

PLAN OF SUBDIVISION

LV USE ONLY
EDITION

PS 839057R

LOCATION OF LAND

PARISH: SHERWOOD
TOWNSHIP: -
SECTION: -
CROWN ALLOTMENT: 21F (Part)
CROWN PORTION: -
TITLE REFERENCE: Vol. Fol.
LAST PLAN REFERENCE: Lot 1 PS827364Y

POSTAL ADDRESS: 45 Craig Road
Junction Village 3977

MGA2020 Co-ordinates
 (of approx centre of land in plan) E 350 050 ZONE: 55
 N 5 777 230

Council Name: Casey City Council

Council Reference Number: SubA00068/20
 Planning Permit Reference: PInA00387/17
 SPEAR Reference Number: S154177E

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 been made and the requirement has not been satisfied at Certification

Digitally signed by: Michele Scarlett for Casey City Council on 02/10/2020

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
Road R-1	City of Casey
Reserve No. 1	City of Casey
Reserve No. 2	City of Casey

Lots 1 to 100 (both inclusive) are omitted from from this plan.

See Sheet 6 for Creation of Restrictions.

Lots 101 to 135 (both inclusive) are affected by MCP AAAAA.

Other Purpose of the Plan:

To remove the easment for 'Drainage' purposes reserved in Transfer A381632.

Grounds for Removal : City of Casey Planning Permit No. PInA00383/17

NOTATIONS

Depth Limitation: Does not apply.

Survey: This plan is ~~is not~~ based on survey.

This survey has been connected to permanent marks no(s)
 In Proclaimed Survey Area No. 52.

Staging: This ~~is~~ is not a staged subdivision.
 Planning Permit No. PInA00387/17

Estate: The Junction

Development No.: 1

No. of Lots: 35

Area: 2.517 ha

Melways: 138 A1

EASEMENT INFORMATION

Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)

Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1 & E-2 E-1	Sewerage Drainage	See Diag. See Diag.	This Plan This Plan	South East Water Corporation City of Casey



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
 PH (03) 9775 4555 www.charltondegg.com.au

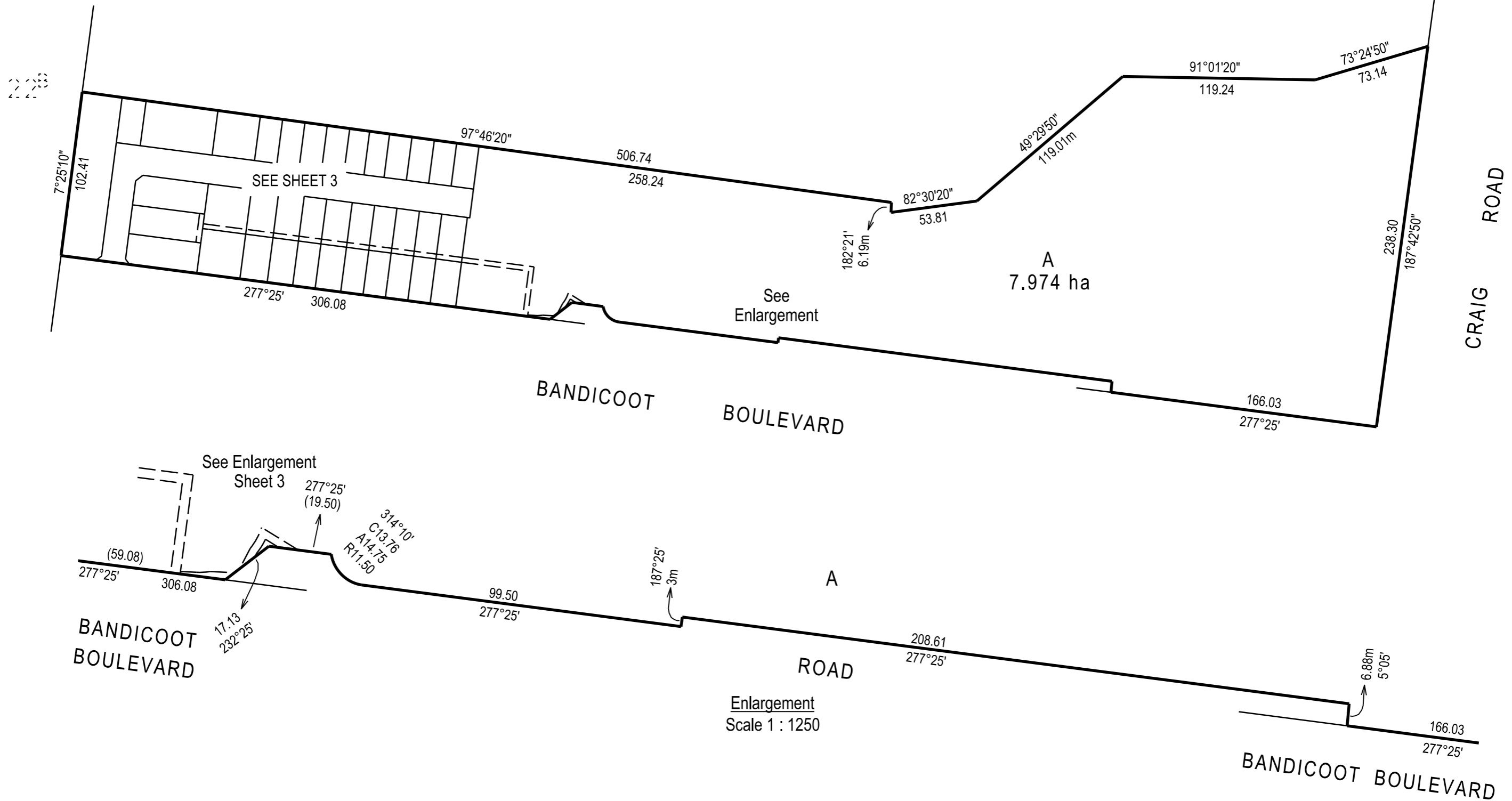
SURVEYORS FILE REF: 1432/Stg 1 VERSION: 6

ORIGINAL SHEET
SIZE: A3

SHEET 1 of 6

Digitally signed by: Michael Neylan Degg, Licensed Surveyor,
 Surveyor's Plan Version (6),
 23/06/2020, SPEAR Ref: S154177E

WARNING - This document is a working document in the SPEAR approval process. It is subject to revision and change and therefore should not be relied on. If you have any questions about this document please contact the person from Charlton Degg who gave you access to SPEAR / this document. SPEAR Ref: S154177E 02/10/2020 09:41 am

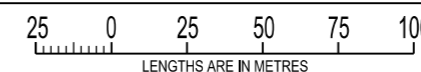


WARNING - This document is a working document in the SPEAR approval process. It is subject to revision and change and therefore should not be relied on. If you have any questions about this document please contact the person from Charlton Degg who gave you access to SPEAR / this document. SPEAR Ref: S154177E 02/10/2020 09:41 am



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
 PH (03) 9775 4555 www.charltondegg.com.au

SCALE
1:2500



ORIGINAL SHEET
SIZE: A3

SHEET 2

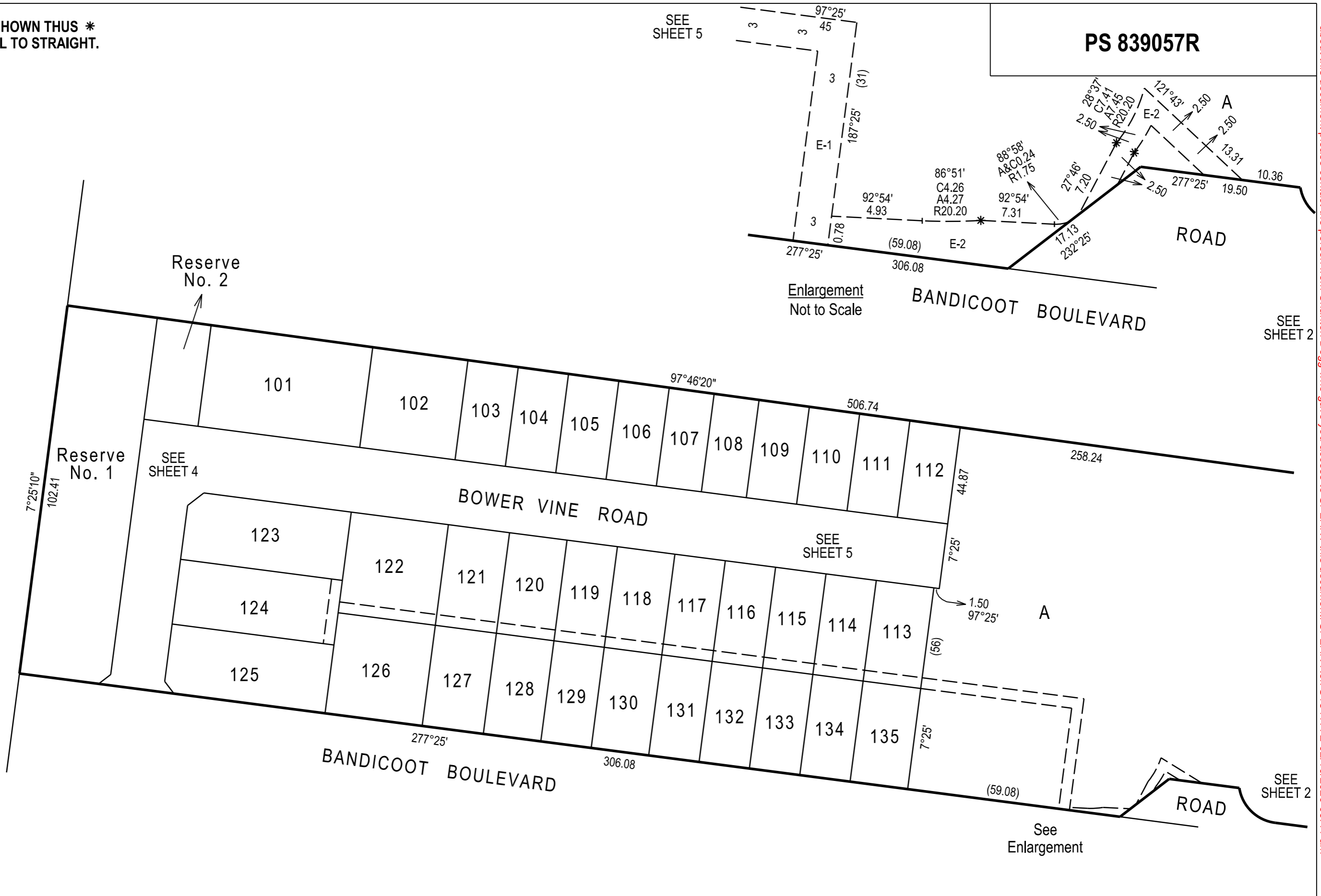
Digitally signed by: Michael Neylan Degg, Licensed Surveyor,
 Surveyor's Plan Version (6),
 23/06/2020, SPEAR Ref: S154177E

Digitally signed by:
 Casey City Council,
 02/10/2020,
 SPEAR Ref: S154177E

NOTE: LOCATION SHOWN THUS * IS NOT TANGENTIAL TO STRAIGHT.

SEE SHEET 5

PS 839057R

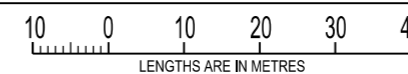


WARNING - This document is a working document in the SPEAR approval process. It is subject to revision and change and therefore should not be relied on. If you have any questions about this document please contact the person from Charlton Degg who gave you access to SPEAR / this document. SPEAR Ref: S154177E 02/10/2020 09:41 am



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
PH (03) 9775 4555 www.charltondegg.com.au

SCALE
1:1000

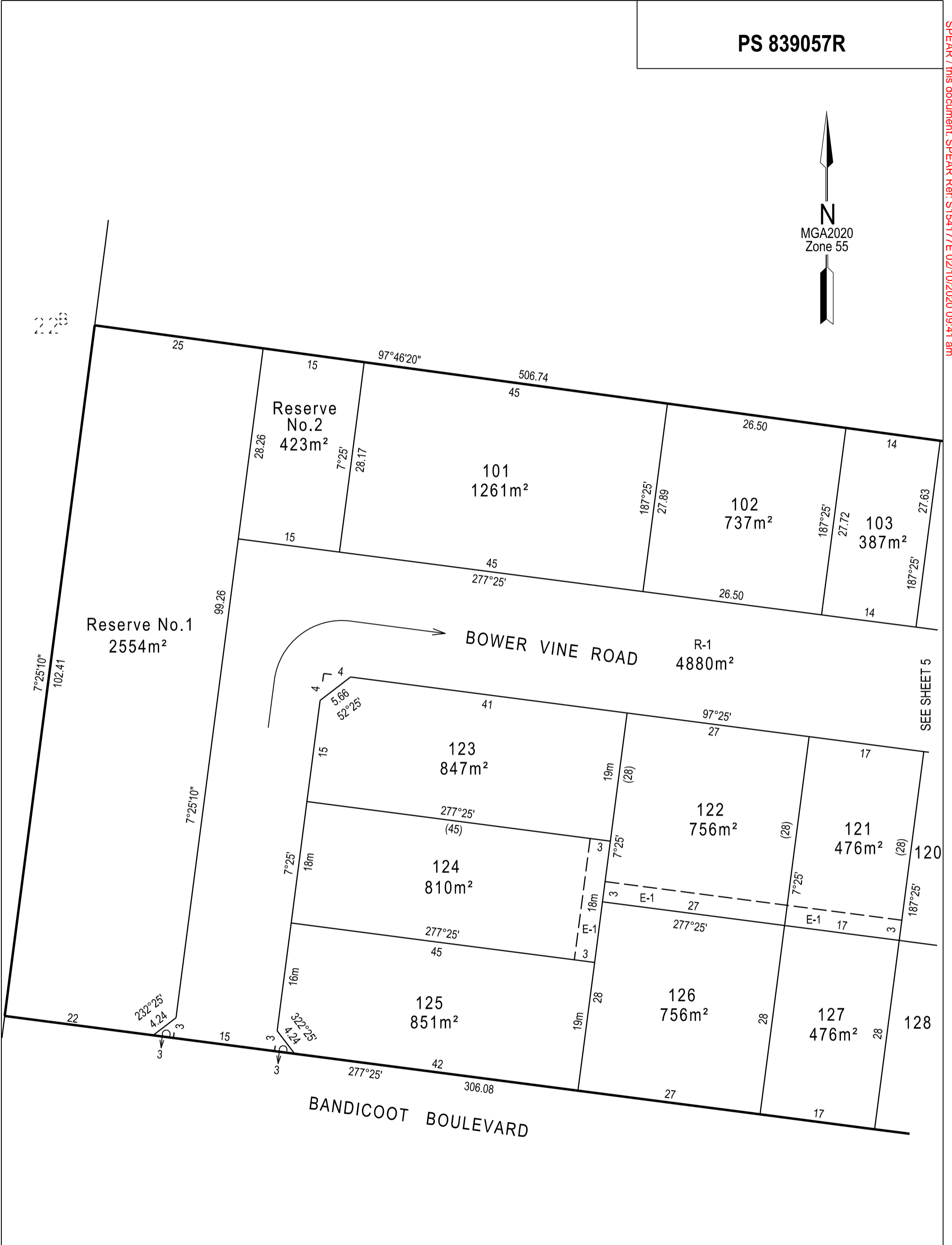


ORIGINAL SHEET
SIZE: A3

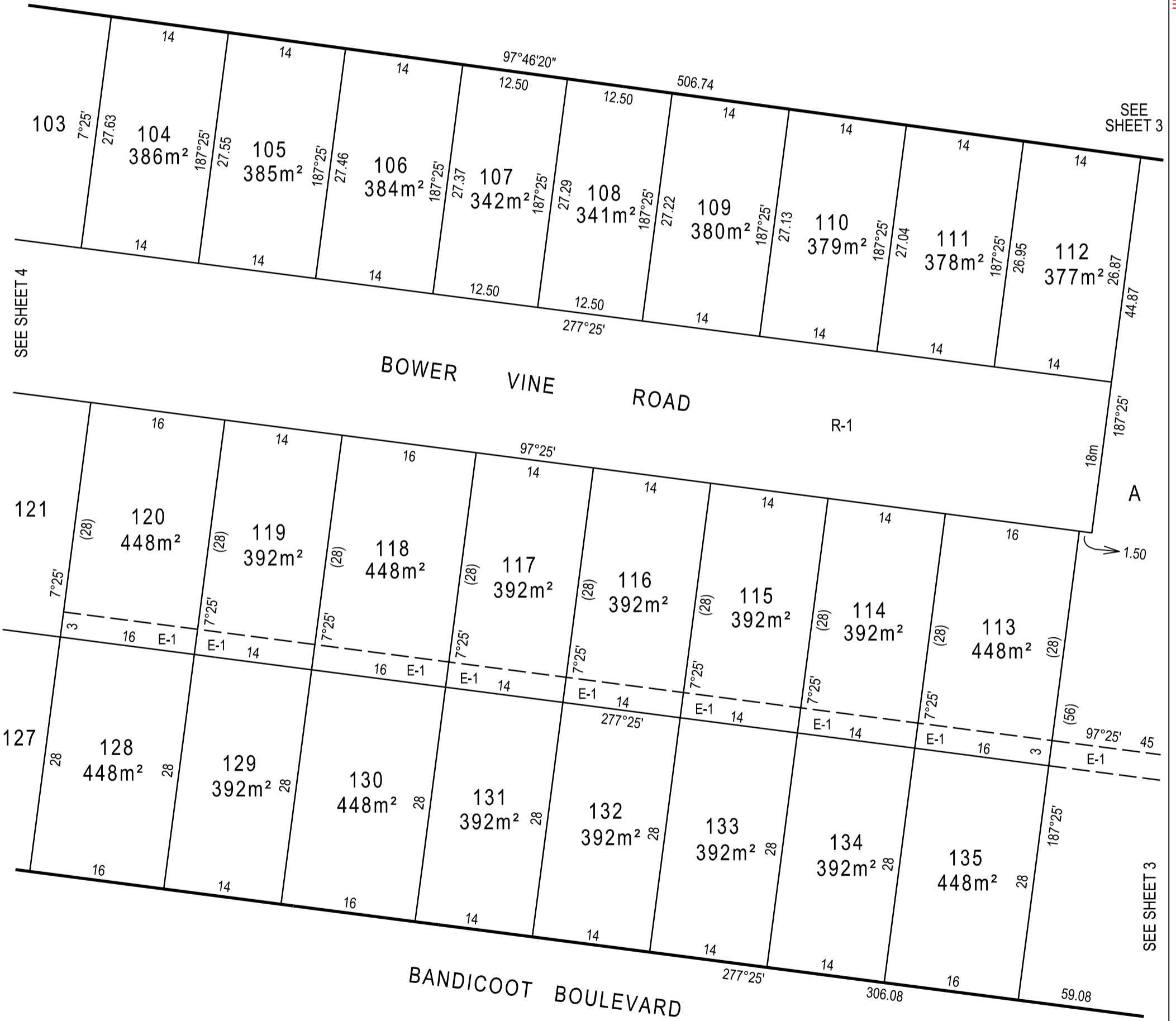
SHEET 3

Digitally signed by: Michael Neylan Degg, Licensed Surveyor,
Surveyor's Plan Version (6),
23/06/2020, SPEAR Ref: S154177E

Digitally signed by:
Casey City Council,
02/10/2020,
SPEAR Ref: S154177E



WARNING - This document is a working document in the SPEAR approval process. It is subject to revision and change and therefore should not be relied on. If you have any questions about this document please contact the person from Charlton Degg who gave you access to SPEAR / this document. SPEAR Ref: S154177E 02/10/2020 09:41 am

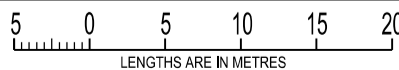


WARNING - This document is a working document in the SPEAR approval process. It is subject to revision and change and therefore should not be relied on. If you have any questions about this document please contact the person from Charlton Degg who gave you access to SPEAR / this document. SPEAR Ref: S154177E 02/10/2020 09:41 am



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
PH (03) 9775 4555 www.charltondegg.com.au

SCALE
1:500



Digitally signed by: Michael Neylan Degg, Licensed Surveyor,
Surveyor's Plan Version (6),
23/06/2020, SPEAR Ref: S154177E

ORIGINAL SHEET
SIZE: A3

SHEET 5

Digitally signed by:
Casey City Council,
02/10/2020,
SPEAR Ref: S154177E

CREATION OF RESTRICTION A**UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS TO BE CREATED.****LAND TO BENEFIT:** Lots 101 to 135 (both inclusive).**LAND TO BURDEN:** Lots 101 to 135 (both inclusive).

The registered proprietor or proprietors for the time being of a burdened lot to which this restriction applies shall not construct, extend or develop any lot or allow the construction, extension or development of any lot other than in accordance with MCP No. AAAAA.

CREATION OF RESTRICTION B**UPON REGISTRATION OF THIS PLAN THE FOLLOWING RESTRICTION IS TO BE CREATED.****LAND TO BENEFIT:** Lots 101 to 135 (both inclusive).**LAND TO BURDEN:** Lots 101 and 123 to 125 (both inclusive).

The registered proprietor or proprietors for the time being of a burdened lot to which this restriction applies shall not construct, extend or develop any lot or allow the construction, extension or development of any dwelling other than a single storey dwelling.



SUITE 1, LEVEL 1, 84 MT ELIZA WAY, MT ELIZA VIC 3930
PH (03) 9775 4555 www.charltondegg.com.au

Digitally signed by: Michael Neylan Degg, Licensed Surveyor,
Surveyor's Plan Version (6),
23/06/2020, SPEAR Ref: S154177E

ORIGINAL SHEET
SIZE: A3

SHEET 6

Digitally signed by:
Casey City Council,
02/10/2020,
SPEAR Ref: S154177E