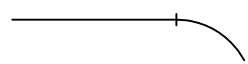


# PLAN OF SUBDIVISION


**EDITION**

**PS 818607A**

<p><b>LOCATION OF LAND</b></p> <p>PARISH: MICKLEHAM</p> <p>TOWNSHIP: —</p> <p>SECTION: —</p> <p>CROWN ALLOTMENT: —</p> <p>CROWN PORTION: 26 (PART)</p> <p>TITLE REFERENCE: VOL 12066 FOL 667</p> <p>LAST PLAN REFERENCE: LOT J ON PS814703B</p> <p>POSTAL ADDRESS: MONOMEATH DRIVE (at time of subdivision) MICKLEHAM 3064</p> <p>MGA 94 CO-ORDINATES: E 315 640 (approx. centre of land in plan) N 5 844 570 ZONE: 55</p>	<p>Council Name: Hume City Council</p> <p>Council Reference Number: S008642 Planning Permit Reference: P20008 SPEAR Reference Number: S124339V</p> <p><b>Certification</b></p> <p>This plan is certified under section 11 (7) of the Subdivision Act 1988 Date of original certification under section 6: 15/03/2019</p> <p>Public Open Space</p> <p>A requirement for public open space under section 18 of the Subdivision Act 1988 has not been made</p> <p>Digitally signed by: Katrina Toogood for Hume City Council on 04/03/2020</p>
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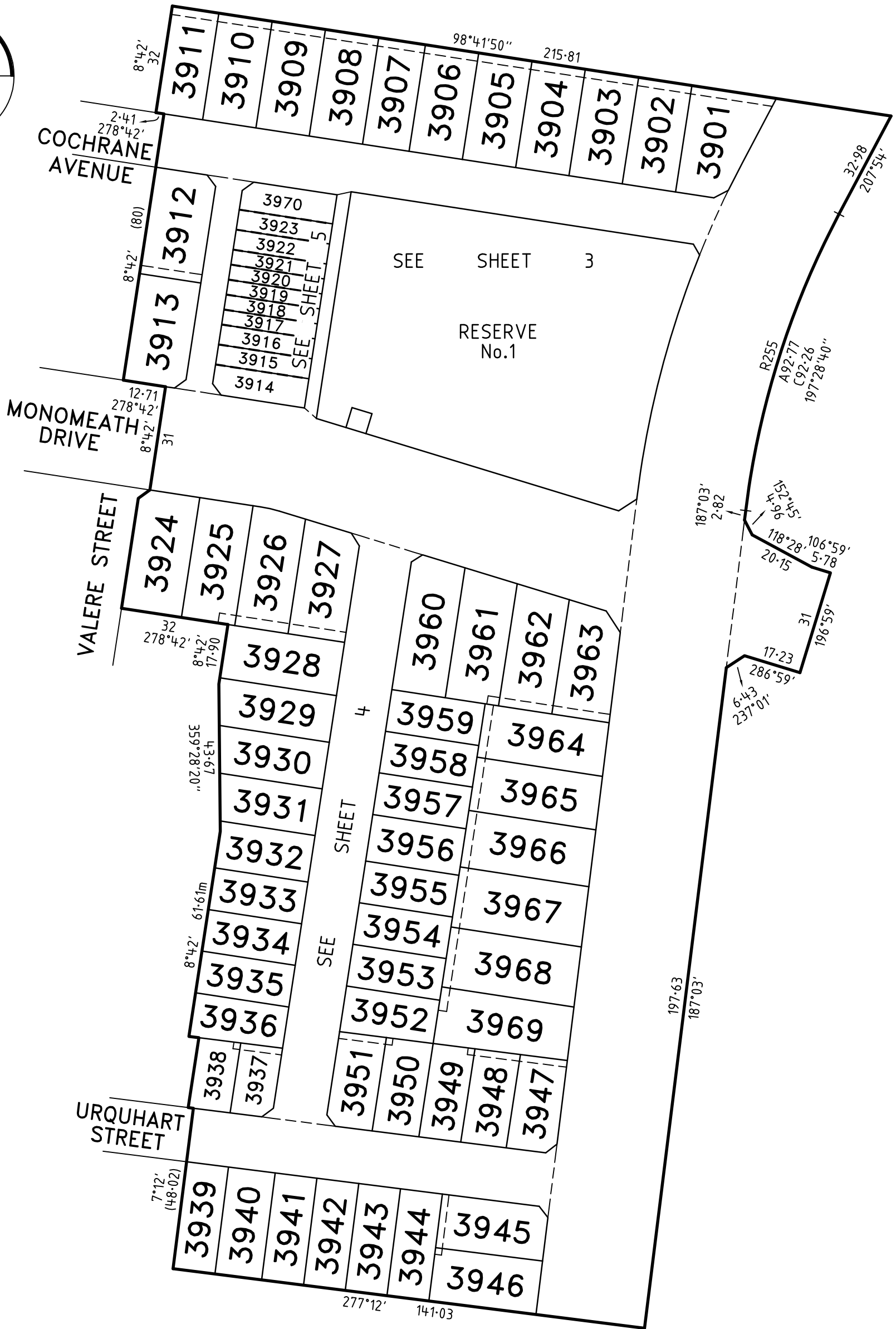
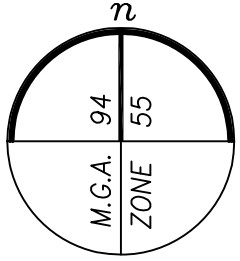
VESTING OF ROADS AND/OR RESERVES		NOTATIONS	
IDENTIFIER	COUNCIL/BODY/PERSON	STAGING	
ROAD R1 RESERVE No.1 RESERVE No.2	HUME CITY COUNCIL HUME CITY COUNCIL JEMENA ELECTRICITY NETWORKS (VIC) LTD	This <del>is</del> /is not a staged subdivision Planning Permit No. <b>P20008</b>	
		<b>DEPTH LIMITATION DOES NOT APPLY</b>	
		LAND SUBDIVIDED - 6.225ha	
		LOTS 1 TO 3900 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.	
		TANGENT POINTS ARE SHOWN THUS: 	

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	DRAINAGE	SEE DIAG.	THIS PLAN	HUME CITY COUNCIL
E-2	SEWERAGE	SEE DIAG.	THIS PLAN	YARRA VALLEY WATER CORPORATION
E-3 E-3	DRAINAGE SEWERAGE	SEE DIAG. SEE DIAG.	THIS PLAN THIS PLAN	HUME CITY COUNCIL YARRA VALLEY WATER CORPORATION
E-4	PARTY WALL	SEE DIAG.	THIS PLAN	THE RELEVANT ABUTTING LOT ON THIS PLAN

<p><b>MERRIFIELD – 39</b></p> <p><b>70 LOTS</b></p> <p>Level 3, 1 Southbank Boulevard Southbank, Victoria 3006 03) 7019 8400 www.veris.com.au</p> <p>DEVELOP WITH CONFIDENCE™  Formerly <b>Bosco Jonson</b></p>	<p>LICENSED SURVEYOR <b>GEOFFREY JAMES TURNER</b></p> <p>DATE <b>08/01/20</b> REFERENCE <b>29005393</b></p> <p>VERSION <b>L</b> DRAWING <b>2900539AL</b></p> <p>Digitally signed by: Geoffrey J Turner, Licensed Surveyor, Surveyor's Plan Version (L), 14/01/2020, SPEAR Ref: S124339V</p>	<p>ORIGINAL SHEET SIZE A3</p> <p>SHEET 1 OF 7 SHEETS</p>
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# PLAN OF SUBDIVISION

PS 818607A



MERRIFIELD - 39

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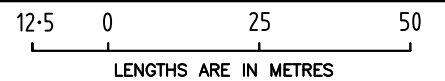


LICENSED SURVEYOR GEOFFREY JAMES TURNER

DATE 08/01/20  
 VERSION L

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 14/01/2020, SPEAR Ref: S124339V

SCALE  
 1:1250



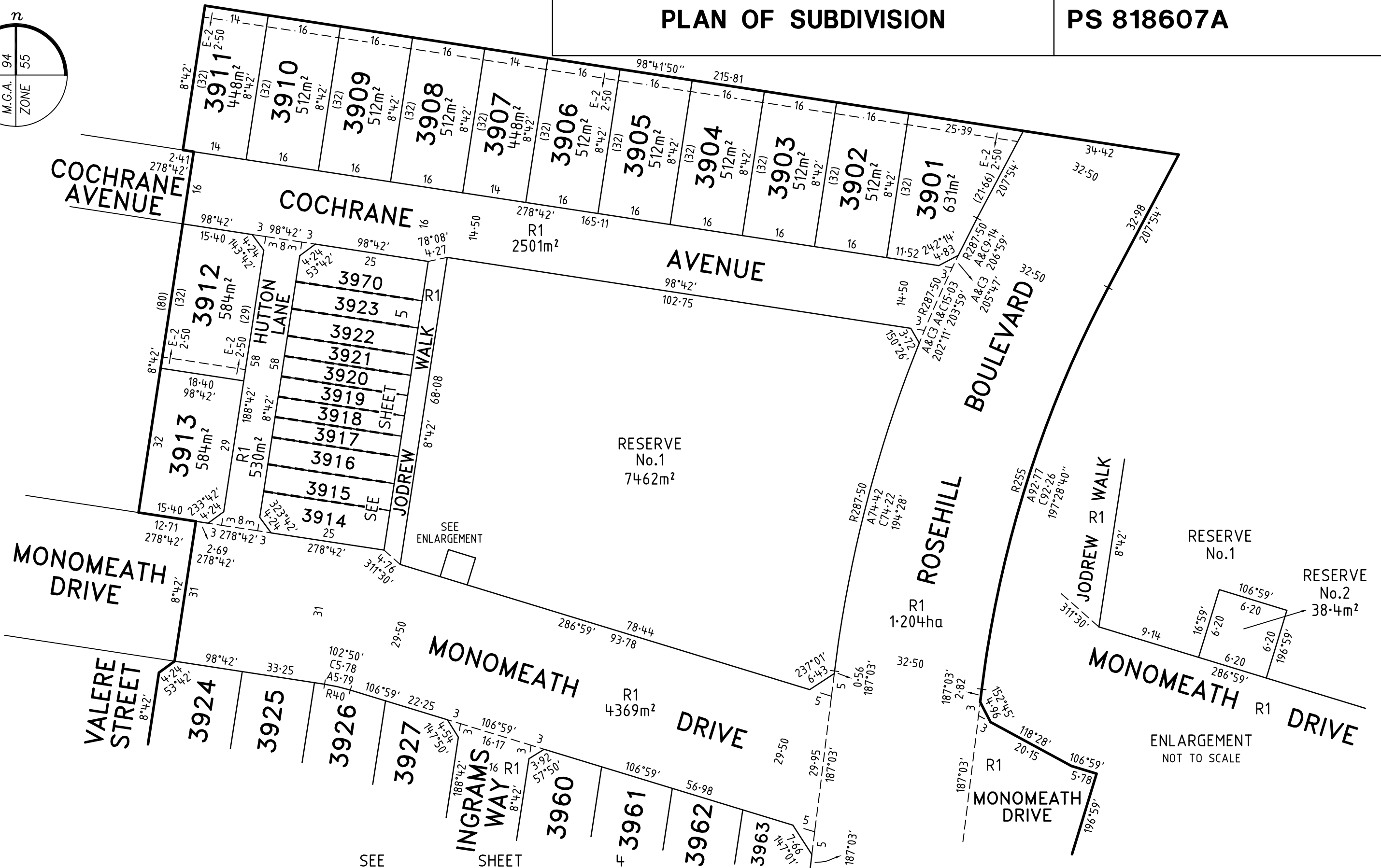
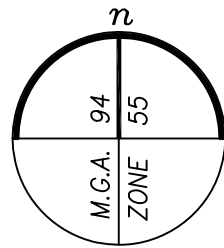
ORIGINAL SHEET SIZE A3

SHEET 2

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 04/03/2020,  
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PLAN OF SUBDIVISION

PS 818607A



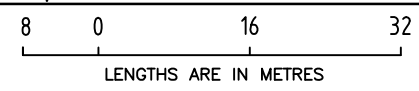
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MERRIFIELD - 39  
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DATE 08/01/20 REFERENCE 29005393  
VERSION L DRAWING 2900539AL



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14/01/2020, SPEAR Ref: S124339V

SCALE  
1:800

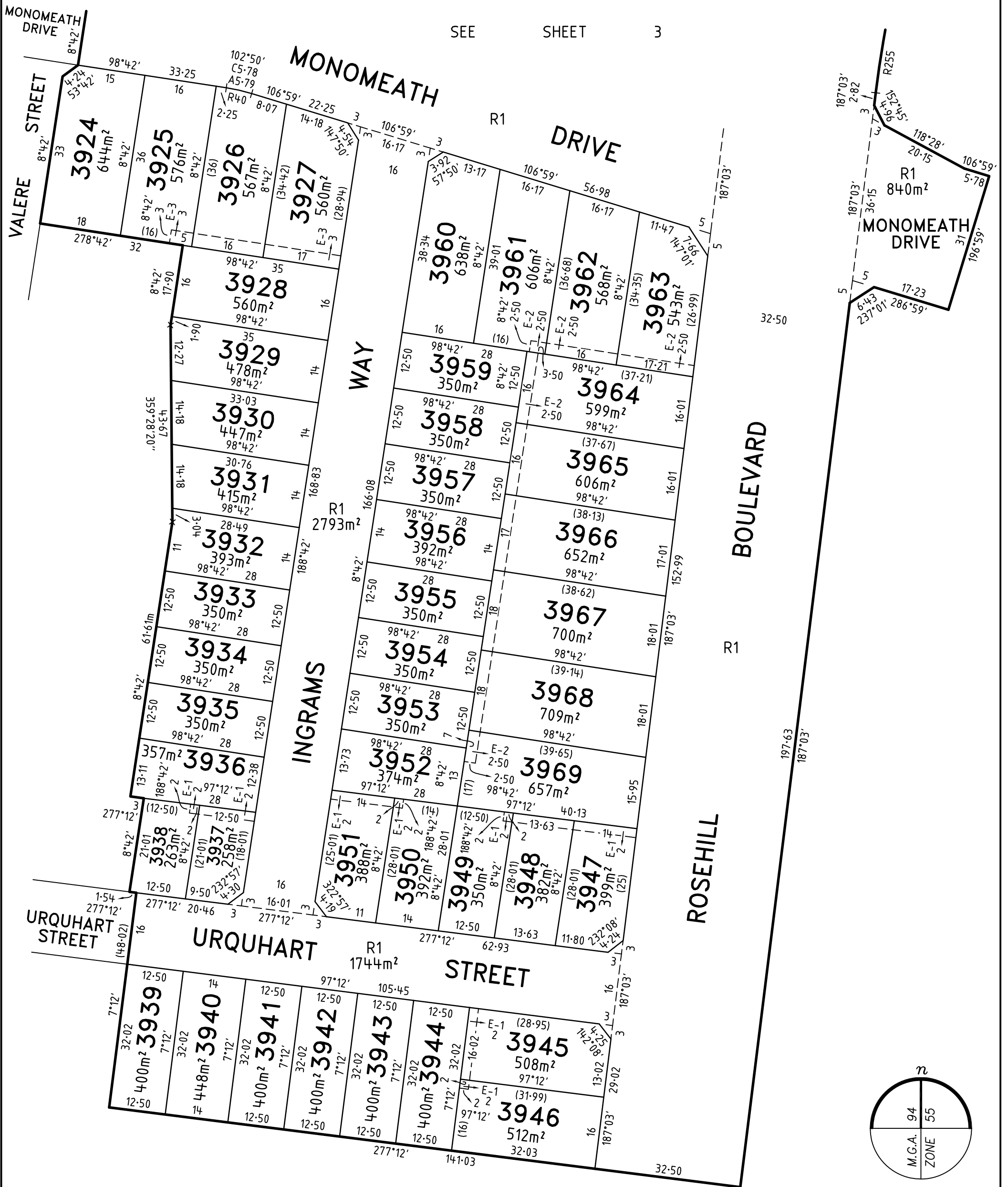
ORIGINAL SHEET SIZE A3  
SHEET 3

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SPEAR Ref: S124339V

PLAN OF SUBDIVISION

PS 818607A

SEE SHEET 3



MERRIFIELD - 39

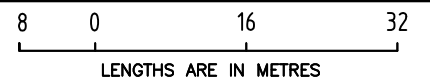
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SCALE 1:800



DATE 08/01/20

REFERENCE 29005393

VERSION L

DRAWING 2900539AL

ORIGINAL SHEET SIZE A3

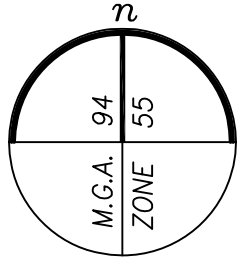
SHEET 4

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SPEAR Ref: S124339V

PLAN OF SUBDIVISION

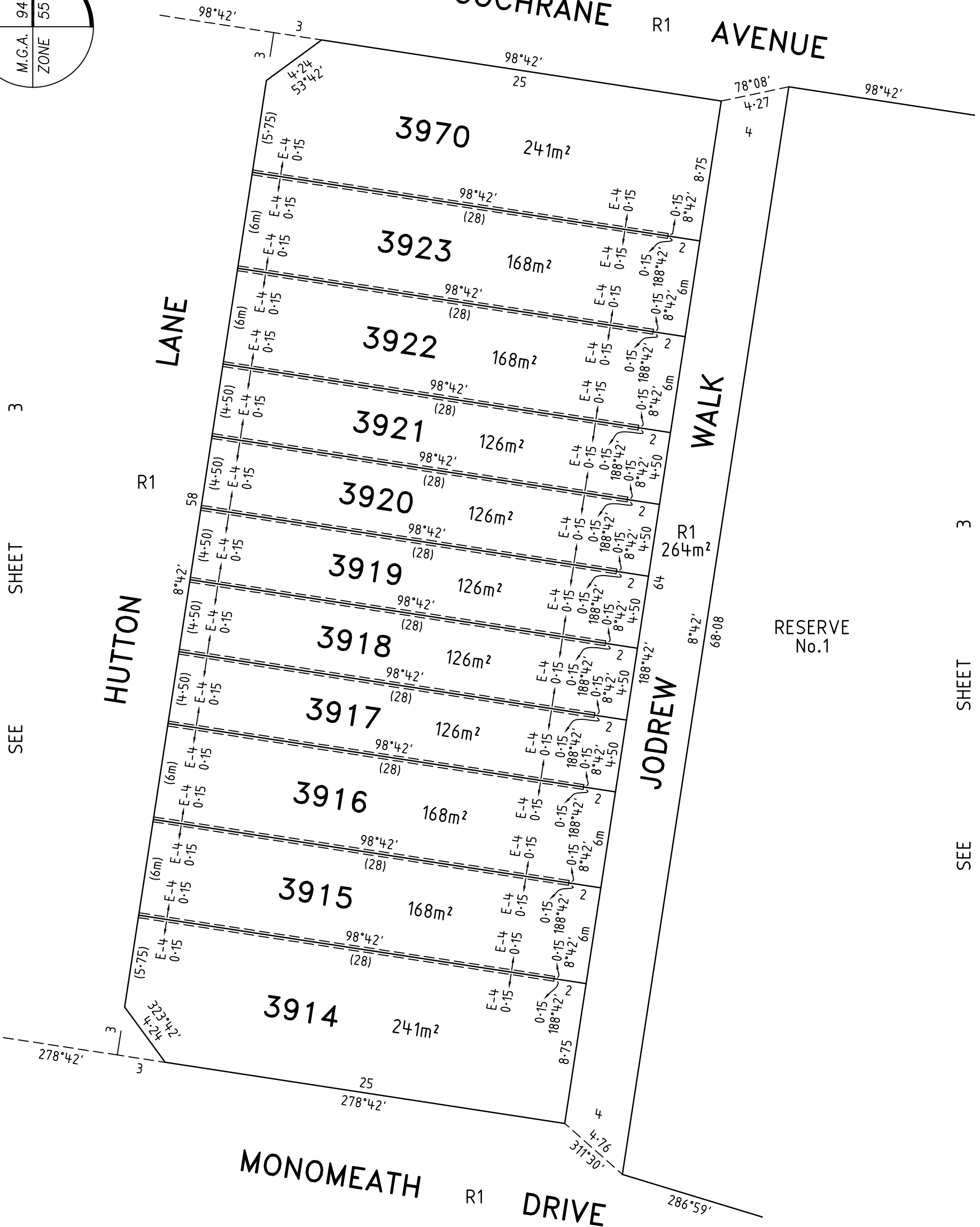
PS 818607A



SEE SHEET 3

SEE SHEET 3

SEE SHEET 3



SEE SHEET 3

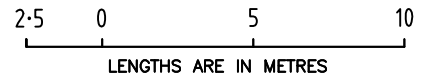
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DATE 08/01/20  
 VERSION L

REFERENCE 29005393  
 DRAWING 2900539AL

ORIGINAL SHEET SIZE A3

SHEET 5

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 04/03/2020,  
 SPEAR Ref: S124339V

# PLAN OF SUBDIVISION

# PS 818607A

## CREATION OF RESTRICTION A

UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS CREATED

## DESCRIPTION OF RESTRICTION

TABLE OF LAND BURDENED AND LAND BENEFITED

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3901	3902, 3903, 3904, 3905
3902	3901, 3903, 3904, 3905
3903	3901, 3902, 3904, 3905
3904	3902, 3903, 3905, 3906
3905	3903, 3904, 3906, 3907
3906	3904, 3905, 3907, 3908
3907	3905, 3906, 3908, 3970
3908	3907, 3909, 3912, 3970
3909	3908, 3910, 3912, 3970
3910	3909, 3911, 3912, 3970
3911	3909, 3910, 3912, 3970
3912	3913, 3922, 3923, 3970
3913	3912, 3914, 3915, 3916
3924	3913, 3914, 3925, 3926
3925	3913, 3914, 3924, 3926, 3928
3926	3914, 3925, 3927, 3928
3927	3914, 3926, 3928, 3960
3928	3925, 3926, 3927, 3929, 3959, 3960
3929	3928, 3930, 3958, 3959
3930	3929, 3931, 3957, 3958
3931	3930, 3932, 3956, 3957
3932	3931, 3933, 3955, 3956
3933	3932, 3934, 3954, 3955
3934	3933, 3935, 3953, 3954
3935	3934, 3936, 3952, 3953
3936	3935, 3937, 3938, 3951, 3952
3939	3937, 3938, 3940, 3941
3940	3937, 3939, 3941, 3951
3941	3937, 3940, 3942, 3951

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3942	3941, 3943, 3950, 3951
3943	3942, 3944, 3950, 3951
3944	3943, 3945, 3946, 3949, 3950
3945	3944, 3946, 3947, 3948
3946	3944, 3945, 3947, 3948
3947	3944, 3945, 3948, 3969
3948	3945, 3947, 3949, 3969
3949	3944, 3948, 3950, 3952, 3969
3950	3943, 3949, 3951, 3952, 3969
3951	3937, 3950, 3952, 3942
3952	3935, 3936, 3950, 3951, 3953, 3969
3953	3934, 3935, 3952, 3954, 3968, 3969
3954	3933, 3934, 3953, 3955, 3967, 3968
3955	3932, 3933, 3954, 3956, 3967
3956	3931, 3932, 3955, 3957, 3966, 3967
3957	3930, 3931, 3956, 3958, 3965, 3966
3958	3929, 3930, 3957, 3959, 3964, 3965
3959	3928, 3929, 3958, 3960, 3961, 3964
3960	3927, 3928, 3959, 3961
3961	3959, 3960, 3962, 3963, 3964
3962	3959, 3961, 3963, 3964, 3965
3963	3961, 3962, 3964, 3965
3964	3958, 3959, 3961, 3962, 3963, 3965
3965	3957, 3958, 3959, 3964, 3966
3966	3956, 3957, 3958, 3965, 3967, 3968
3967	3954, 3955, 3956, 3957, 3966, 3968
3968	3952, 3953, 3954, 3955, 3967, 3969
3969	3947, 3948, 3949, 3952, 3953, 3968

THE REGISTERED PROPRIETOR OR PROPRIETORS FOR THE TIME BEING OF ANY BURDENED LOT ON THIS PLAN MUST NOT

- BUILD OR PERMIT TO BE BUILT OR REMAIN ON THE LOT ANY BUILDING OR STRUCTURE OTHER THAN A BUILDING THAT HAS BEEN CONSTRUCTED IN ACCORDANCE WITH PLANS, DRAWINGS, DESIGNS AND SPECIFICATIONS THAT HAVE FIRST BEEN APPROVED BY THE MERRIFIELD LIVING DESIGN REVIEW COMMITTEE IN ACCORDANCE WITH THE "MERRIFIELD LIVING DESIGN GUIDELINES" AS AMENDED FROM TIME TO TIME.
- SUBDIVIDE OR CAUSE TO SUBDIVIDE OR ALLOW TO BE SUBDIVIDED THE BURDENED LAND.
- BUILD OR PERMIT TO BE BUILT OR REMAIN ON THE LOT MORE THAN ONE DWELLING.

THIS RESTRICTION SHALL CEASE TO HAVE EFFECT TWENTY YEARS AFTER THE DATE OF REGISTRATION OF THIS PLAN OF SUBDIVISION.

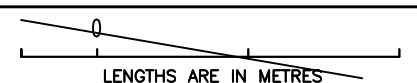
**MERRIFIELD – 39**

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SCALE



DATE 08/01/20  
VERSION L

REFERENCE 29005393  
DRAWING 2900539AL

ORIGINAL SHEET SIZE A3

SHEET 6

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Surveyor's Plan Version (L),  
14/01/2020, SPEAR Ref: S124339V

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04/03/2020,  
SPEAR Ref: S124339V

# PLAN OF SUBDIVISION

# PS 818607A

## CREATION OF RESTRICTION B

UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS CREATED

### DESCRIPTION OF RESTRICTION

TABLE OF LAND BURDENED AND LAND BENEFITED

BURDENED LOTS SUBJECT TO THE SMALL LOT HOUSING CODE	BENEFITING LOTS ON THIS PLAN
3914	3913, 3915, 3924, 3925
3915	3912, 3913, 3914, 3916
3916	3912, 3913, 3915, 3917
3917	3912, 3913, 3916, 3918
3918	3912, 3913, 3917, 3919
3919	3912, 3913, 3918, 3920
3920	3912, 3913, 3919, 3921

BURDENED LOTS SUBJECT TO THE SMALL LOT HOUSING CODE	BENEFITING LOTS ON THIS PLAN
3921	3912, 3913, 3920, 3922
3922	3912, 3913, 3921, 3923
3923	3912, 3913, 3922, 3970
3937	3936, 3938, 3940, 3951
3938	3936, 3937, 3939, 3940
3970	3908, 3909, 3912, 3923

THE REGISTERED PROPRIETOR OR PROPRIETORS FOR THE TIME BEING FOR 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:

1. THE 'SMALL LOT HOUSING CODE (TYPE A)' UNLESS IN ACCORDANCE WITH A PERMIT GRANTED TO CONSTRUCT A DWELLING ON THE LOT;
2. THE PLANS, DRAWING DESIGNS AND SPECIFICATIONS THAT HAVE FIRST BEEN APPROVED BY THE MERRIFIELD DESIGN REVIEW COMMITTEE IN ACCORDANCE WITH THE "MERRIFIELD LIVING DESIGN GUIDELINES" AS AMENDED FROM TIME TO TIME.

THE RESTRICTION SHALL CEASE TO HAVE EFFECT AFTER THE ISSUE OF THE CERTIFICATE OF OCCUPANCY FOR THE WHOLE OF THE DWELLING ON THE LOT.

## CREATION OF RESTRICTION C

UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS CREATED

### DESCRIPTION OF RESTRICTION

TABLE OF LAND BURDENED AND LAND BENEFITED

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3901	3902, 3903, 3904, 3905
3902	3901, 3903, 3904, 3905
3913	3912, 3914, 3915, 3916
3914	3913, 3915, 3924, 3925
3915	3912, 3913, 3914, 3916
3916	3912, 3913, 3915, 3917
3917	3912, 3913, 3916, 3918
3918	3912, 3913, 3917, 3919
3919	3912, 3913, 3918, 3920
3920	3912, 3913, 3919, 3921

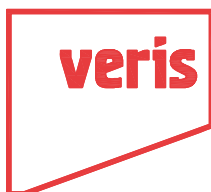
BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
3921	3912, 3913, 3920, 3922
3922	3912, 3913, 3921, 3923
3923	3912, 3913, 3922, 3970
3945	3944, 3946, 3947, 3948
3946	3944, 3945, 3947, 3948
3947	3944, 3945, 3948, 3969
3962	3959, 3961, 3963, 3964, 3965
3963	3961, 3962, 3964, 3965
3970	3908, 3909, 3912, 3923

THE REGISTERED PROPRIETOR OR PROPRIETORS FOR THE TIME BEING OF ANY BURDENED LOT ON THIS PLAN MUST NOT BUILD OR PERMIT TO BE BUILT OR REMAIN ON THE LOT A SINGLE STOREY DWELLING.

MERRIFIELD - 39

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LICENSED SURVEYOR GEOFFREY JAMES TURNER

DATE 08/01/20  
VERSION L

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14/01/2020, SPEAR Ref: S124339V

SCALE



ORIGINAL SHEET SIZE A3

SHEET 7

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