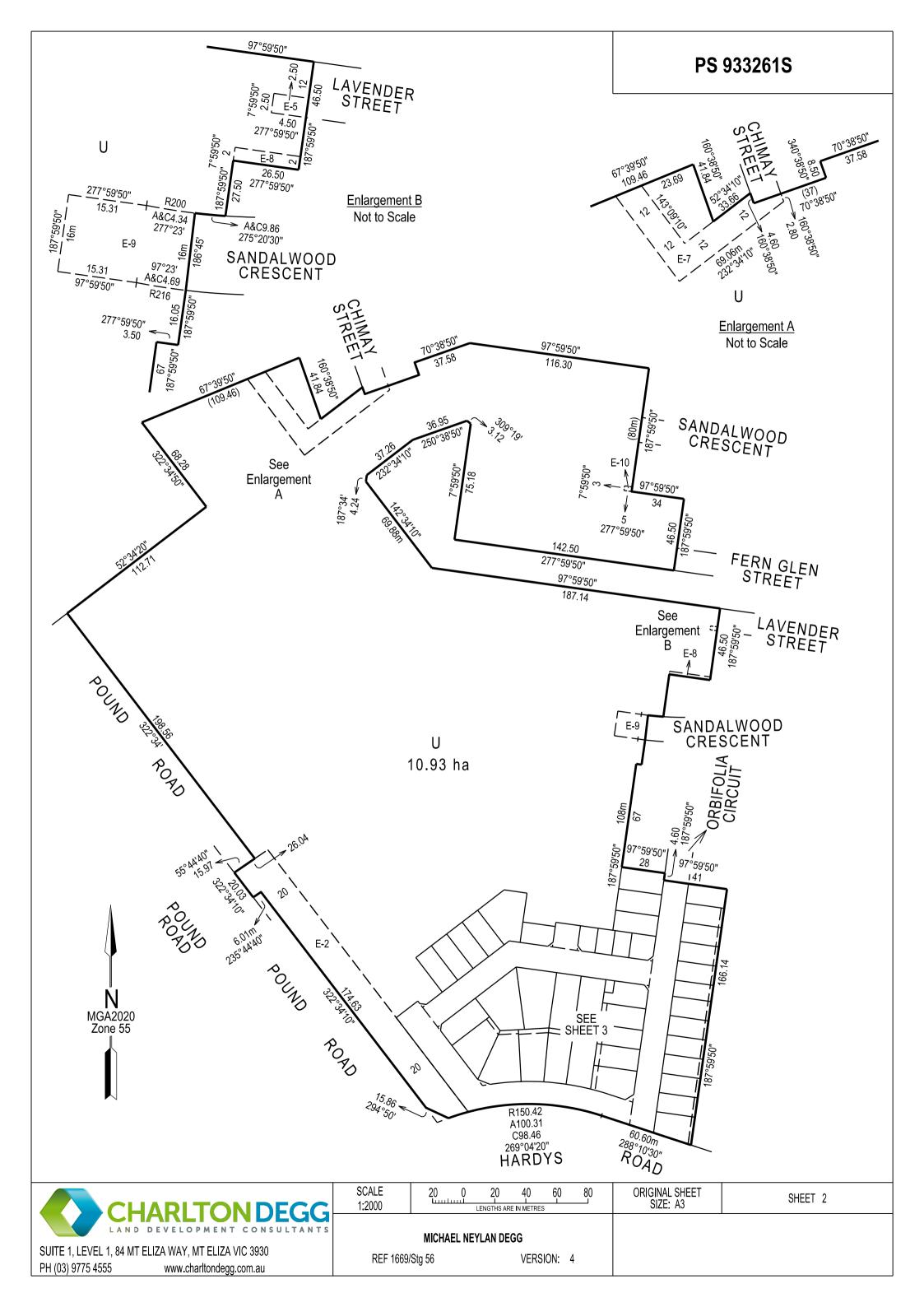
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1 & E-3	Sewerage	See Diag.	This Plan	South East Water Corporation
E-2	Water Supply and Rights in Connection therewith set out in AA1353	See Diag.	Land Acquisition and Compensation Act 1989 and Section 130 Water Act 1989 - See Notification AG839968X	Melbourne Water Corporation
E-3	Drainage	See Diag.	This Plan	City of Casey
E-4	Drainage	See Diag.	PS 929819P	City of Casey
E-5	Sewerage	See Diag.	PS 929823Y	South East Water Corporation
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-8, E-9	Drainage	See Diag.	PS 929824W	City of Casey
E-9	Sewerage	See Diag.	PS 929824W	South East Water Corporation
E-10	Drainage	See Diag.	PS 922806M	City of Casey
E-10	Sewerage	See Diag.	PS 922806M	South East Water Corporation
	CHARLTONIDECC	SURVEY	L DRS FILE REF: 1669/Stg 56 VERSION	: 4 ORIGINAL SHEET SHEET 1 of 6

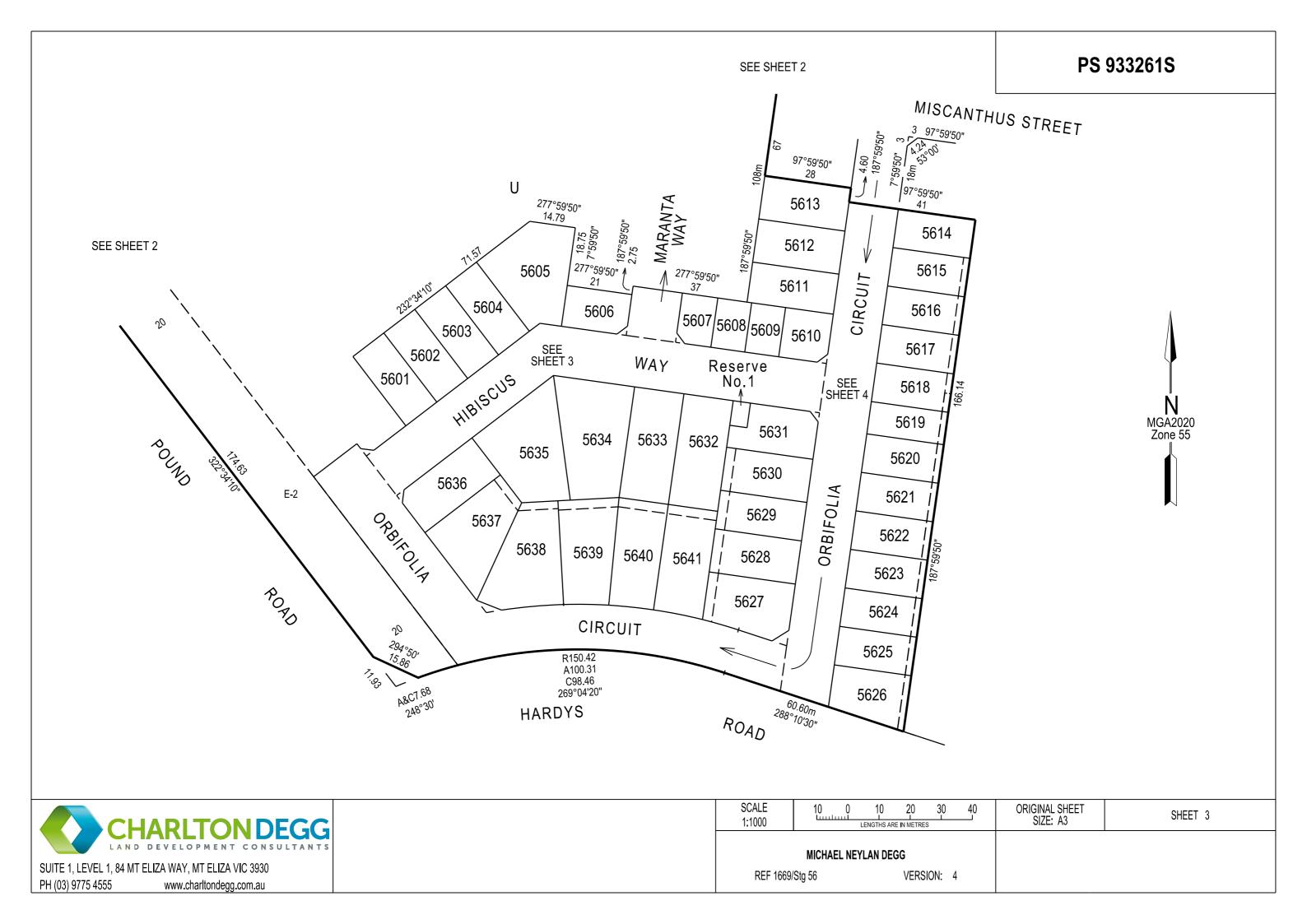


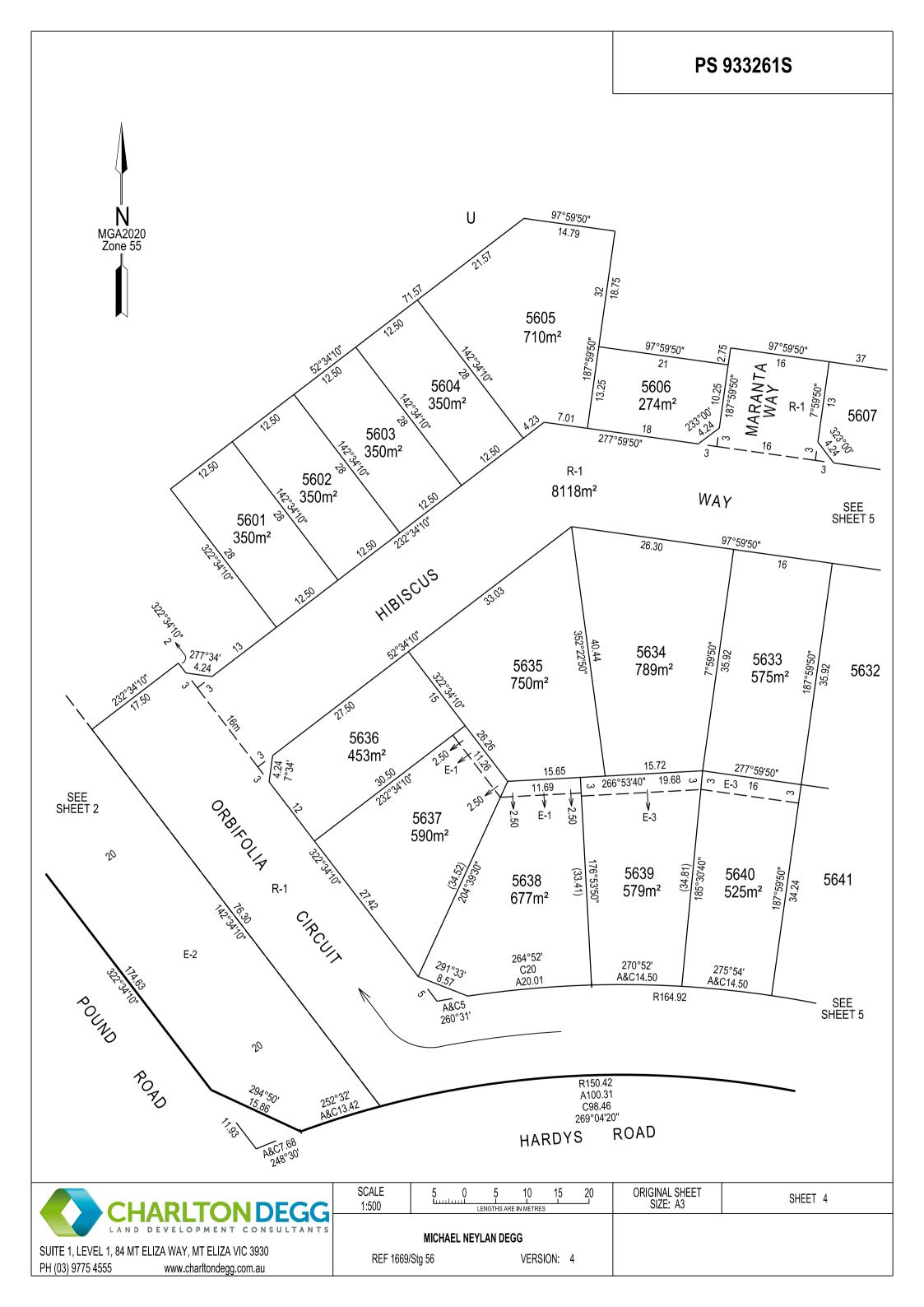
MICHAEL NEYLAN DEGG

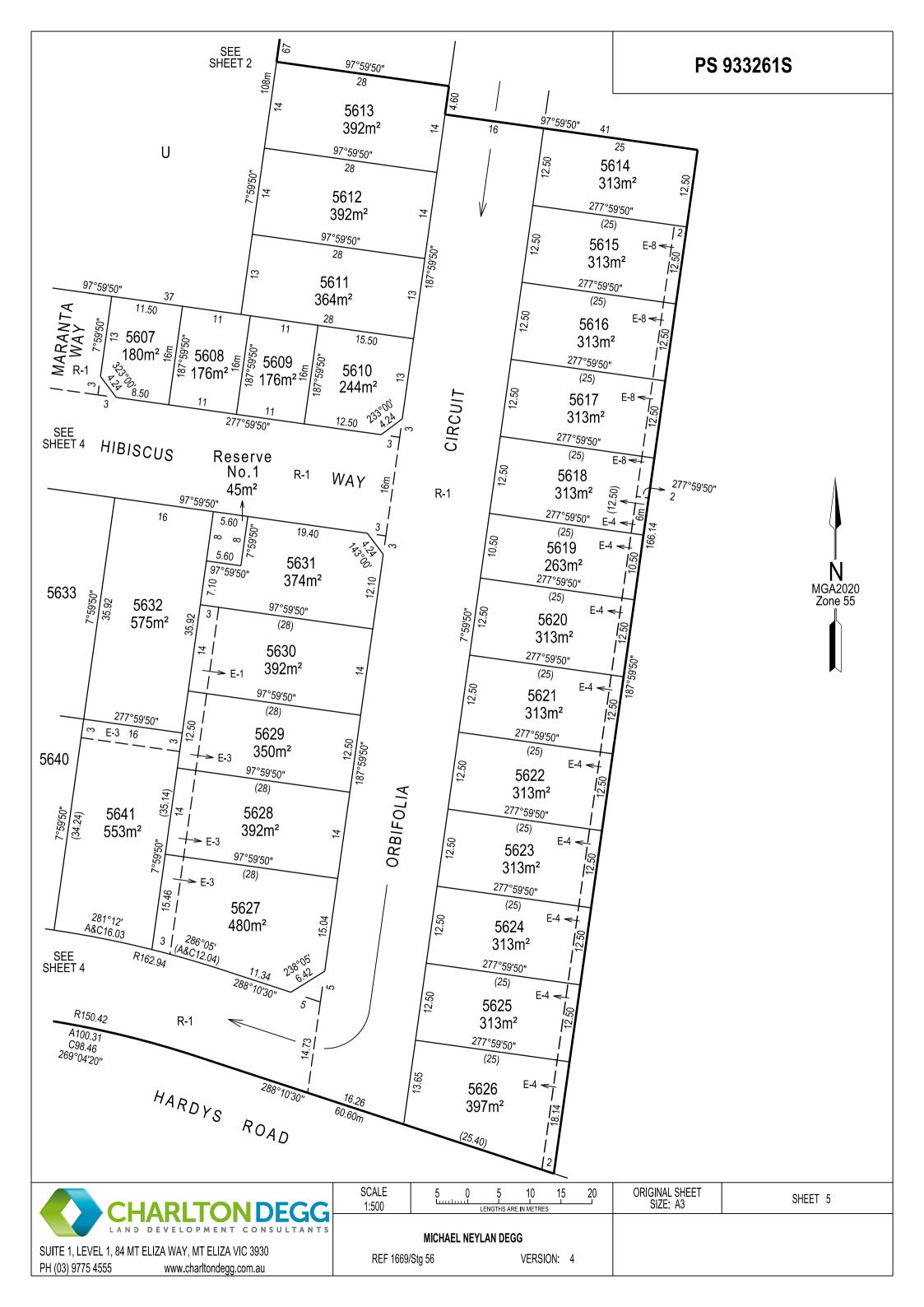
SHEET 1 of 6 SIZE: A3

SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930 PH (03) 9775 4555 www.charltondegg.com.au









## **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 5601 to 5641 (both inclusive) on this plan.

**LAND TO BURDEN:** Lots 5601 to 5641 (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	Benefiting Lots		
Lot No.	on this Plan		
5619	5618, 5620		

#### 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

### Table of Land burdened and Land benefited

Burdened	Benefiting Lots		
Lot No.	on this Plan		
5606	5605		
5607	5608		
5608	5607, 5609, 5611		
5609	5608, 5610, 5611		
5610	5609, 5611		

#### 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 B 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.



ORIGINAL SHEET SIZE: A3	SHEET 6
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