

# PLAN OF SUBDIVISION

## EDITION

## PS 905697L

### LOCATION OF LAND

**PARISH:** MICKLEHAM

**TOWNSHIP:** -

**SECTION:** -

**CROWN ALLOTMENT:** -

**CROWN PORTION:** 25, 26 & 28 (PARTS)

**TITLE REFERENCE:** VOL FOL

**LAST PLAN REFERENCE:** LOT P ON PS905668T

**POSTAL ADDRESS:** (at time of subdivision) DONNYBROOK ROAD MICKLEHAM 3064

**MGA 94 CO-ORDINATES:** (approx. centre of land in plan) E 315 050 N 5 845 400 **ZONE:** 55

Council Name: Hume City Council

Council Reference Number: S009871  
 Planning Permit Reference: P21549  
 SPEAR Reference Number: S193022C

#### Certification

This plan is certified under section 11 (7) of the Subdivision Act 1988  
 Date of original certification under section 6 of the Subdivision Act 1988: 16/12/2022

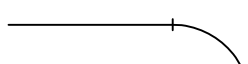
Public Open Space

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

Digitally signed by: Katrina Toogood for Hume City Council on 17/05/2023

### VESTING OF ROADS AND/OR RESERVES

### NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON	STAGING	NOTATIONS
ROAD R1 RESERVE No.1 RESERVE No.2	HUME CITY COUNCIL HUME CITY COUNCIL JEMENA ELECTRICITY NETWORKS (VIC) LTD	<b>THIS IS NOT A STAGED SUBDIVISION</b> PLANNING PERMIT NO. P21549	<b>THIS PLAN IS / IS NOT BASED ON SURVEY</b> VIDE BP3204G THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS NO(S) IN PROCLAIMED SURVEY AREA NO. 74 11, 21, 222 & 289 (MICKLEHAM) 4, 5, 39 & 70 (KALKALLO)
		<b>DEPTH LIMITATION</b> DOES NOT APPLY	
		LAND SUBDIVIDED (EXCLUDING LOT Q) -3.328ha	
		LOTS 1 TO 5300 & A TO P (ALL INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.	
		EASEMENTS E-1, E-4 TO E-7 (BOTH INCLUSIVE), E-9, E-12, E-17, E-19, E-29 & E-30 HAVE BEEN OMITTED FROM THIS PLAN.	
		TANGENT POINTS ARE SHOWN THUS:	
<b>OTHER PURPOSE OF PLAN</b>			
TO REMOVE THAT PART OF DRAINAGE AND SEWERAGE EASEMENT E-35 ON PS905617M NOW CONTAINED IN COOLANGATTA DRIVE AND LANGRIDGE WAY ON THIS PLAN.			
<b>GROUND FOR REMOVAL OF EASEMENTS</b>			
BY AGREEMENT OF ALL INTERESTED PARTIES PURSUANT TO SECTION 6(1)(k)(iv) OF THE SUBDIVISION ACT 1988.			

### 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
		SEE	SHEET 2	

**MERRIFIELD - 53**

**61 LOTS AND BALANCE LOT Q**

**LICENSED SURVEYOR GREGORY STUART WILLIAMS**

**DATE** 11/05/23 **REFERENCE** 329005-ST53  
**VERSION** E **DRAWING** 329005-ST53-AE

**ORIGINAL SHEET SIZE A3**

**SHEET 1 OF 10 SHEETS**

Digitally signed by: Gregory S Williams, Licensed Surveyor, Surveyor's Plan Version (E), 11/05/2023, SPEAR Ref: S193022C



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# PLAN OF SUBDIVISION

# PS 905697L

## 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-2	DRAINAGE	SEE DIAG	AR183960X	HUME CITY COUNCIL
E-3	DRAINAGE	SEE DIAG	THIS PLAN	HUME CITY COUNCIL
E-8	DRAINAGE	SEE DIAG	PS845592H	HUME CITY COUNCIL
E-10	DRAINAGE	SEE DIAG	PS845645N	HUME CITY COUNCIL
E-11	SEWERAGE	SEE DIAG	PS845645N	YARRA VALLEY WATER CORPORATION
E-13	SEWERAGE	SEE DIAG	PS845592H	YARRA VALLEY WATER CORPORATION
E-14 E-14	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS845592H PS845592H	HUME CITY COUNCIL YARRA VALLEY WATER CORPORATION
E-15	DRAINAGE	SEE DIAG	PS835648N	HUME CITY COUNCIL
E-16	SEWERAGE	SEE DIAG	PS835648N	YARRA VALLEY WATER CORPORATION
E-18	DRAINAGE	SEE DIAG	PS845672K	HUME CITY COUNCIL
E-20	DRAINAGE	SEE DIAG	THIS PLAN	HUME CITY COUNCIL
E-21	DRAINAGE	SEE DIAG	PS845672K	MELBOURNE WATER CORPORATION
E-22	TRANSMISSION OF ELECTRICITY THROUGH UNDERGROUND CABLE	SEE DIAG	THIS PLAN	JEMENA ELECTRICITY NETWORKS (VIC) LTD
E-23	WATER SUPPLY	SEE DIAG	THIS PLAN	YARRA VALLEY WATER CORPORATION
E-24	DRAINAGE	SEE DIAG	PS900005X	HUME CITY COUNCIL
E-25	DRAINAGE	SEE DIAG	PS900054J	HUME CITY COUNCIL
E-26	SEWERAGE	SEE DIAG	PS900054J	YARRA VALLEY WATER CORPORATION
E-27 E-27	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS900054J PS900054J	HUME CITY COUNCIL YARRA VALLEY WATER CORPORATION
E-28 E-28	DRAINAGE DRAINAGE	SEE DIAG SEE DIAG	PS845645N PS845645N	HUME CITY COUNCIL MELBOURNE WATER CORPORATION
E-31	SEWERAGE	SEE DIAG	THIS PLAN	YARRA VALLEY WATER CORPORATION
E-32 E-32	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS845592H PS900054J	HUME CITY COUNCIL YARRA VALLEY WATER CORPORATION
E-33	DRAINAGE	SEE DIAG	PS905617M	HUME CITY COUNCIL
E-34	SEWERAGE	SEE DIAG	PS905617M	YARRA VALLEY WATER CORPORATION
E-35 E-35	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS905617M PS905617M	HUME CITY COUNCIL YARRA VALLEY WATER CORPORATION

MERRIFIELD - 53

LICENSED SURVEYOR **GREGORY STUART WILLIAMS**



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REFERENCE 329005-ST53

ORIGINAL SHEET SIZE A3

VERSION E

DRAWING 329005-ST53-AE

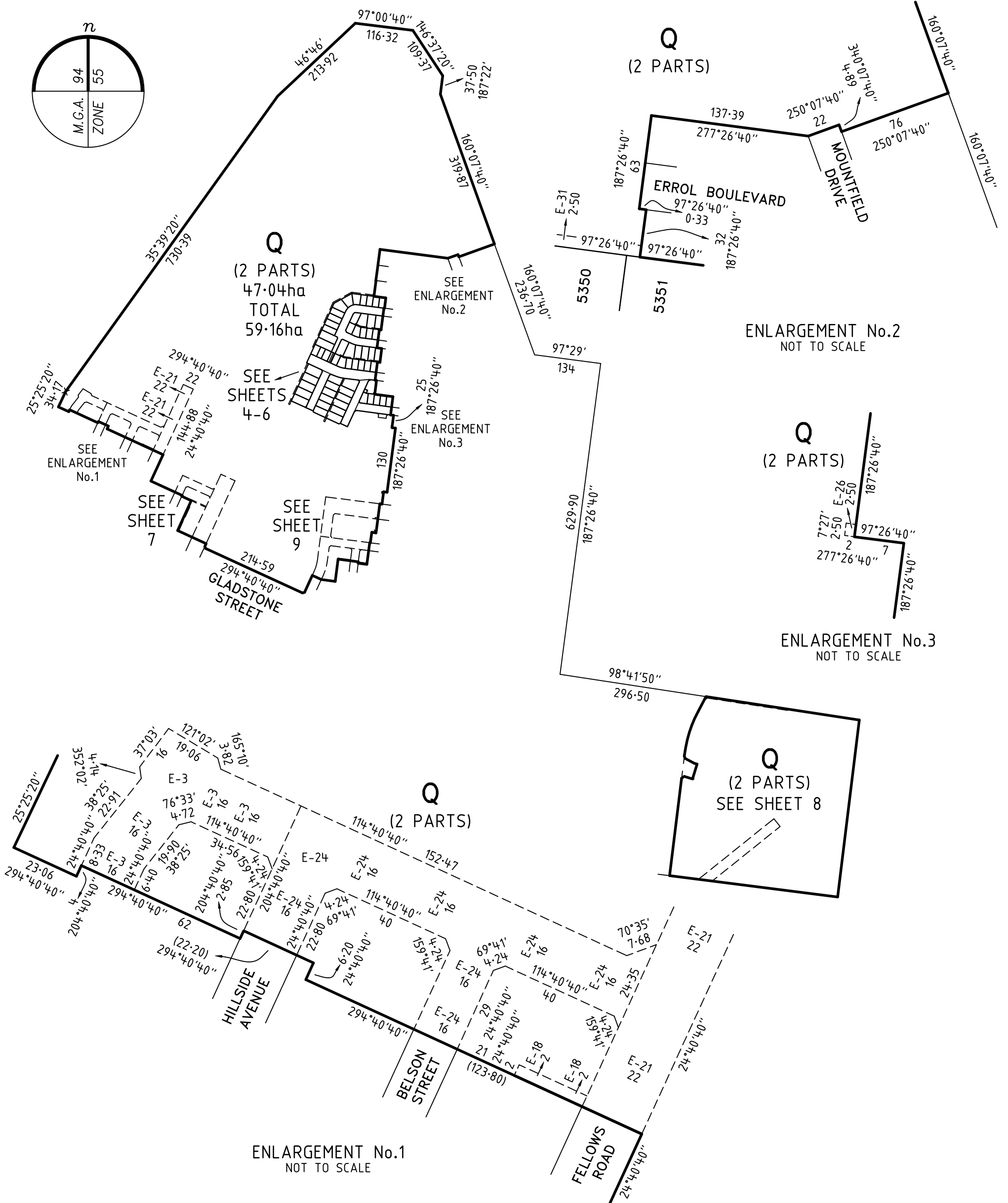
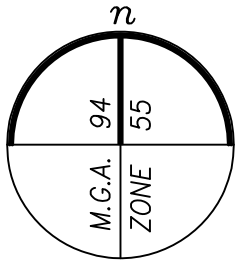
SHEET 2

Digitally signed by: Gregory S Williams, Licensed Surveyor,  
Surveyor's Plan Version (E),  
11/05/2023, SPEAR Ref: S193022C

Digitally signed by:  
Hume City Council,  
17/05/2023,  
SPEAR Ref: S193022C

# PLAN OF SUBDIVISION

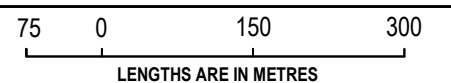
PS 905697L



MERRIFIELD - 53

LICENSED SURVEYOR GREGORY STUART WILLIAMS

SCALE 1:7500



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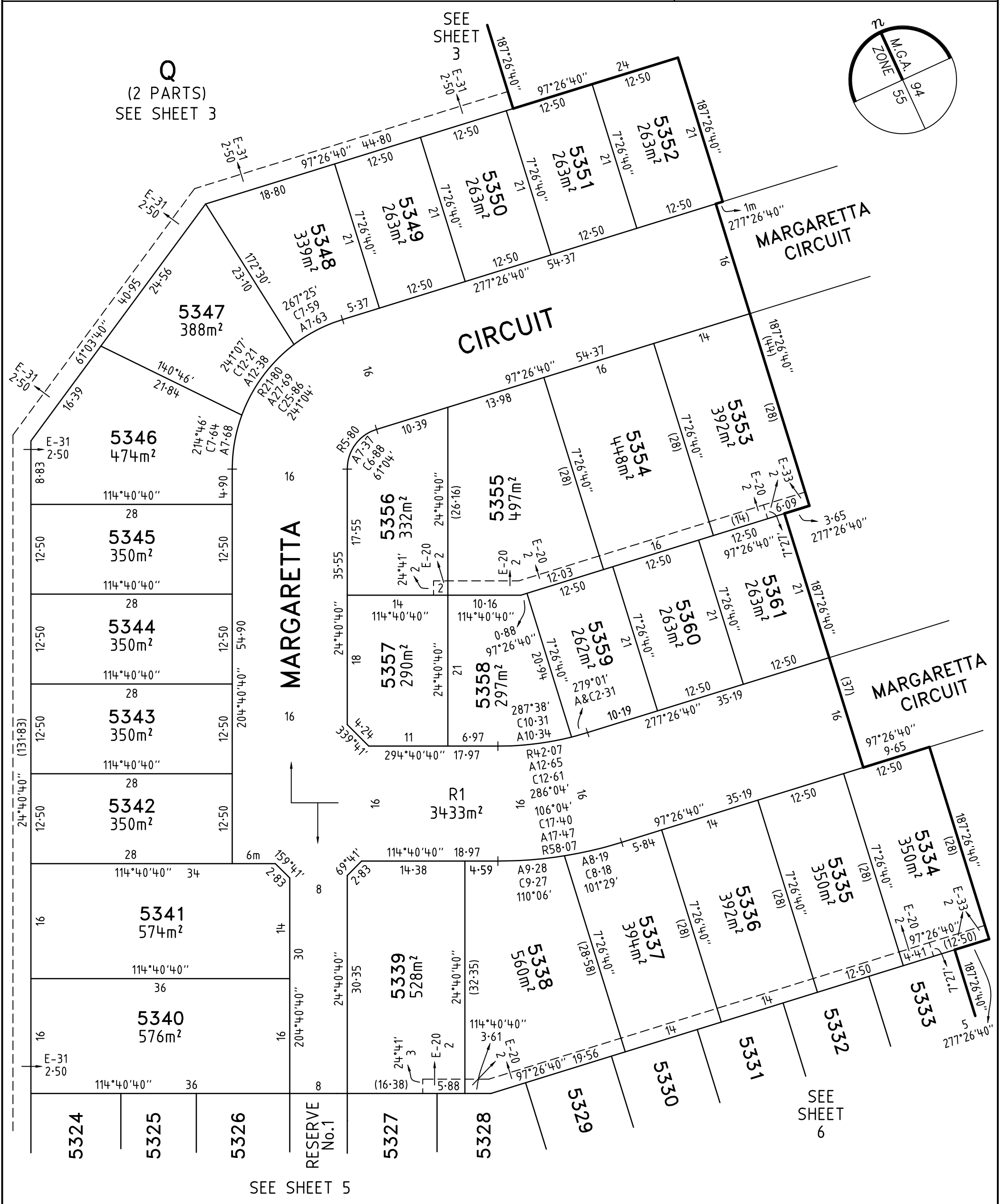
ORIGINAL SHEET SIZE A3  
 SHEET 3

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PS 905697L

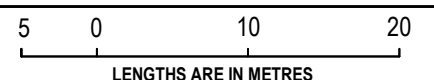


SEE SHEET 5

MERRIFIELD - 53

LICENSED SURVEYOR GREGORY STUART WILLIAMS

SCALE 1:500



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DATE 11/05/23  
VERSION E

REFERENCE 329005-ST53  
DRAWING 329005-ST53-AE

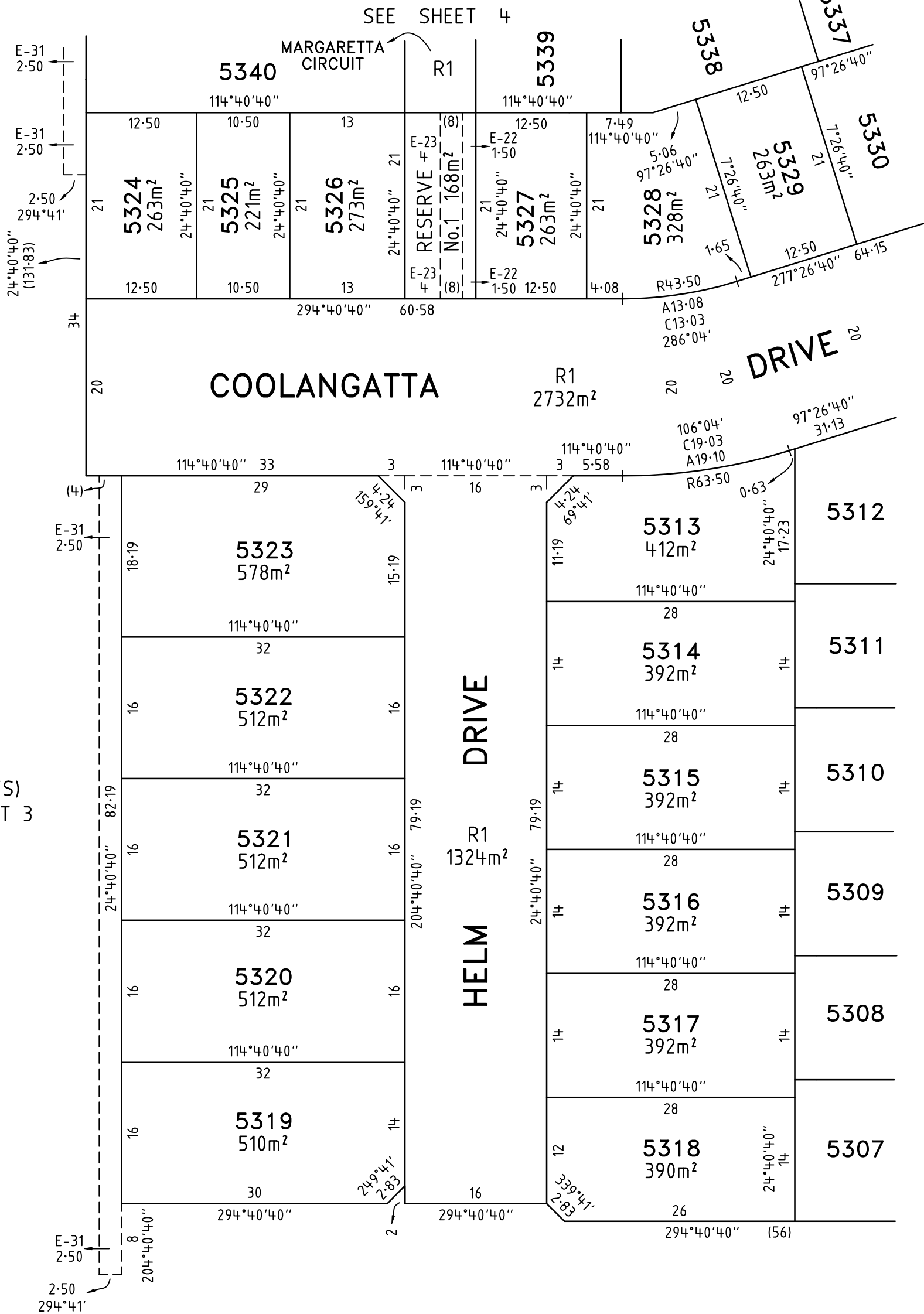
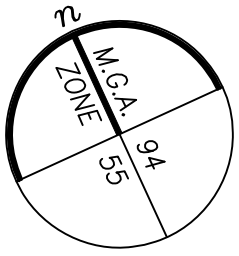
ORIGINAL SHEET SIZE A3  
SHEET 4

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PS 905697L



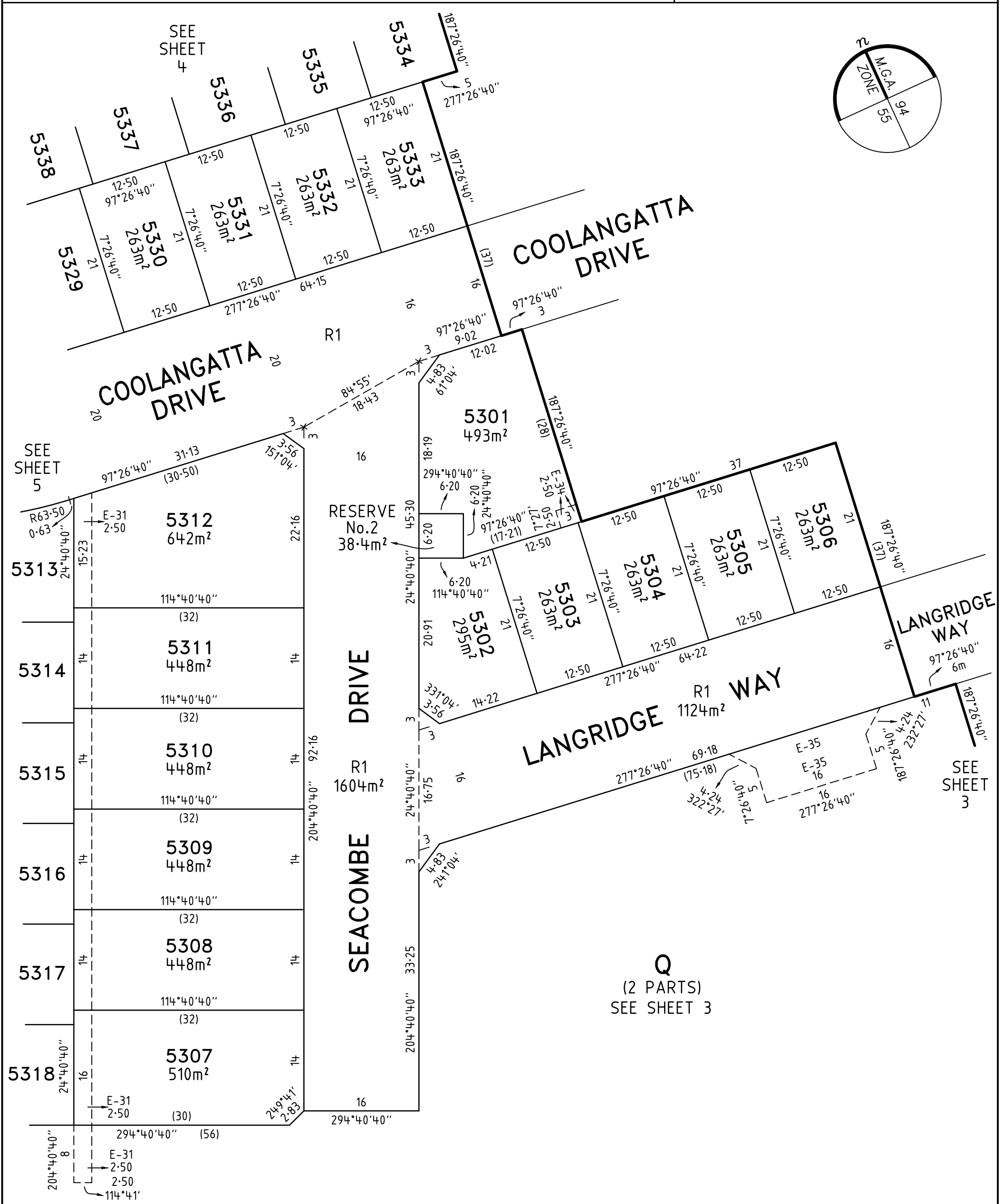
**Q**  
(2 PARTS)  
SEE SHEET 3


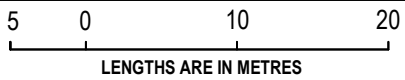
SEE SHEET 6

<b>MERRIFIELD - 53</b>  	<b>LICENSED SURVEYOR GREGORY STUART WILLIAMS</b>		<b>SCALE 1:500</b>	
	<b>DATE 11/05/23</b>	<b>REFERENCE 329005-ST53</b>	<b>ORIGINAL SHEET SIZE A3</b>	
	<b>VERSION E</b>	<b>DRAWING 329005-ST53-AE</b>	<b>SHEET 5</b>	
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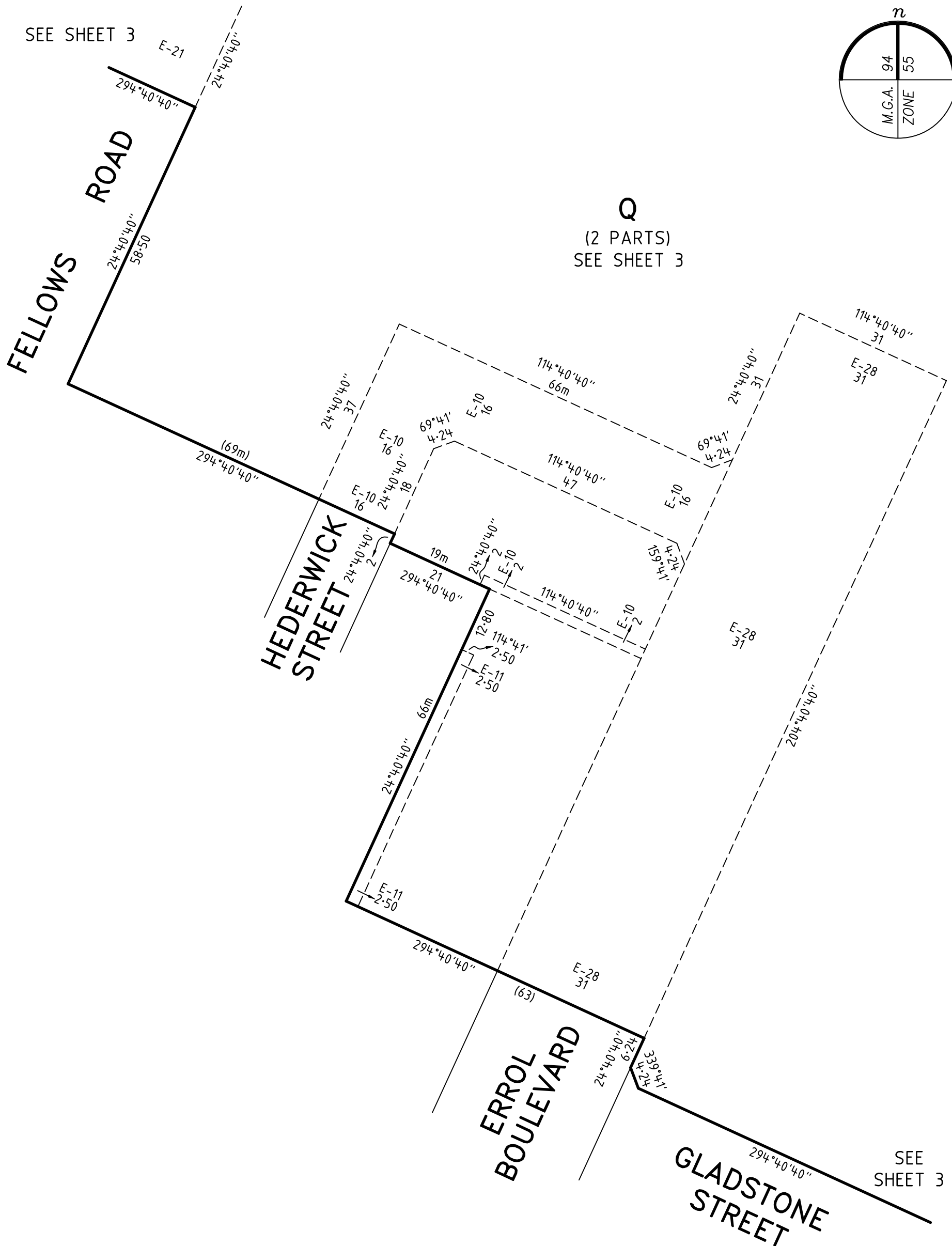
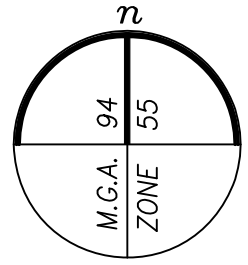


<b>MERRIFIELD - 53</b>  	<b>LICENSED SURVEYOR GREGORY STUART WILLIAMS</b>		<b>SCALE</b> 1:500	
	<b>DATE</b> 11/05/23 <b>REFERENCE</b> 329005-ST53		<b>ORIGINAL SHEET SIZE A3</b>	
	<b>VERSION</b> E <b>DRAWING</b> 329005-ST53-AE		<b>SHEET</b> 6	
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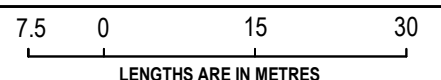
MERRIFIELD - 53



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LICENSED SURVEYOR GREGORY STUART WILLIAMS

SCALE  
1:750



DATE 11/05/23

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ORIGINAL SHEET SIZE A3

VERSION E

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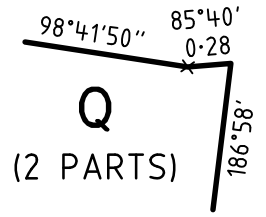
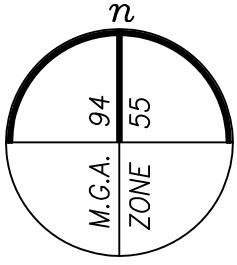
SHEET 7

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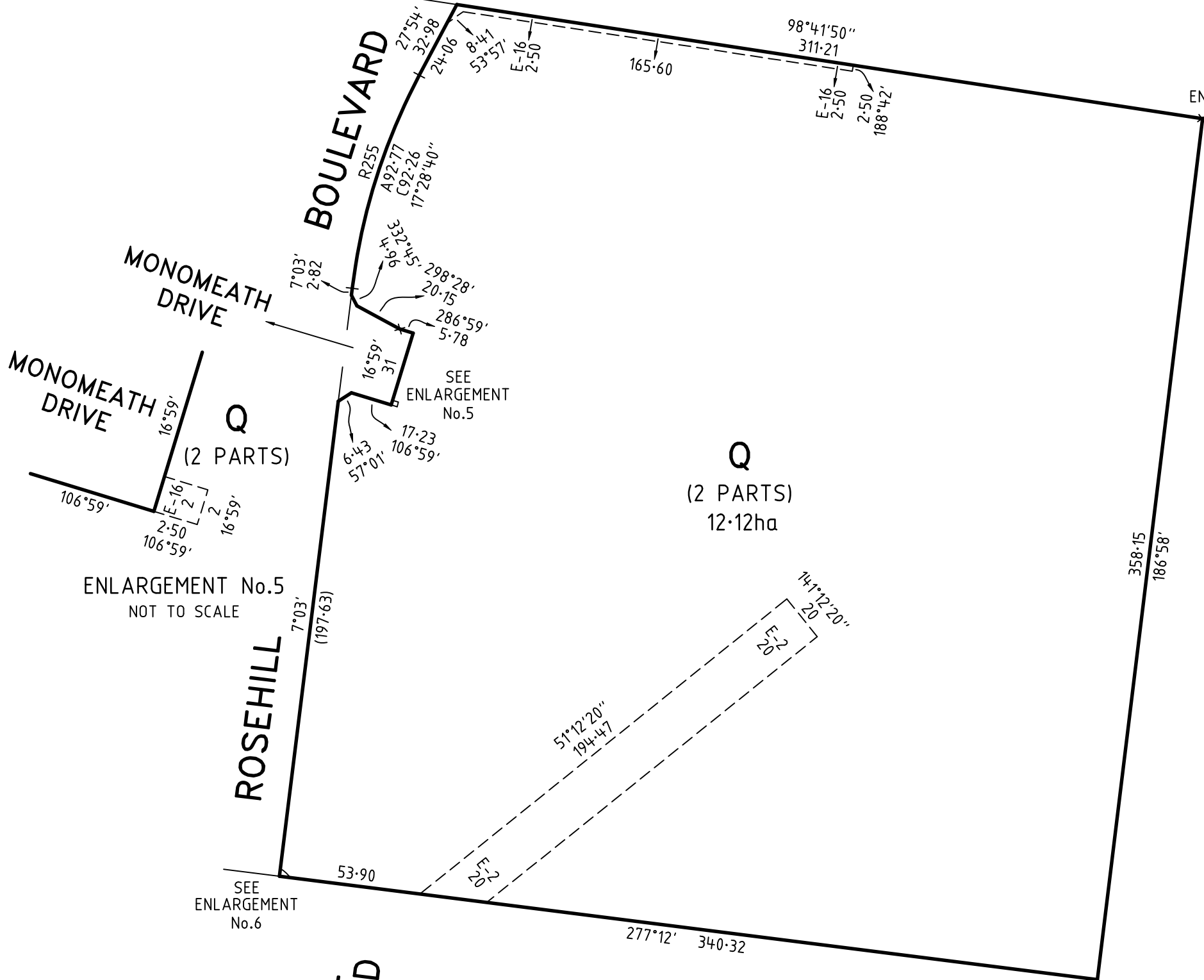
PS 905697L



ENLARGEMENT No.4  
NOT TO SCALE

SEE SHEET 3

SEE ENLARGEMENT No.4



ENLARGEMENT No.5  
NOT TO SCALE

ENLARGEMENT No.6  
NOT TO SCALE

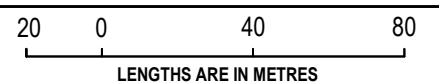
MERRIFIELD - 53



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LICENSED SURVEYOR GREGORY STUART WILLIAMS

SCALE  
1:2000



DATE 11/05/23

REFERENCE 329005-ST53

ORIGINAL SHEET SIZE A3

VERSION E

DRAWING 329005-ST53-AE

SHEET 8

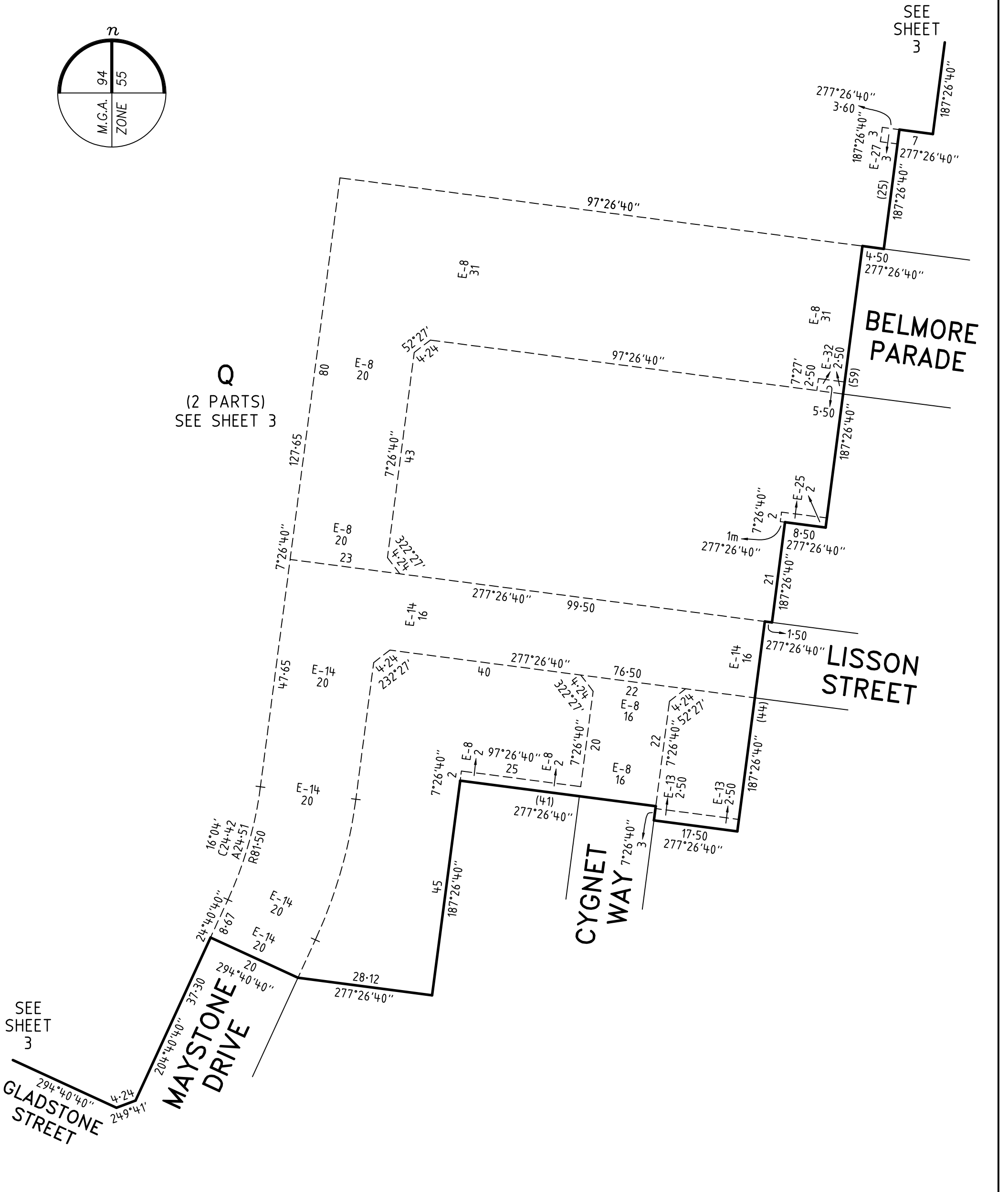
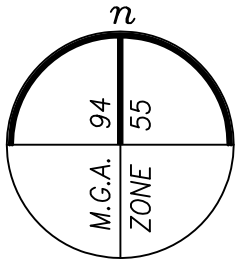
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# PLAN OF SUBDIVISION

PS 905697L



<b>MERRIFIELD - 53</b>  	<b>LICENSED SURVEYOR GREGORY STUART WILLIAMS</b>		<b>SCALE</b> 1:750	
	<b>DATE</b> 11/05/23	<b>REFERENCE</b> 329005-ST53	<b>ORIGINAL SHEET SIZE A3</b>	
	<b>VERSION</b> E	<b>DRAWING</b> 329005-ST53-AE	<b>SHEET</b> 9	
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# PLAN OF SUBDIVISION

# PS 905697L

## 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
5301	5302, 5303, 5304
5307	5308, 5317, 5318
5308	5307, 5309, 5316, 5317
5309	5308, 5310, 5315, 5316
5310	5309, 5311, 5314, 5315
5311	5310, 5312, 5313, 5314
5312	5311, 5313
5313	5311, 5312, 5314
5314	5310, 5311, 5313, 5315
5315	5309, 5310, 5314, 5316
5316	5308, 5309, 5315, 5317
5317	5307, 5308, 5316, 5318
5318	5307, 5317

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
5319	5320
5320	5319, 5321
5321	5320, 5322
5322	5321, 5323
5323	5322
5328	5327, 5329, 5338, 5339
5334	5333, 5335
5335	5332, 5333, 5334, 5336
5336	5331, 5332, 5335, 5337
5337	5330, 5331, 5336, 5338
5338	5328, 5329, 5330, 5337, 5339
5339	5327, 5328, 5338
5340	5324, 5325, 5326, 5341

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
5341	5340, 5342
5342	5341, 5343
5343	5342, 5344
5344	5343, 5345
5345	5344, 5346
5346	5345, 5347
5347	5346, 5348
5348	5347, 5349
5353	5354, 5361
5354	5353, 5355, 5359, 5360, 5361
5355	5354, 5356, 5358, 5359
5356	5355, 5357

### RESTRICTION:

- THE BURDENED LAND CANNOT BE USED EXCEPT IN ACCORDANCE WITH THE PROVISIONS RECORDED IN MCP ..... AND;
- THE REGISTERED PROPRIETOR OF THE BURDENED LOT 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.

EXPIRY DATE: 01/07/2041.

## 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 THE 'SMALL LOT HOUSING CODE (TYPE A)'	BENEFITING LOTS ON THIS PLAN
5302	5301, 5303
5303	5301, 5302, 5304
5304	5301, 5303, 5305
5305	5304, 5306
5306	5305
5324	5325, 5340
5325	5324, 5326, 5340
5326	5325, 5340
5327	5328, 5339
5329	5328, 5330, 5338
5330	5329, 5331, 5337, 5338
5331	5330, 5332, 5336, 5337

BURDENED LOT SUBJECT TO THE 'SMALL LOT HOUSING CODE (TYPE A)'	BENEFITING LOTS ON THIS PLAN
5332	5331, 5333, 5335, 5336
5333	5332, 5334, 5335
5349	5348, 5350
5350	5349, 5351
5351	5350, 5352
5352	5351
5357	5356, 5358
5358	5355, 5357, 5359
5359	5354, 5355, 5358, 5360
5360	5354, 5359, 5361
5361	5353, 5354, 5360

### RESTRICTION:

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:

- THE 'SMALL LOT HOUSING CODE (TYPE A)' UNLESS IN ACCORDANCE WITH A PERMIT GRANTED TO CONSTRUCT A DWELLING ON THE LOT;
- 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.

EXPIRY DATE: 01/07/2026.

MERRIFIELD - 53

**veris**

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LICENSED SURVEYOR **GREGORY STUART WILLIAMS**

SCALE



DATE 11/05/23

REFERENCE 329005-ST53

ORIGINAL SHEET SIZE A3

VERSION E

DRAWING 329005-ST53-AE

SHEET 10

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