

PLAN OF SUBDIVISION

UNDER SECTION 22 OF THE SUBDIVISION ACT 1988

EDITION 1

PS807950X

LOCATION OF LAND

PARISH: MARONG
TOWNSHIP: MARONG
SECTION: -
CROWN ALLOTMENT: 4 (PART)
SECTION: 8
CROWN ALLOTMENT: 14 (PART)
CROWN PORTION: -
TITLE REFERENCE: VOL. FOL.

LAST PLAN REFERENCE: LOT F ON PS807936R

POSTAL ADDRESS: HILLS ROAD
(at time of subdivision) MARONG, 3551

MGA CO-ORDINATES: E: 244 750 ZONE: 55
(of approx centre of land N: 5 929 900 GDA 94
in plan)

Council Name: Greater Bendigo City Council

Council Reference Number: SC/880/2014/7
Planning Permit Reference: DS/880/2014
SPEAR Reference Number: S144725H

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: Liz Commadeur for Greater Bendigo City Council on 11/03/2020

VESTING OF ROADS AND/OR RESERVES

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R-1	CITY OF GREATER BENDIGO
ROAD R-2	CITY OF GREATER BENDIGO
RESERVE No. 1	POWERCOR AUSTRALIA LTD

NOTATIONS

LOTS 1 TO 172 HAVE BEEN OMITTED FROM THIS PLAN.

SEE SHEET 5 FOR RESTRICTION AFFECTING LOTS 174 & 197 TO 201.

PARTS OF AN EXISTING GOVERNMENT ROAD HAVE BEEN SHOWN AS FALLS STREET, PEMBROKE DRIVE AND GILFORD STREET ON THIS PLAN.

NOTATIONS

DEPTH LIMITATION: 15.24m APPLIES TO CA14 ONLY

SURVEY: THIS PLAN IS BASED ON SURVEY

THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS NO(S).
PM 35 (MARONG), PM 63 (MARONG) & PM 82 (MARONG)
IN PROCLAIMED SURVEY AREA NO. 113

STAGING: THIS IS NOT A STAGED SUBDIVISION

PLANNING PERMIT No.: DS/880/2014

DISCOVER MARONG 7 (29 LOTS)

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-3	PIPELINES OR ANCILLARY PURPOSES	SEE DIAG.	THIS PLAN - SECTION 136 OF THE WATER ACT 1989	COLIBAN REGION WATER CORPORATION
E-2, E-3	DRAINAGE	SEE DIAG.	THIS PLAN	CITY OF GREATER BENDIGO



188 Breen Street
Golden Square 3555
Phone 03 544 18074
Fax 03 544 43608
info@haddenfarren.com.au

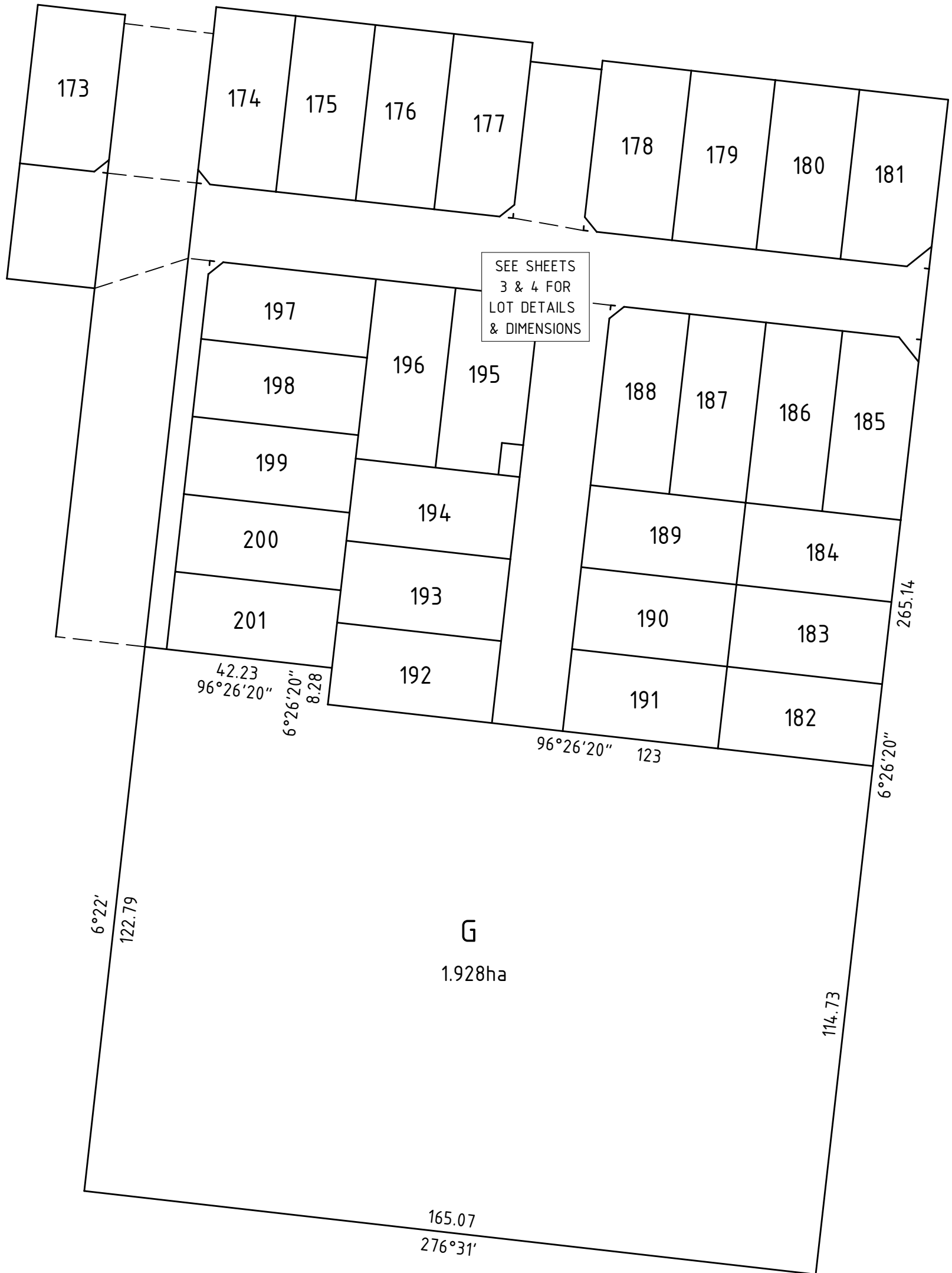
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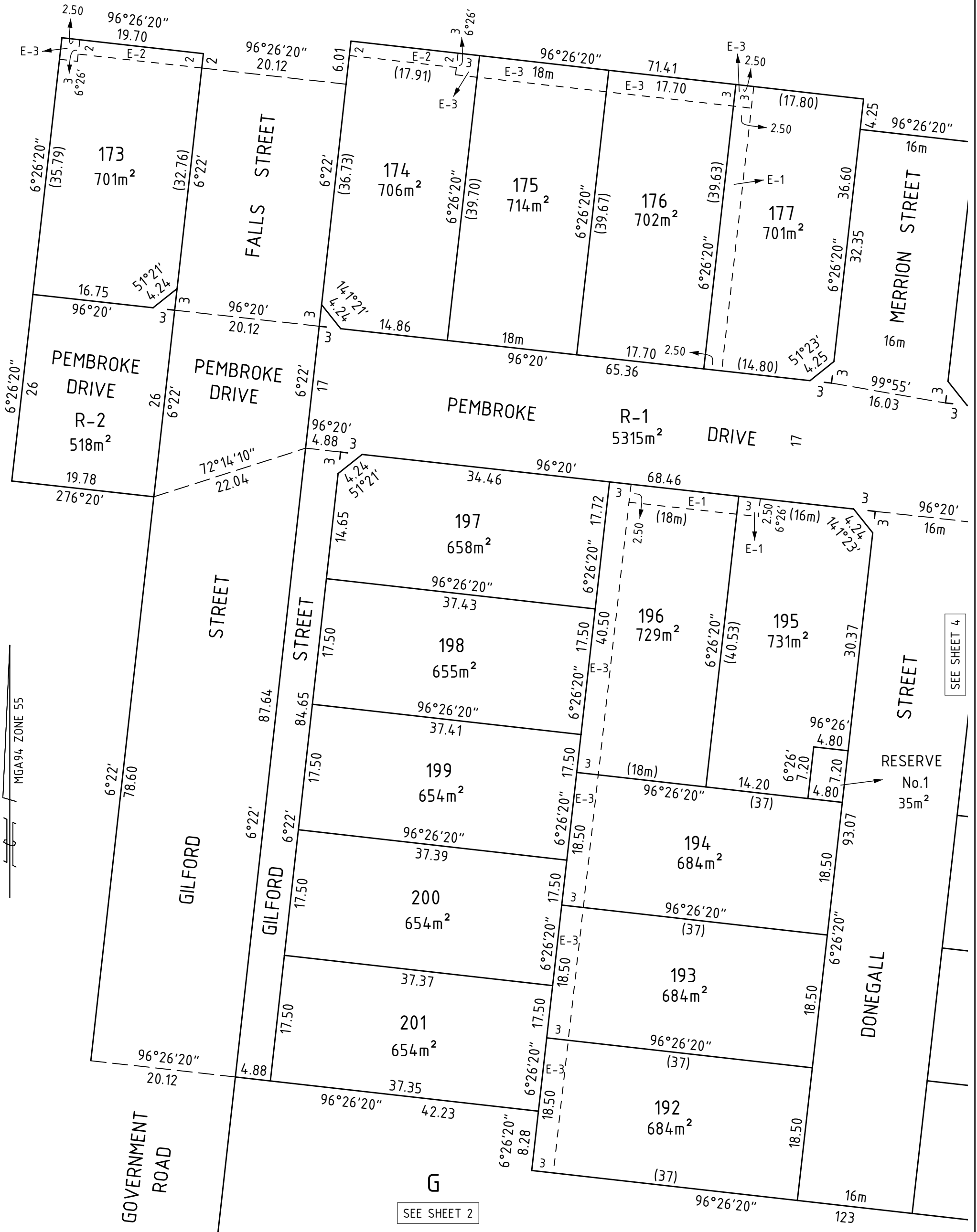
ORIGINAL SHEET
SIZE: A3

SHEET 1 OF 5

Digitally signed by: peter Farren, Licensed Surveyor,
Surveyor's Plan Version (02),
10/03/2020, SPEAR Ref: S144725H

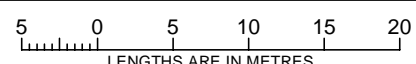
MGA94 ZONE 55





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SCALE
 1:500

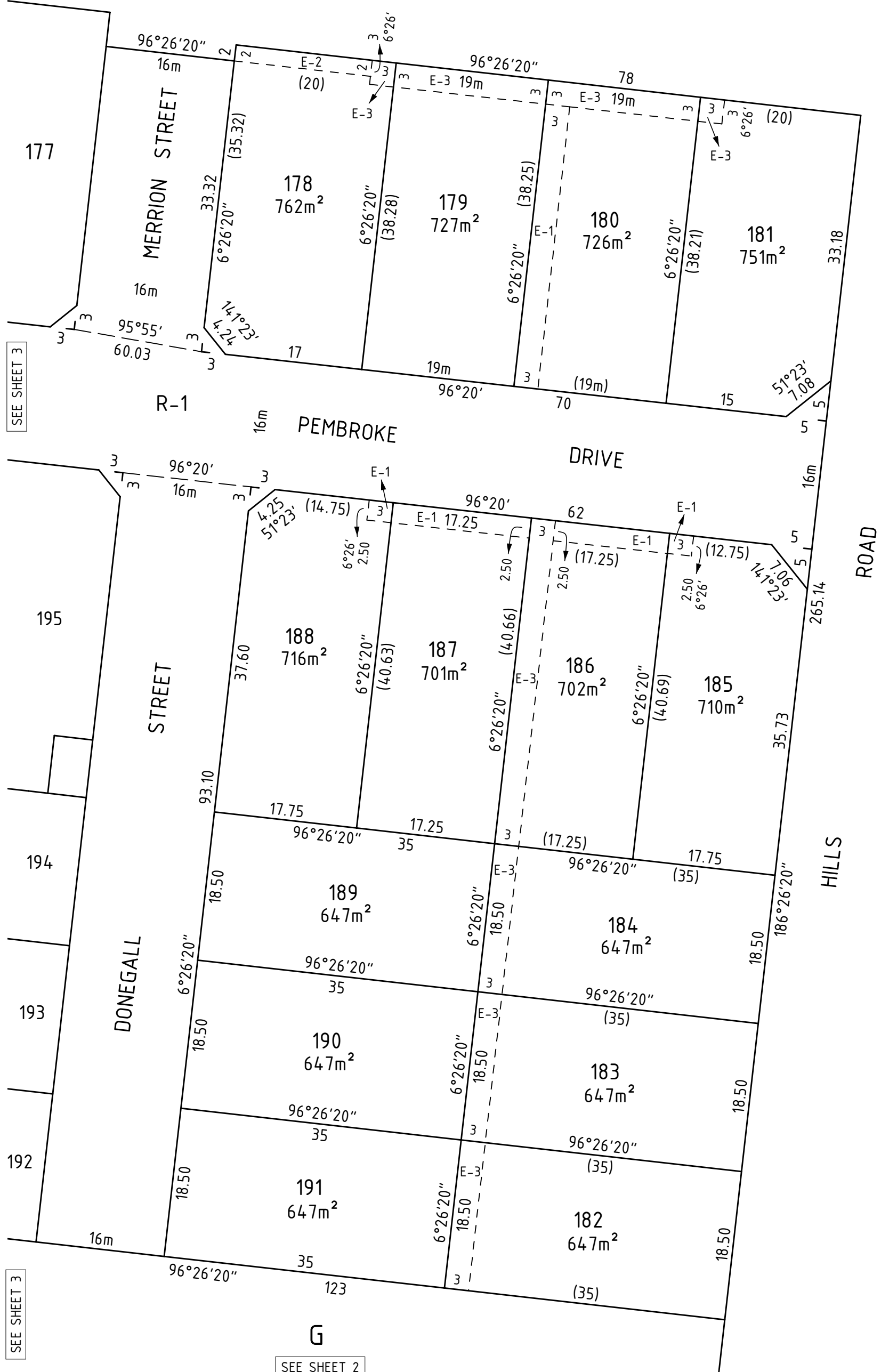


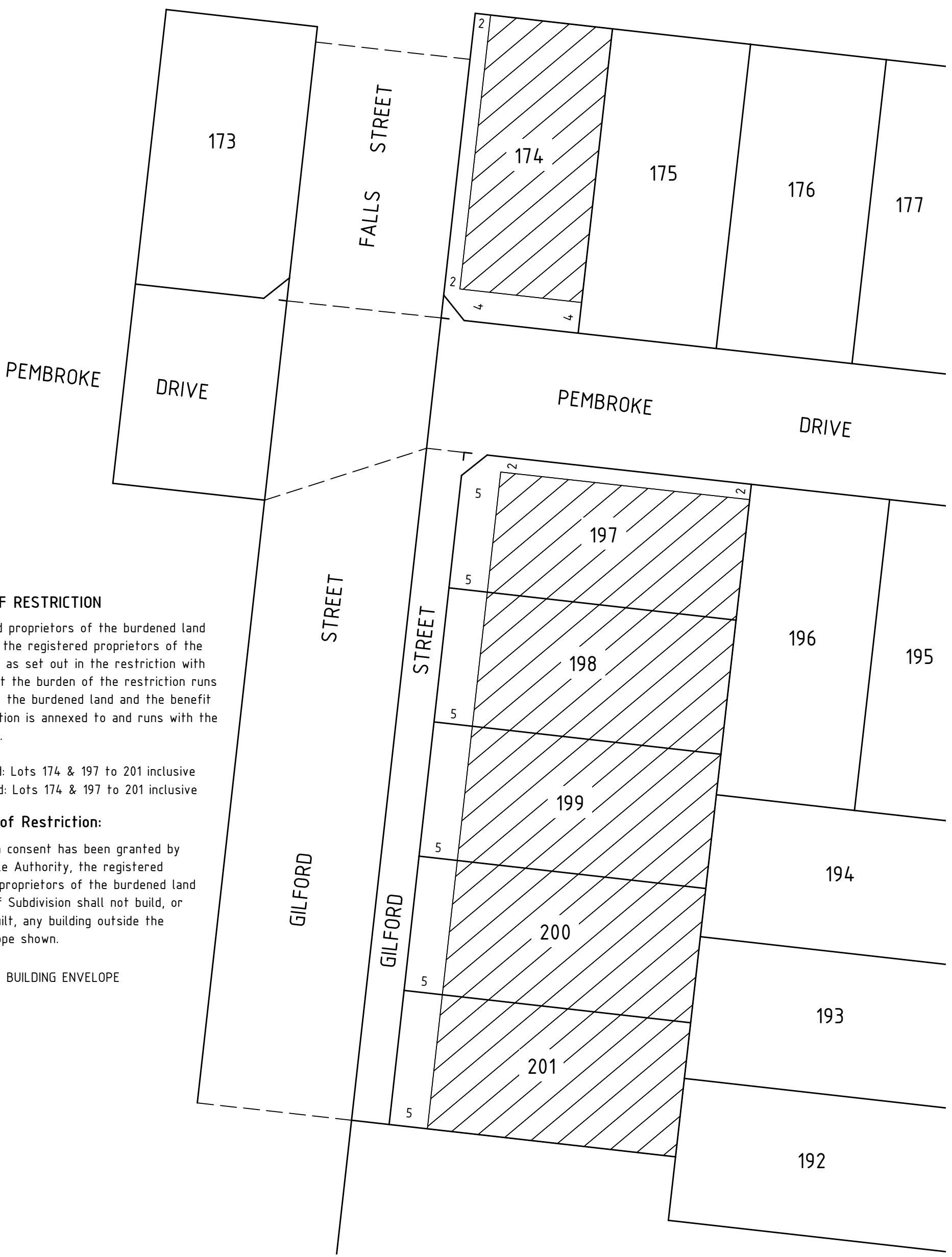
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ORIGINAL SHEET
 SIZE: A3

SHEET 3

Digitally signed by:
 Greater Bendigo City Council,
 11/03/2020,
 SPEAR Ref: S144725H





CREATION OF RESTRICTION

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: Lots 174 & 197 to 201 inclusive
 Benefited Land: Lots 174 & 197 to 201 inclusive

Description of Restriction:

Unless written consent has been granted by the Responsible Authority, the registered proprietor or proprietors of the burdened land on the Plan of Subdivision shall not build, or allow to be built, any building outside the building envelope shown.

 DENOTES BUILDING ENVELOPE