

# PLAN OF SUBDIVISION

## EDITION 1

# PS 831548P

### Location of Land

**Parish:** MERRIANG  
**Township:** BEVERIDGE  
**Section:** -----  
**Crown Allotment:** 1, 2(PT), 3(PT), 4(PT), 5, 6(PT), 7(PT), 8(PT), 25(PT),  
**Crown Portion:** 26(PT), 27(PT), 28, 29(PT), 30(PT) & 31(PT)  
**Title Reference:** VOL. FOL.

**Last Plan Reference:** LOT B PS831547R

**Postal Address:** TBA/WHITESIDE STREET,  
 (at time of subdivision) BEVERIDGE 3753

**MGA Co-ordinates:** E 319 720 Zone: 55  
 (of approx. centre of land N 5 849 830 GDA 2020  
 in plan)

Council Name: Mitchell Shire Council

Council Reference Number: PLS028/20  
 Planning Permit Reference: PLP033/19  
 SPEAR Reference Number: S152367S

#### Certification

This plan is certified under section 6 of the Subdivision Act 1988

Public Open Space

A requirement for public open space under section 18 of the Subdivision Act 1988 has not been made

Digitally signed by: Ricardo Ramos for Mitchell Shire Council on 25/01/2022

**Statement of Compliance** issued: 31/03/2022

### Vesting of Roads and/or Reserves

### Notations

Identifier	Council/Body/Person
ROAD R1	MITCHELL SHIRE COUNCIL

TOTAL AREA OF LAND TO BE SUBDIVIDED = 24.48ha  
 THE PORTION OF SEWERAGE EASEMENTS E-1 & E-3 ON PS831547R WHICH AFFECTS LOT B ON PS831547R AND IS CONTAINED WITHIN ROAD R1 ON THIS PLAN (LILYPILLY & CUMBUNGI ROADS) IS TO BE REMOVED UPON REGISTRATION OF THIS PLAN

#### GROUNDS FOR REMOVAL

DIRECTION IN PLANNING PERMIT PLP 033/19

#### CREATION OF RESTRICTION

UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS TO BE CREATED:

- 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

**BURDENED LAND:** ALL THE LOTS EXCEPT LOT C, D, E & R IN THIS PLAN

**BENEFITED LAND:** ALL THE LOTS EXCEPT LOT C, D, E & R IN THIS PLAN

#### RESTRICTION:

THE BURDENED LAND CANNOT BE USED EXCEPT IN ACCORDANCE WITH THE PROVISIONS RECORDED IN MCP AA8005 EXCEPT WITH THE PRIOR WRITTEN CONSENT OF THE RESPONSIBLE AUTHORITY.

EXPIRY DATE: 31st DECEMBER 2025

### Notations

**Depth Limitation:** DOES NOT APPLY

**Survey:** This plan is based on survey

**Staging:** This is not a staged plan of subdivision

**Planning Permit No.** PLP033/19

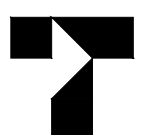
**This survey has been connected to permanent mark(s):** 15, 23, 31, 86, 87, 94 & 104

**In Proclaimed Survey Area No.** 74

### Easement Information

**Legend:** E - Encumbering Easement or Condition in Crown Grant in the Nature of an Easement or other Encumbrance A - Appurtenant Easement

Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1	SEWERAGE	SEE DIAG	THIS PLAN	YARRA VALLEY WATER CORPORATION
E-2	SEWERAGE	SEE DIAG	PS822831V	YARRA VALLEY WATER CORPORATION
E-3	SEWERAGE	SEE DIAG	PS831547R	YARRA VALLEY WATER CORPORATION



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 ABN 11 103 336 358 WWW.TOMKINSON.COM



Stage 3, 54 lots

SURVEYOR'S FILE REF: S1488.3  
 PLOTTED 06-04-2022 K.G.H

VERSION  
 10LTOAMEND

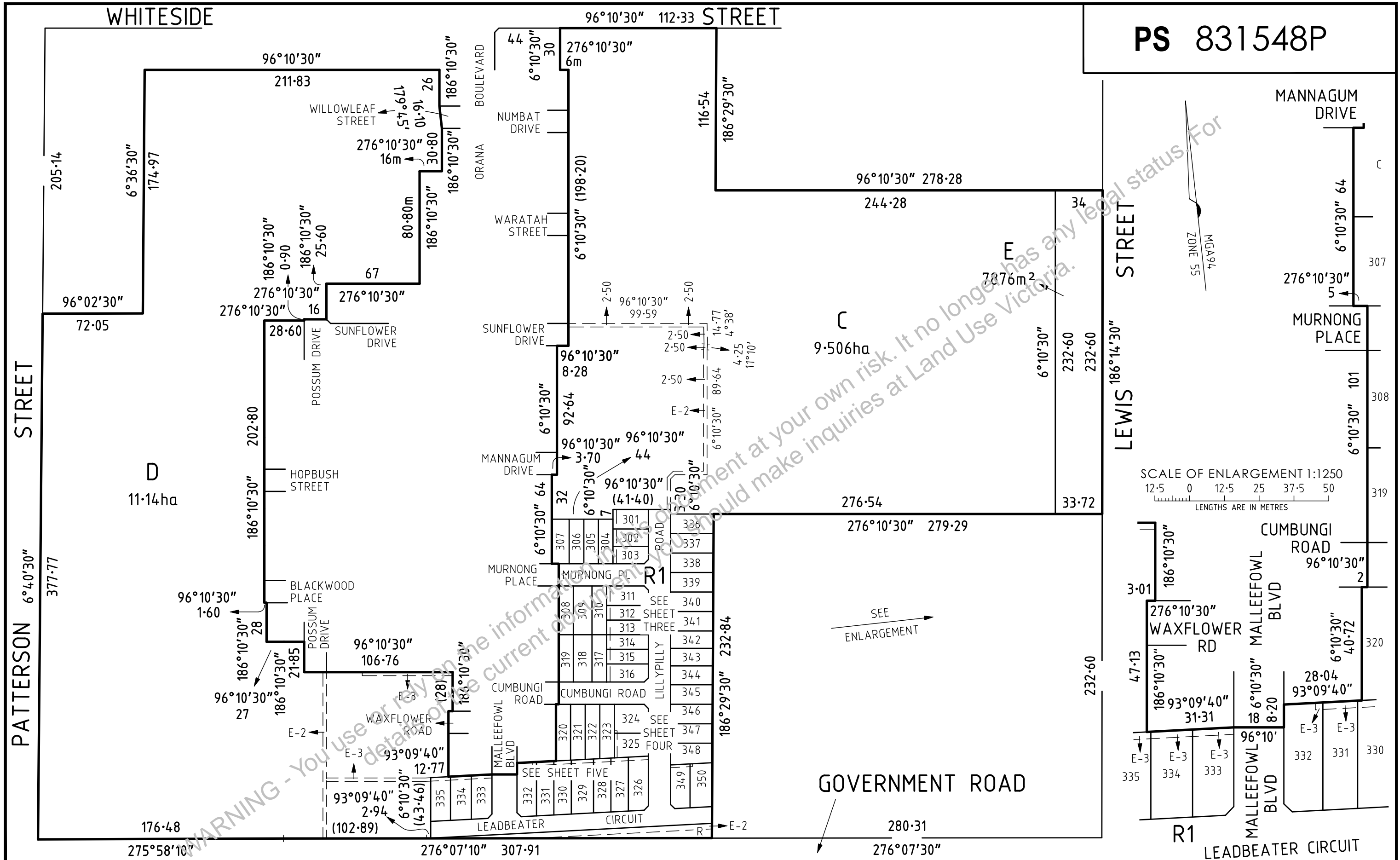
ORIGINAL SHEET  
 SIZE: A3

Sheet 1 of 6 Sheets

Digitally signed by: Christopher Scott Franks, Licensed Surveyor,  
 Surveyor's Plan Version (10),  
 24/01/2022, SPEAR Ref: S152367S

Land Use Victoria Plan Registered  
 10:28 AM  
 08/04/2022  
 Assistant Registrar of Titles

PS 831548P



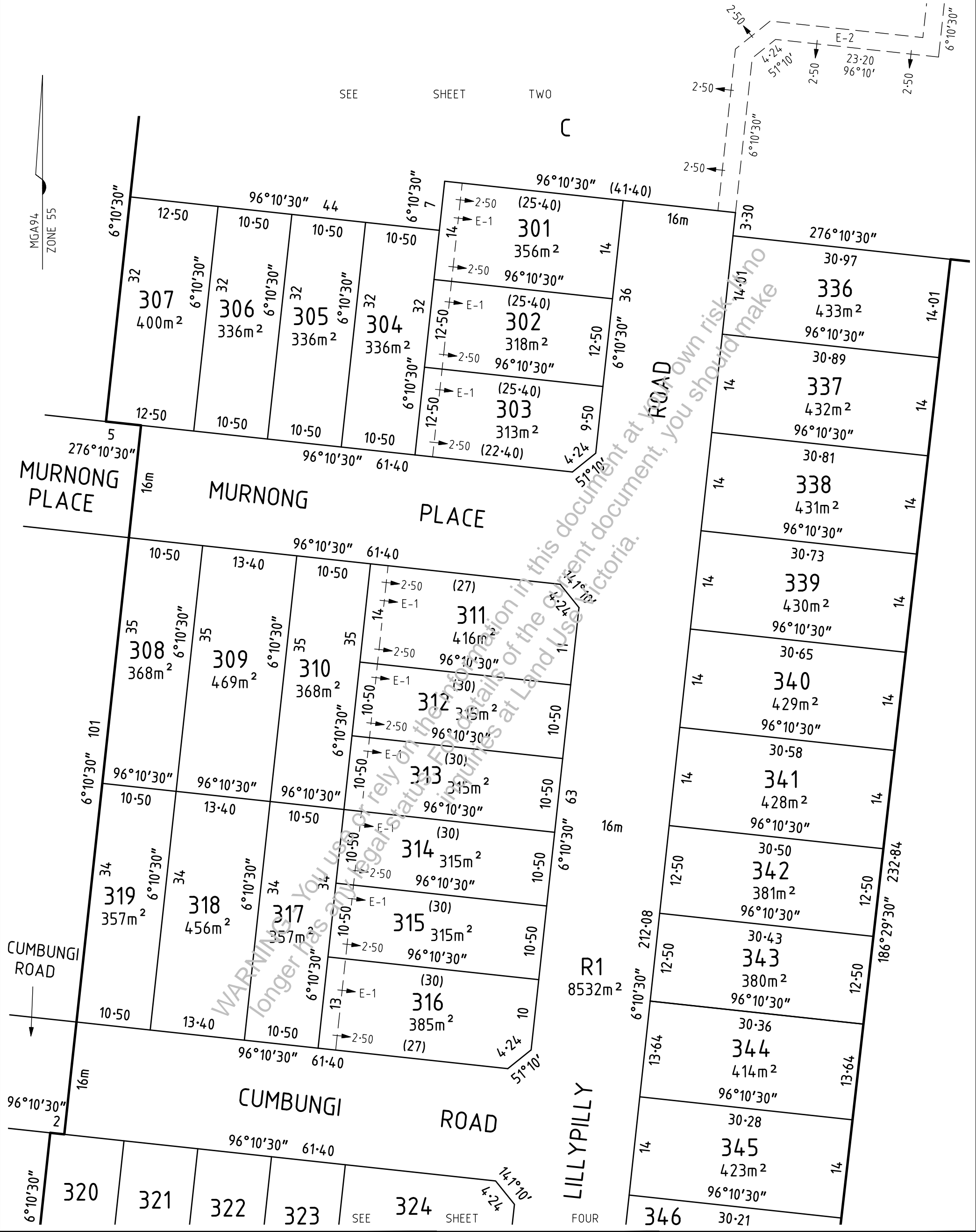
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SCALE 1:2500	25 0 25 50 75 100 LENGTHS ARE IN METRES	ORIGINAL SHEET SIZE A3	SURVEYORS REF No. S1488.3	VER 10LTOAMEND	PLOTTED 06-04-2022 Sheet 2	K.G.H
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Digitally signed by: Mitchell Shire Council, 25/01/2022, SPEAR Ref: S152367S						

SEE SHEET TWO

MGA94  
ZONE 55



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SCALE 1:500

LENGTHS ARE IN METRES

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ORIGINAL SHEET SIZE A3	SURVEYORS REF No. S1488.3	VER 10LTOAMEND	PLOTTED 06-04-2022	K.G.H
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