

# PLAN OF SUBDIVISION

## EDITION 1

# PS 831556Q

### Location of Land

**Parish:** MERRIANG  
**Township:** BEVERIDGE  
**Section:** -----  
**Crown Allotment:** 1(PART), 2(PART), 3(PART), 29(PART), 31(PART) & 32  
**Crown Portion:** -----  
**Title Reference:** VOL. FOL. & VOL.267 FOL.340  
**Last Plan Reference:** LOT J PS831552Y & TP834389  
**Postal Address:** MIMOSA DRIVE & 2 WHITESIDE STREET  
 (at time of subdivision) BEVERIDGE 3753

**MGA Co-ordinates:** E 319 440 Zone: 55  
 (of approx. centre of land N 5 850 120 MGA 2020  
 in plan)

Council Name: Mitchell Shire Council

Council Reference Number: PLS063/20  
 Planning Permit Reference: PLP033/19  
 SPEAR Reference Number: S160445P

#### 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 or 18A of the Subdivision Act 1988 has not been made

Digitally signed by: suzan mary becker for Mitchell Shire Council on 18/05/2023

**Statement of Compliance** issued: 20/06/2023

### Vesting of Roads and/or Reserves

Identifier	Council/Body/Person
ROAD R1	MITCHELL SHIRE COUNCIL
ROAD R2	MITCHELL SHIRE COUNCIL

### Notations

TOTAL AREA OF LAND TO BE SUBDIVIDED = 3.833ha

#### 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 IN THIS PLAN EXCEPT LOTS A & B

**BENEFITED LAND:** ALL THE LOTS IN THIS PLAN EXCEPT LOTS A & B

#### RESTRICTION:

THE BURDENED LAND CANNOT BE USED EXCEPT IN ACCORDANCE WITH THE PROVISIONS RECORDED IN MCP AA8528 EXCEPT WITH THE PRIOR WRITTEN CONSENT OF THE RESPONSIBLE AUTHORITY

EXPIRY DATE: 31st DECEMBER 2027

### 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

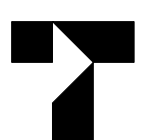
**This survey has been connected to permanent mark(s):** 15, 23, 31, 86, 87, 94 & 104

**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	DRAINAGE	2m	THIS PLAN	MITCHELL SHIRE COUNCIL



**Tomkinson**  
 SURVEY > ENGINEERING > PLANNING > PROJECT MANAGEMENT

12/99-101 WESTERN AVENUE, WESTMEADOWS PH 03 8746 9988  
 ABN 11 103 336 358 WWW.TOMKINSON.COM



SURVEYOR'S FILE REF: S1488.12  
 PLOTTED 22-03-2023 P.J.L.

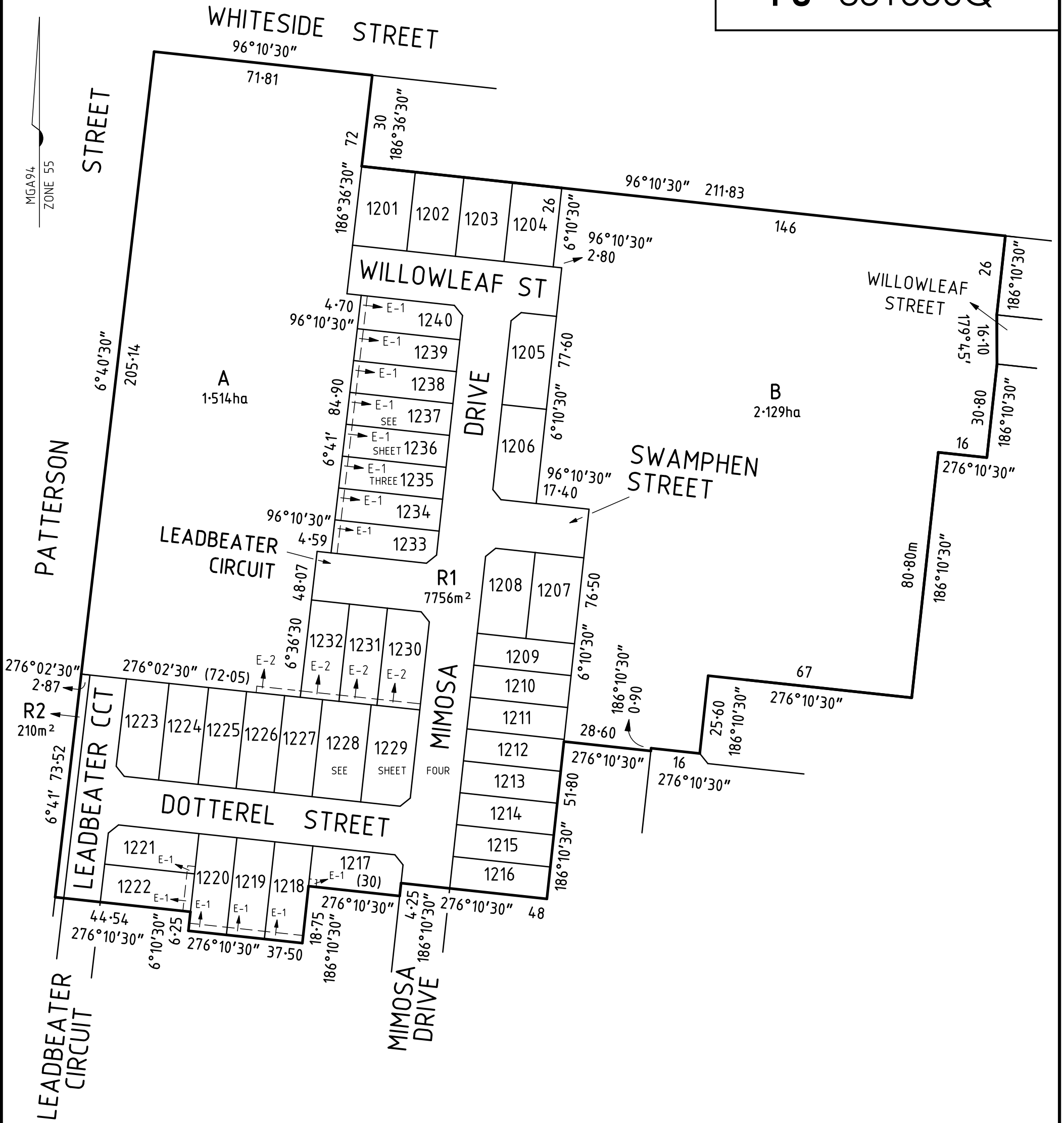
VERSION 09

ORIGINAL SHEET  
 SIZE: A3

Sheet 1 of 4 Sheets

Digitally signed by: Christopher Scott Franks, Licensed Surveyor,  
 Surveyor's Plan Version (9),  
 24/03/2023, SPEAR Ref: S160445P

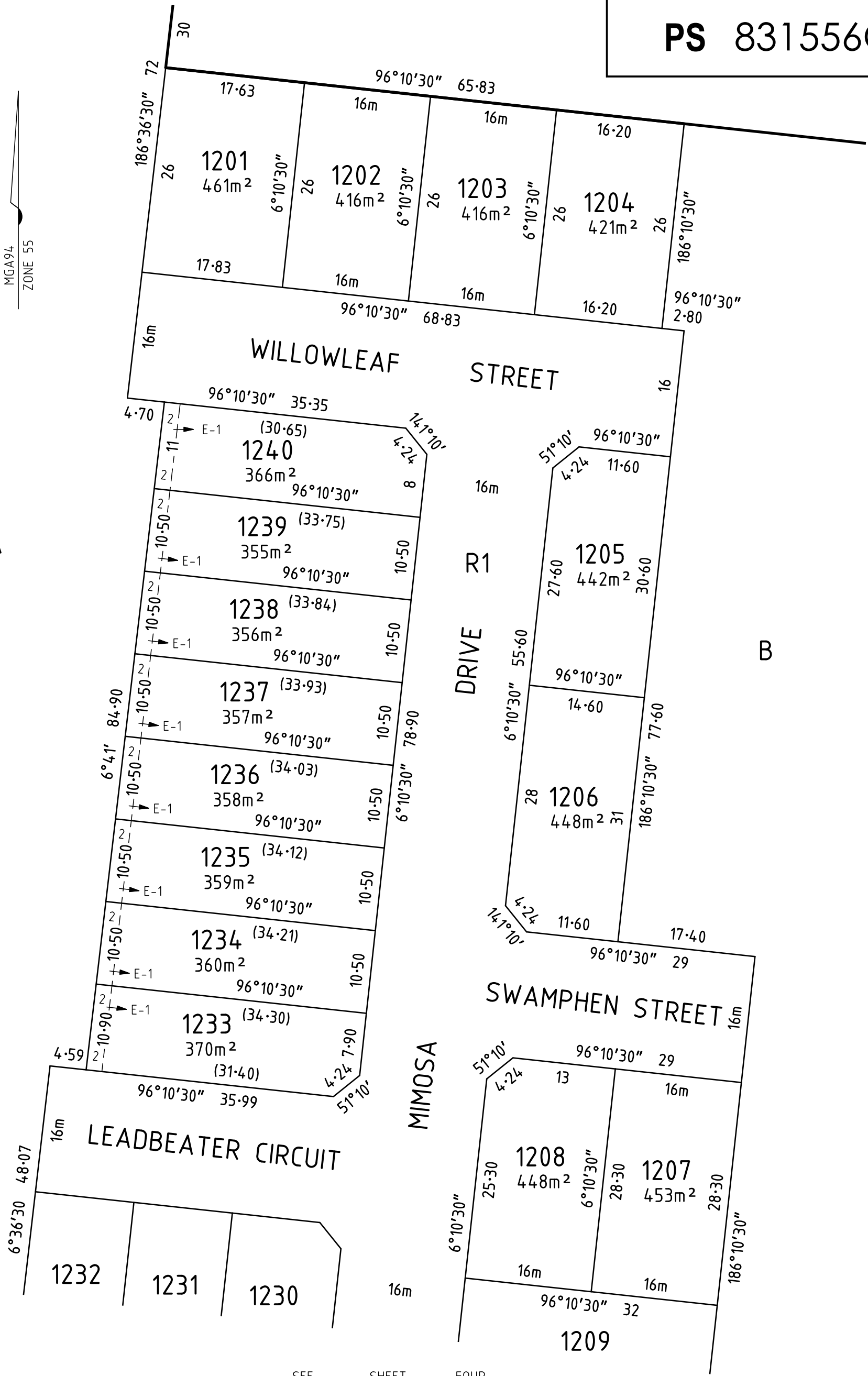
MGA94  
ZONE 55



MGA94  
ZONE 55

A

B



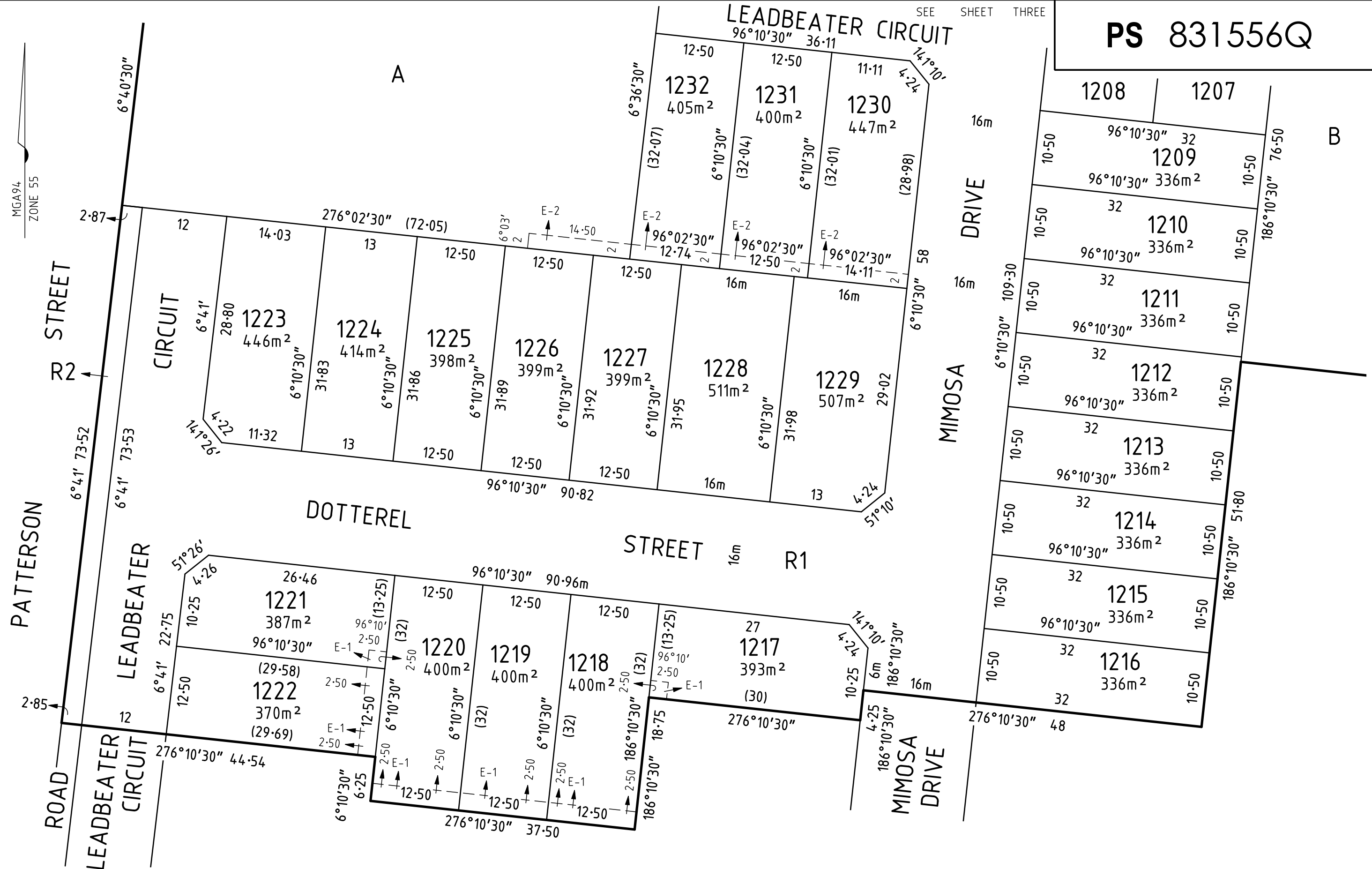
SEE SHEET FOUR



PS 831556Q

SEE SHEET THREE

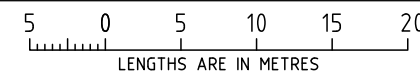
LEADBEATER CIRCUIT



MGA94  
ZONE 55



SCALE  
1:500



ORIGINAL SHEET SIZE A3	SURVEYORS REF No. S1488.12	VER 09	PLOTTED 22-03-2023 Sheet 4	P.J.L.
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