PLAN OF SUBDIVISION

EDITION

PS 905694S

LOCATION OF LAND

PARISH: MARIBYRNONG

TOWNSHIP: -

SECTION: B

CROWN ALLOTMENT: 9 (PART)

CROWN PORTION: -

TITLE REFERENCE: VOL FOL

LAST PLAN REFERENCE: LOT X ON PS900034Q

POSTAL ADDRESS: (at time of subdivision) KENNEDY DRIVE FRASER RISE 3336

MGA 94 CO-ORDINATES: (approx. centre of land in plan) **E** 299 100 **N** 5 824 325 **ZONE:** 55

Council Name: Melton City Council

SPEAR Reference Number: S192696T

VESTING OF ROADS AND/OR RESERVES

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R1	MELTON CITY COUNCIL
RESERVE No.1	AUSNET ELECTRICITY SERVICES PTY LTD

NOTATIONS

STAGING **THIS ~~IS~~ / IS NOT A STAGED SUBDIVISION**
PLANNING PERMIT NO. PA2017/5637

SURVEY **THIS PLAN IS / ~~IS NOT~~ BASED ON SURVEY** VIDE BP3327P

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 3621 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.

LAND SUBDIVIDED (EXCLUDING LOT A & B) - 1.723ha

EASEMENTS E-5 TO E-9 AND E-11 TO E-18 (ALL INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.

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-2	DRAINAGE	SEE DIAG	THIS PLAN	MELTON CITY COUNCIL
E-3	SEWERAGE	SEE DIAG	THIS PLAN	GREATER WESTERN WATER CORPORATION
E-4	DRAINAGE	SEE DIAG	THIS PLAN	MELTON CITY COUNCIL
E-4	SEWERAGE	SEE DIAG	THIS PLAN	GREATER WESTERN WATER CORPORATION
E-10	SEWERAGE	SEE DIAG	PS818614D	CITY WEST WATER CORPORATION
E-19	TRANSMISSION OF ELECTRICITY	SEE DIAG	INST. K305859	STATE ELECTRICITY COMMISSION OF VICTORIA
E-19	SEWERAGE	SEE DIAG	PS818614D	CITY WEST WATER CORPORATION

ASPIRE - 36B

34 LOTS AND LOTS A & B

LICENSED SURVEYOR **ADRIAN A. THOMAS**

DATE 01/06/22 **REFERENCE** 329896-ST36B

VERSION D **DRAWING** 329896-ST36B-AD

ORIGINAL SHEET SIZE A3

SHEET 1 **OF** 4 **SHEETS**

Level 3, 1 Southbank Boulevard
Southbank, Victoria 3006
03) 7019 8400
www.veris.com.au

DEVELOP WITH _____ CONFIDENCE ™

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PLAN OF SUBDIVISION

PS 905694S

n

M.G.A. ZONE 94 55

KENNEDY DRIVE

IVAN WAY

MAMIC BOULEVARD

GEC BOULEVARD

REMINISCENCE STREET

CETONA STREET

B
1·560ha

A
9·653ha

E-1

SEE SHEET 3

SEE ENLARGEMENT No.1

SEE ENLARGEMENT No.2

SEE ENLARGEMENT No.3

3622 3623 3624 3625 3626 3627 3628 3629 3630 3631 3632 3633 3634 3635 3636 3637 3638 3639 3640 3641 3642 3643 3644 3645 3646 3647 3648 3649 3650 3651 3652 3653 3654 3655

ENLARGEMENT No.1
NOT TO SCALE

ENLARGEMENT No.2
NOT TO SCALE

ENLARGEMENT No.3
NOT TO SCALE

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LICENSED SURVEYOR ADRIAN A. THOMAS

SCALE 1:2000

20 0 40 80
LENGTHS ARE IN METRES

DATE 01/06/22 **REFERENCE** 329896-ST36B

VERSION D **DRAWING** 329896-ST36B-AD

ORIGINAL SHEET SIZE A3

SHEET 2

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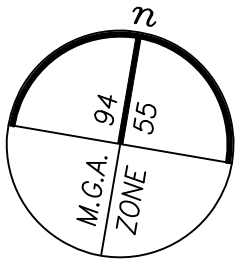
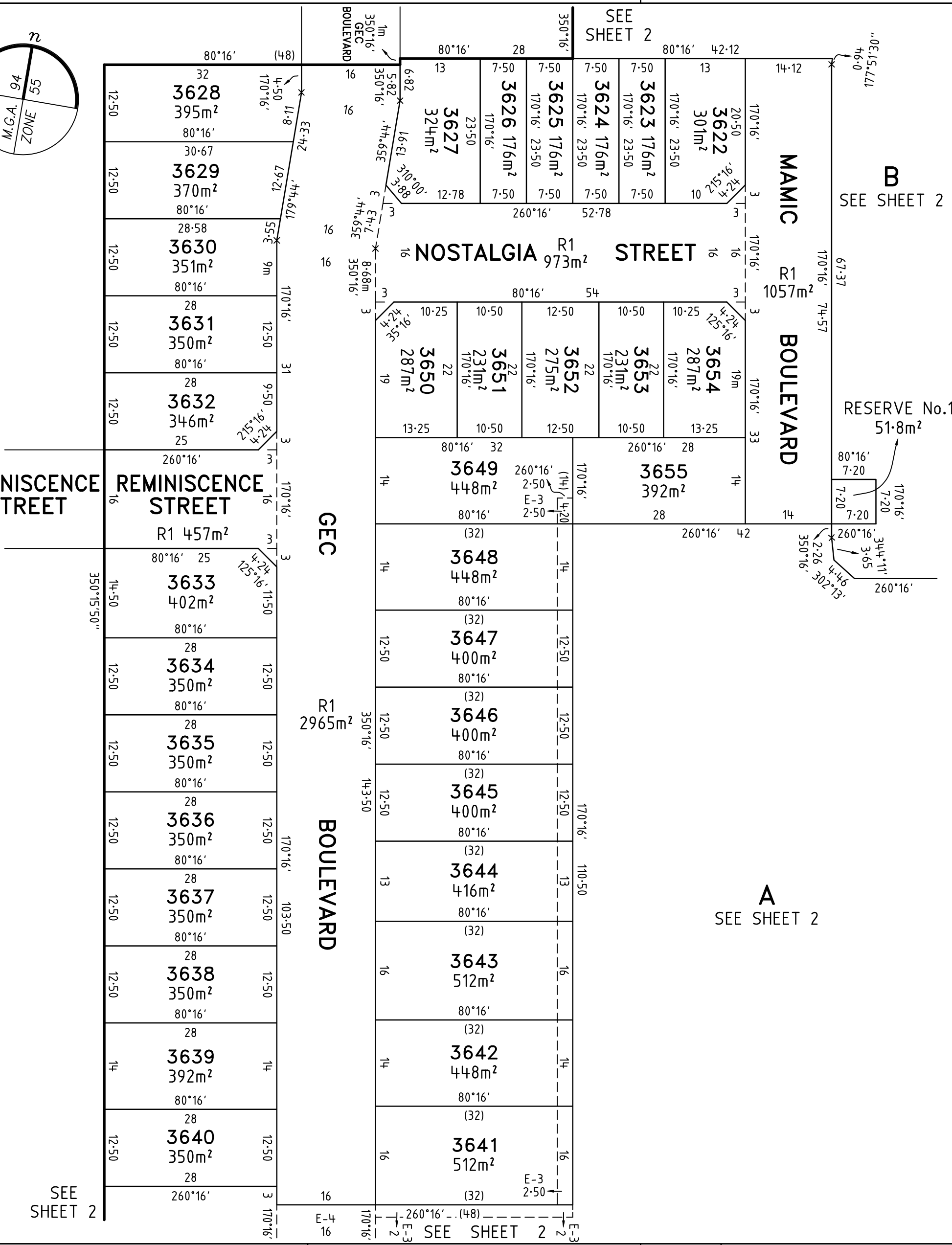
PLAN OF SUBDIVISION

PS 905694S





ASPIRE - 36B

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DEVELOP
WITH _____
CONFIDENCE ™

LICENSED SURVEYOR	ADRIAN A. THOMAS	SCALE	1:600
DATE	01/06/22	REFERENCE	329896-36B
VERSION	D	DRAWING	329896-ST36B-AD

6 0 12 24
LENGTHS ARE IN METRES

ORIGINAL SHEET SIZE A3

SHEET 3

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PLAN OF SUBDIVISION

PS 905694S

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
3622	3623
3627	3626
3628	3629
3629	3628, 3630
3630	3629, 3631
3631	3630, 3632
3632	3631
3633	3634
3634	3633, 3635

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3635	3634, 3636
3636	3635, 3637
3637	3636, 3638
3638	3637, 3639
3639	3638, 3640
3640	3639
3641	3642
3642	3641, 3643

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3643	3642, 3644
3644	3643, 3645
3645	3644, 3646
3646	3645, 3647
3647	3646, 3648
3648	3647, 3649
3649	3648, 3650, 3651, 3652, 3655
3655	3649, 3652, 3653, 3654

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 ..... EXCEPT WITH THE PRIOR WRITTEN CONSENT OF THE RESPONSIBLE AUTHORITY.

EXPIRY DATE: 31/12/2033

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
3623	3622, 3624
3624	3623, 3625
3625	3624, 3626
3626	3625, 3627
3650	3649, 3651

BURDENED LOT SUBJECT TO TYPE 'A' OF THE SMALL LOT HOUSING CODE	BENEFITING LOTS ON THIS PLAN
3651	3649, 3650, 3652
3652	3649, 3651, 3653, 3655
3653	3652, 3654, 3655
3654	3653, 3655

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: 31/12/2033

ASPIRE - 36B

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DEVELOP
WITH _____
CONFIDENCE ™

LICENSED SURVEYOR ADRIAN A. THOMAS

SCALE

0
LENGTHS ARE IN METRES

DATE 01/06/22 **REFERENCE** 329896-ST36B

VERSION D **DRAWING** 329896-ST36B-AD

ORIGINAL SHEET SIZE A3

SHEET 4

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