

# PLAN OF SUBDIVISION

**EDITION**

**PS 900034Q**

## LOCATION OF LAND

**PARISH:** MARIBYRNONG  
**TOWNSHIP:** -  
**SECTION:** B  
**CROWN ALLOTMENT:** 9 & 12 (PARTS)  
**CROWN PORTION:** -  
**TITLE REFERENCE:** VOL FOL  
  
**LAST PLAN REFERENCE:** LOT R ON PS835644W  
  
**POSTAL ADDRESS:** MAMIC BOULEVARD  
 (at time of subdivision) FRASER RISE 3336  
  
**MGA 94 CO-ORDINATES:** E 299 200 ZONE: 55  
 (approx. centre of land in plan) N 5 825 200

## VESTING OF ROADS AND/OR RESERVES

## NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R1 RESERVE No.1 RESERVE No.2	MELTON CITY COUNCIL MELTON CITY COUNCIL JEMENA ELECTRICITY NETWORKS (VIC) LTD

**STAGING** THIS IS / IS NOT A STAGED SUBDIVISION  
 PLANNING PERMIT NO. PA2017/5637  
  
**SURVEY** THIS PLAN ~~IS~~ ~~IS NOT~~ BASED ON SURVEY VIDE BP3327P & BP2643J  
 THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS NO(S) 53, 136 & 776  
 IN PROCLAIMED SURVEY AREA NO. -  
  
**DEPTH LIMITATION** 15.24 METRES BELOW THE SURFACE  
  
 LOTS 1 TO 3100 AND A TO R (ALL INCLUSIVE) HAVE BEEN OMITTED  
 FROM THIS PLAN.  
 LAND SUBDIVIDED (EXCLUDING LOTS S TO X) - 5.105ha  
 EASEMENTS E-2 TO E-4, E-9, E-12 TO E-18 (ALL INCLUSIVE) AND E-20  
 HAVE BEEN OMITTED FROM THIS PLAN.  
 TANGENT POINTS ARE SHOWN THUS:

## OTHER PURPOSE OF PLAN

TO REMOVE THAT PART OF SEWERAGE EASEMENT E-5 AND E-7 ON PS835645U NOW CONTAINED IN MARYANNE WAY AND TAMICHAEL WAY ON THIS PLAN.

## GROUND FOR REMOVAL OF EASEMENT

AGREEMENT BY ALL INTERESTED PARTIES.

## EASEMENT INFORMATION

**LEGEND:** E - ENCUMBERING EASEMENT, CONDITION IN CROWN GRANT IN THE NATURE OF AN EASEMENT OR OTHER ENCUMBRANCE A - APPURTENANT EASEMENT

SUBJECT LAND	PURPOSE	WIDTH (metres)	ORIGIN	LAND BENEFITED/IN FAVOUR OF
E-1	TRANSMISSION OF ELECTRICITY	SEE DIAG	INST. K305859	STATE ELECTRICITY COMMISSION OF VICTORIA
E-5	SEWERAGE	SEE DIAG	PS814748C	CITY WEST WATER CORPORATION
E-6	DRAINAGE AS SPECIFIED AND SET-OUT IN MEMORANDUM OF COMMON PROVISIONS No. AA1106	SEE DIAG	PS835644W	MELBOURNE WATER CORPORATION
E-7 E-7	TRANSMISSION OF ELECTRICITY SEWERAGE	SEE DIAG SEE DIAG	INST. K305859 PS814748C	STATE ELECTRICITY COMMISSION OF VICTORIA CITY WEST WATER CORPORATION
E-8 E-8 E-8	TRANSMISSION OF ELECTRICITY SEWERAGE DRAINAGE	SEE DIAG SEE DIAG SEE DIAG	INST. K305859 PS814748C THIS PLAN	STATE ELECTRICITY COMMISSION OF VICTORIA CITY WEST WATER CORPORATION MELBOURNE WATER CORPORATION
E-10	SEWERAGE	SEE DIAG	PS818614D	CITY WEST WATER CORPORATION
E-11 E-11 E-11 E-11	TRANSMISSION OF ELECTRICITY DRAINAGE DRAINAGE SEWERAGE	SEE DIAG SEE DIAG SEE DIAG SEE DIAG	INST. K305859 PS814747E THIS PLAN PS814748C	STATE ELECTRICITY COMMISSION OF VICTORIA MELTON CITY COUNCIL MELBOURNE WATER CORPORATION CITY WEST WATER CORPORATION
E-19 E-19	TRANSMISSION OF ELECTRICITY SEWERAGE	SEE DIAG SEE DIAG	INST. K305859 PS818614D	STATE ELECTRICITY COMMISSION OF VICTORIA CITY WEST WATER CORPORATION
E-21	SEWERAGE	SEE DIAG	THIS PLAN	GREATER WESTERN WATER CORPORATION
E-22 E-22	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	THIS PLAN THIS PLAN	MELTON CITY COUNCIL GREATER WESTERN WATER CORPORATION
E-23 E-23	TRANSMISSION OF ELECTRICITY SEWERAGE	SEE DIAG SEE DIAG	INST. K305859 THIS PLAN	STATE ELECTRICITY COMMISSION OF VICTORIA GREATER WESTERN WATER CORPORATION
E-24 E-24 E-24 E-24	SUPPLY OF GAS SUPPLY OF WATER THROUGH UNDERGROUND PIPES SEWERAGE POWERLINE	SEE DIAG SEE DIAG SEE DIAG SEE DIAG	THIS PLAN THIS PLAN THIS PLAN THIS PLAN	AUSNET SERVICES (GAS) PTY LTD GREATER WESTERN WATER CORPORATION GREATER WESTERN WATER CORPORATION JEMENA ELECTRICITY NETWORKS (VIC) LTD

**ASPIRE - 31**

**87 LOTS AND BALANCE LOTS S TO X**

**LICENSED SURVEYOR ADRIAN A. THOMAS**

Level 3, 1 Southbank Boulevard  
 Southbank, Victoria 3006  
 03) 7019 8400  
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 WITH  
 CONFIDENCE™

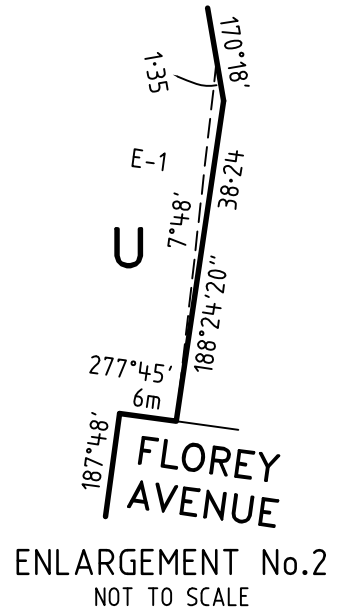
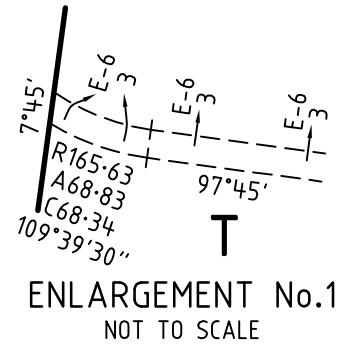
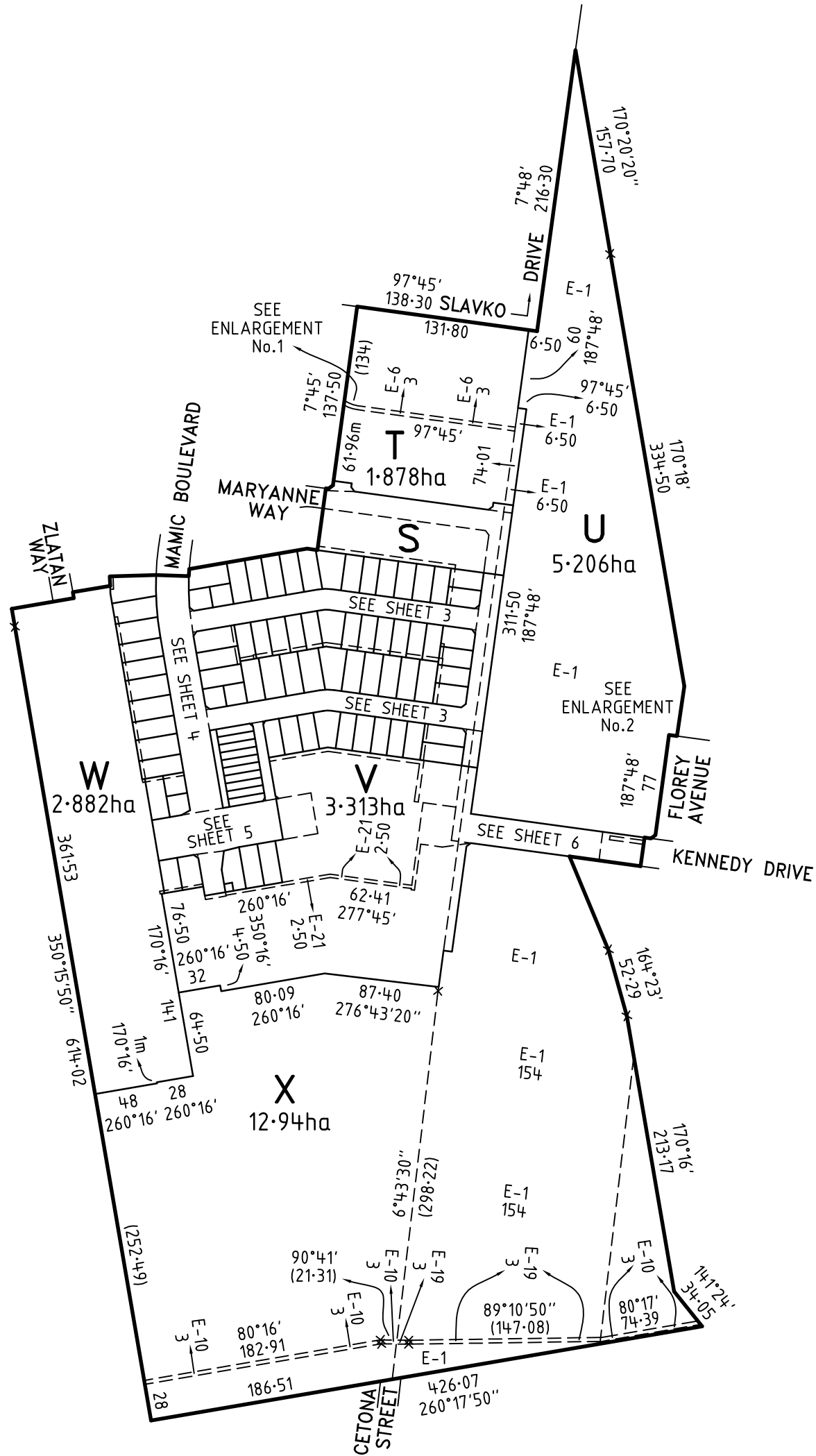
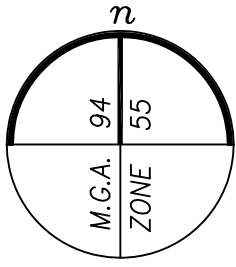
**DATE** 15/03/22  
**VERSION** F

**REFERENCE** 329896-ST31  
**DRAWING** 329896-ST31-AF

**ORIGINAL SHEET SIZE A3**  
**SHEET 1 OF 7 SHEETS**

# PLAN OF SUBDIVISION

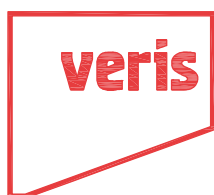
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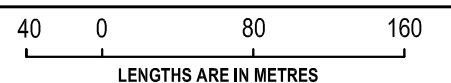
DATE 15/03/22

VERSION F

REFERENCE 329896-ST31

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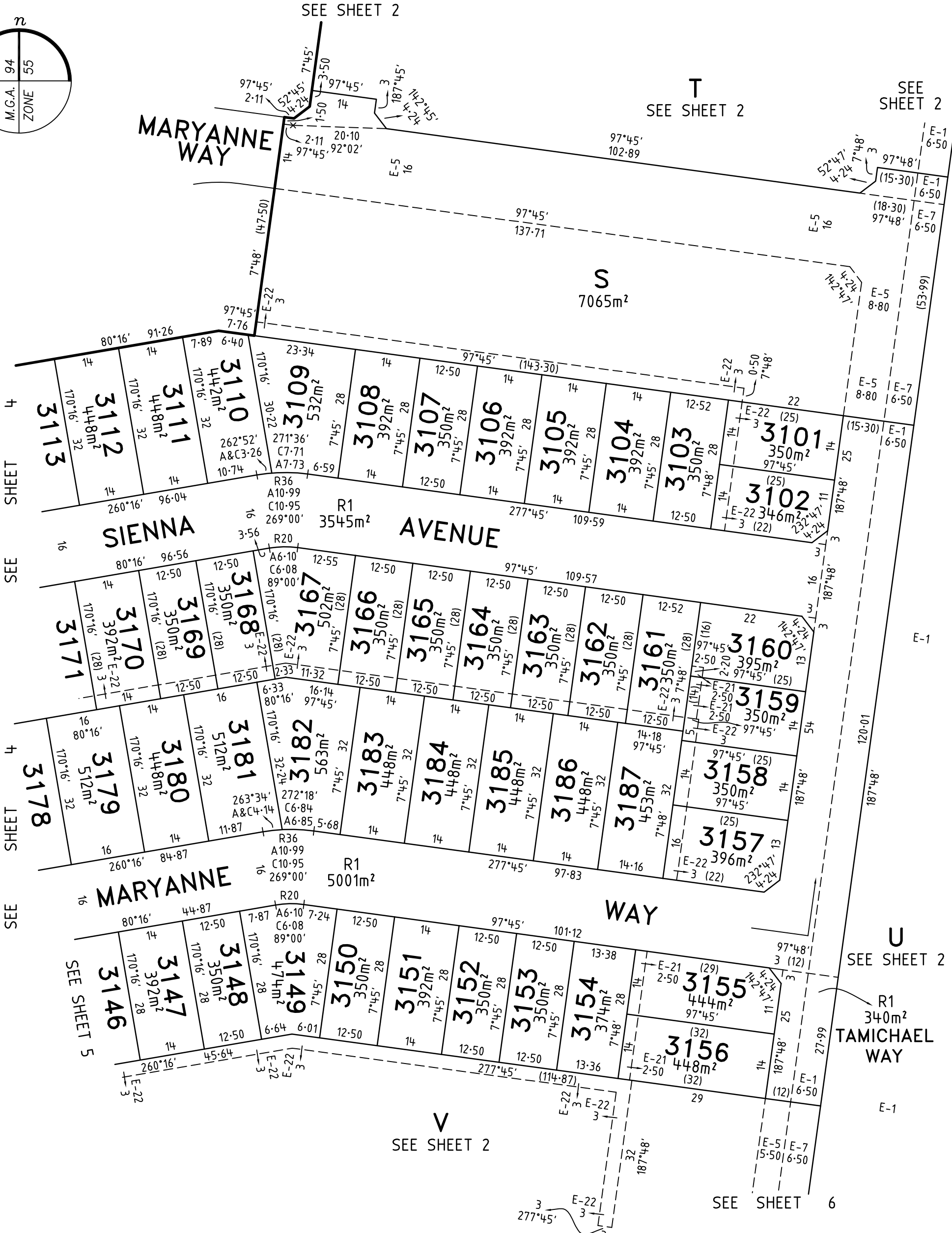
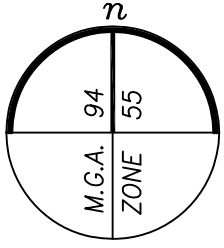


ORIGINAL SHEET SIZE A3

SHEET 2

# PLAN OF SUBDIVISION

**PS 900034Q**



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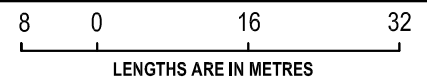


LICENSED SURVEYOR **ADRIAN A. THOMAS**

DATE 15/03/22 REFERENCE 329896-ST31

VERSION F DRAWING 329896-ST31-AF

SCALE  
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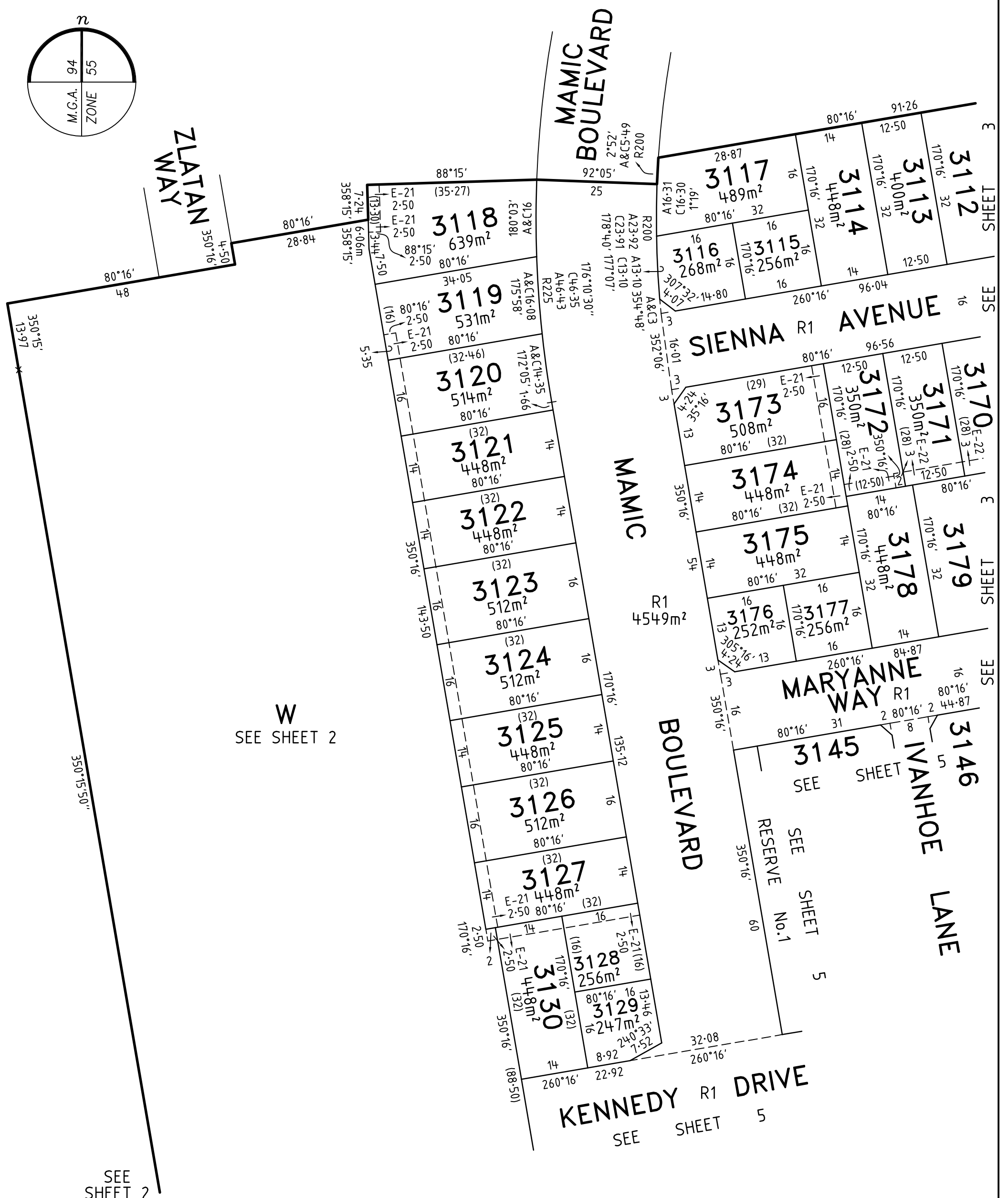
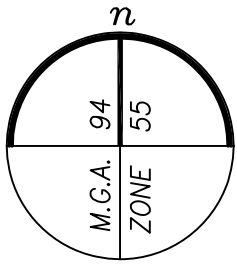


ORIGINAL SHEET SIZE A3

SHEET 3

# PLAN OF SUBDIVISION

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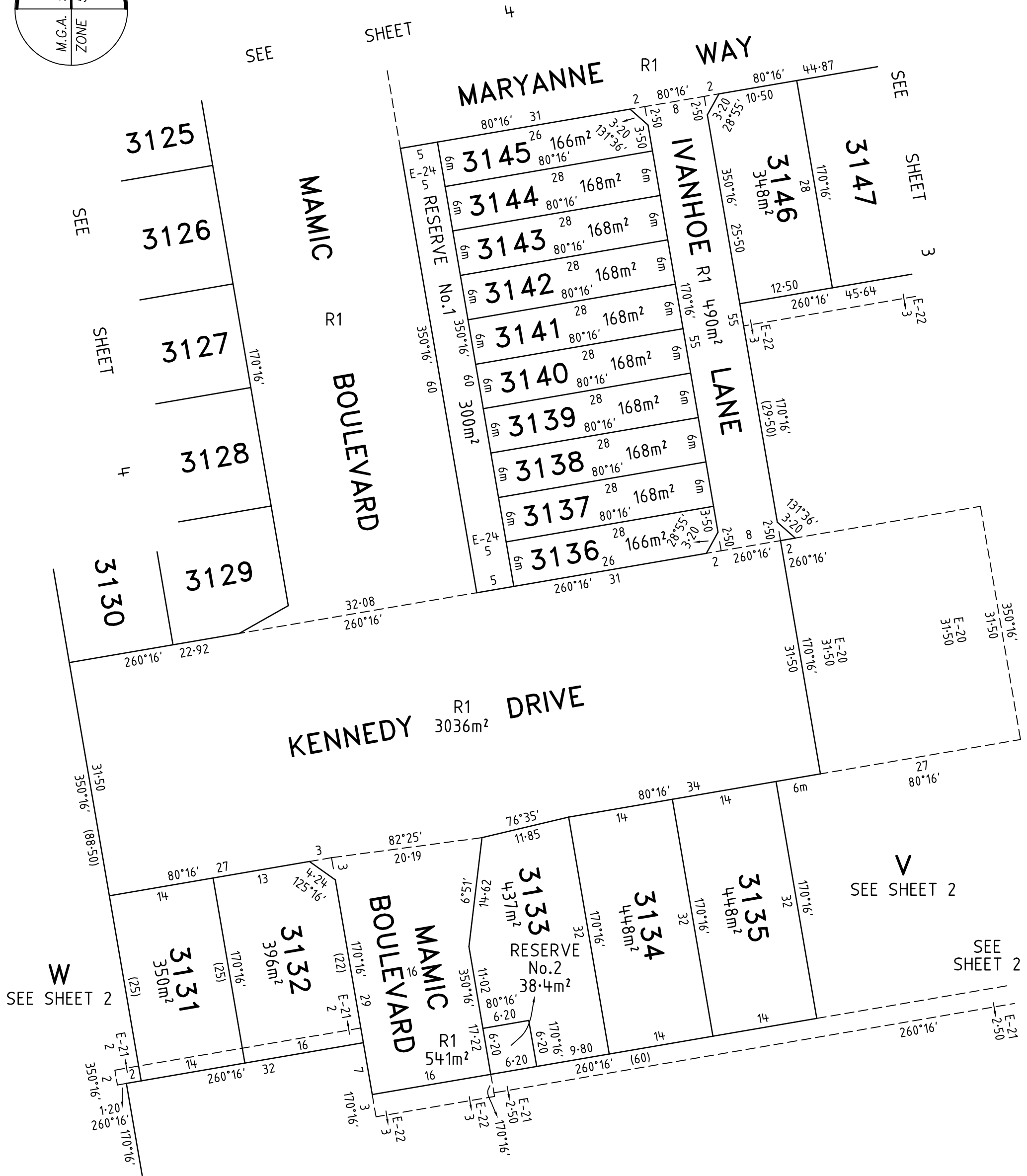
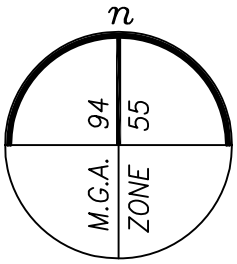
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DATE	15/03/22	REFERENCE	329896-ST31
VERSION	F	DRAWING	329896-ST31-AF

LENGTHS ARE IN METRES

ORIGINAL SHEET SIZE A3  
SHEET 4

# PLAN OF SUBDIVISION

**PS 900034Q**



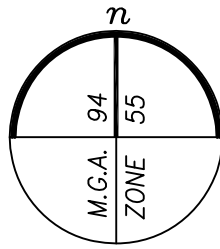
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LICENSED SURVEYOR	ADRIAN A. THOMAS
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SCALE	1:500
<p>LENGTHS ARE IN METRES</p>	
ORIGINAL SHEET SIZE A3	
SHEET 5	



SEE SHEET 3  
**3156**

TAMICHAEL  
WAY R1

# PLAN OF SUBDIVISION

**PS 900034Q**

SEE SHEET 2

**U**  
SEE SHEET 2

FLOREY AVENUE

KENNEDY DRIVE

**X**  
SEE SHEET 2

SEE SHEET 2

**V**  
SEE SHEET 2

SEE SHEET 2

SEE SHEET 2

SEE SHEET 2

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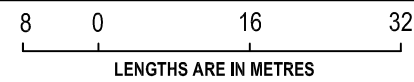
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DATE 15/03/22

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SCALE  
1:800

ORIGINAL SHEET SIZE A3

SHEET 6

# PLAN OF SUBDIVISION

# PS 900034Q

## CREATION OF RESTRICTION A

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.

TABLE OF LAND BURDENED AND LAND BENEFITED

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3101	3102, 3103
3102	3101, 3103
3103	3101, 3102, 3104
3104	3103, 3105
3105	3104, 3106
3106	3105, 3107
3107	3106, 3108
3108	3107, 3109
3109	3108, 3110
3110	3109, 3111
3111	3110, 3112
3112	3111, 3113
3113	3112, 3114
3114	3113, 3115, 3117
3117	3114, 3115, 3116
3118	3119
3119	3118, 3120
3120	3119, 3121
3121	3120, 3122
3122	3121, 3123
3123	3122, 3124
3124	3123, 3125
3125	3124, 3126
3126	3125, 3127

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3127	3126, 3128, 3130
3130	3127, 3128, 3129
3131	3132
3132	3131
3133	3134
3134	3133, 3135
3135	3134
3146	3147
3147	3146, 3148
3148	3147, 3149
3149	3148, 3150
3150	3149, 3151
3151	3150, 3152
3152	3151, 3153
3153	3152, 3154
3154	3153, 3155, 3156
3155	3154, 3156
3156	3154, 3155
3157	3158, 3187
3158	3157, 3159, 3187
3159	3158, 3160, 3161, 3187
3160	3159, 3161
3161	3159, 3160, 3162, 3187
3162	3161, 3163, 3186, 3187

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3163	3162, 3164, 3185, 3186
3164	3163, 3165, 3184, 3185
3165	3164, 3166, 3183, 3184
3166	3165, 3167, 3182, 3183
3167	3166, 3168, 3182
3168	3167, 3169, 3181, 3182
3169	3168, 3170, 3180, 3181
3170	3169, 3171, 3179, 3180
3171	3170, 3172, 3178, 3179
3172	3171, 3173, 3174, 3178
3173	3172, 3174
3174	3172, 3173, 3175, 3178
3175	3174, 3176, 3177, 3178
3178	3171, 3172, 3174, 3175, 3177, 3179
3179	3170, 3171, 3178, 3180
3180	3169, 3170, 3179, 3181
3181	3168, 3169, 3180, 3181
3182	3166, 3167, 3168, 3181, 3183
3183	3165, 3166, 3182, 3184
3184	3164, 3165, 3183, 3185
3185	3163, 3164, 3184, 3186
3186	3162, 3163, 3185, 3187
3187	3157, 3158, 3159, 3161, 3162, 3186

### RESTRICTION:

THE REGISTERED PROPRIETOR OR PROPRIETORS OF ANY BURDENED LOT SHOWN IN THE TABLE ABOVE SHALL NOT BUILD OR ERECT OR ALLOW TO BE BUILT OR ERECTED ANY BUILDING OR STRUCTURE OTHER THAN A BUILDING OR STRUCTURE WHICH IS BUILT OR ERECTED IN ACCORDANCE WITH BUILDING ENVELOPES CONTAINED IN MEMORANDUM OF COMMON PROVISIONS REGISTERED IN DEALING NUMBER AA7304 EXCEPT WITH THE PRIOR WRITTEN CONSENT OF THE RESPONSIBLE AUTHORITY.

EXPIRY DATE: 31/12/2032

## CREATION OF RESTRICTION B

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.

TABLE OF LAND BURDENED AND LAND BENEFITED

BURDENED LOT SUBJECT TO TYPE 'A' OF THE SMALL LOT HOUSING CODE	BENEFITING LOTS ON THIS PLAN
3115	3114, 3116, 3117
3116	3115, 3117
3128	3127, 3129, 3130
3129	3128, 3130
3136	3137
3137	3136, 3138
3138	3137, 3139
3139	3138, 3140

BURDENED LOT SUBJECT TO TYPE 'A' OF THE SMALL LOT HOUSING CODE	BENEFITING LOTS ON THIS PLAN
3140	3139, 3141
3141	3140, 3142
3142	3141, 3143
3143	3142, 3144
3145	3144
3176	3175, 3177
3177	3175, 3176, 3178

### RESTRICTION:

THE REGISTERED PROPRIETOR OR PROPRIETORS FOR THE TIME BEING OF ANY BURDENED LOT ON THIS PLAN IN THE TABLE AS A LOT SUBJECT TO THE 'SMALL LOT HOUSING CODE (TYPE A)' MUST NOT BUILD OR PERMIT TO BE BUILT OR REMAIN ON THE LOT ANY BUILDING OR STRUCTURE THAT HAS NOT BEEN CONSTRUCTED IN ACCORDANCE WITH THE 'SMALL LOT HOUSING CODE (TYPE A)' UNLESS IN ACCORDANCE WITH A PERMIT GRANTED TO CONSTRUCT A DWELLING ON THE LOT.

EXPIRY DATE: 31/12/2032

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DEVELOP  
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LICENSED SURVEYOR **ADRIAN A. THOMAS**

SCALE



DATE 15/03/22

REFERENCE 329896-ST31

ORIGINAL SHEET SIZE A3

VERSION F

DRAWING 329896-ST31-AF

SHEET 7