

PLAN OF SUBDIVISION

EDITION 1

PS806957N

LOCATION OF LAND

PARISH: WERRIBEE

TOWNSHIP: -

SECTION: 6

CROWN ALLOTMENT: 1A (PART) & 1B (PART)

SECTION: 9

CROWN ALLOTMENT: A (PART) & B (PART)

TITLE REFERENCE: C/T VOL FOL ...

LAST PLAN REFERENCE: LOT U on PS803965F

POSTAL ADDRESS: 12 HOBBS ROAD
(at time of subdivision) WYNDHAM VALE, VIC 3024MGA94 CO-ORDINATES: E: 291 090 ZONE: 55
(of approx centre of land in plan) N: 5 806 730

Council Name: Wyndham City Council

SPEAR Reference Number: S129451C

VESTING OF ROADS AND/OR RESERVES

Notations

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R-1 RESERVE No. 1	WYNDHAM CITY COUNCIL WYNDHAM CITY COUNCIL

Lots 1 to 1500 and Lots A to U have been omitted from this plan.

Other purpose of this plan

To remove by agreement that part of easement E-2 created in PS 803957E that lies within Gallaxus Avenue and Pennings Road in this plan via section 6 (1)(k) of The Subdivision Act 1988.

NOTATIONS

DEPTH LIMITATION 15.24 metres below the surface applies to the land in CA1B

SURVEY:
This plan is based on survey in PS612204WSTAGING:
This is not a staged subdivision
Planning Permit No. WYP 8800/15This survey has been connected to permanent marks No(s). 6 & WERRIBEE NORTH
In Proclaimed Survey Area No. - TWR MAST

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	DRAINAGE	2	THIS PLAN	WYNDHAM CITY COUNCIL
E-2	DRAINAGE	2	PS 803965F	WYNDHAM CITY COUNCIL
E-3	SEWERAGE	2	PS 803957E	CITY WEST WATER CORPORATION

WYNBROOK ESTATE - STAGE 15 (18 LOTS)

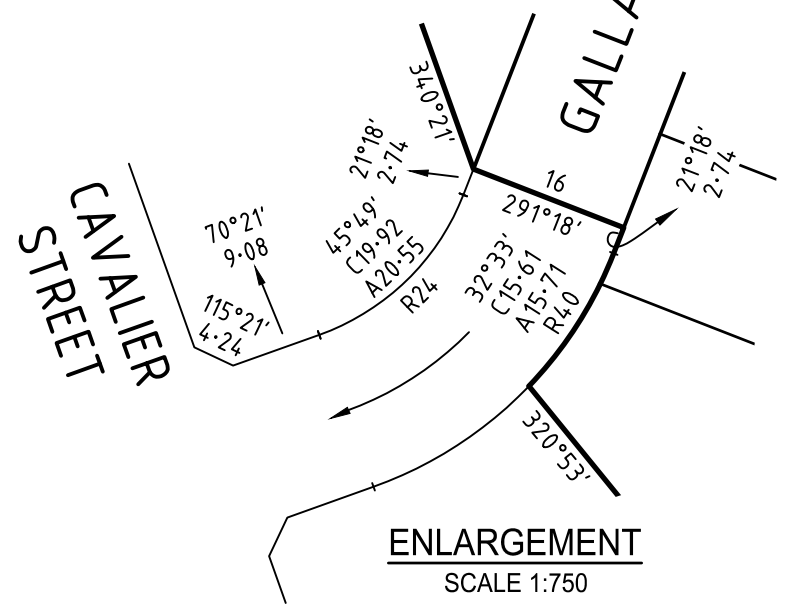
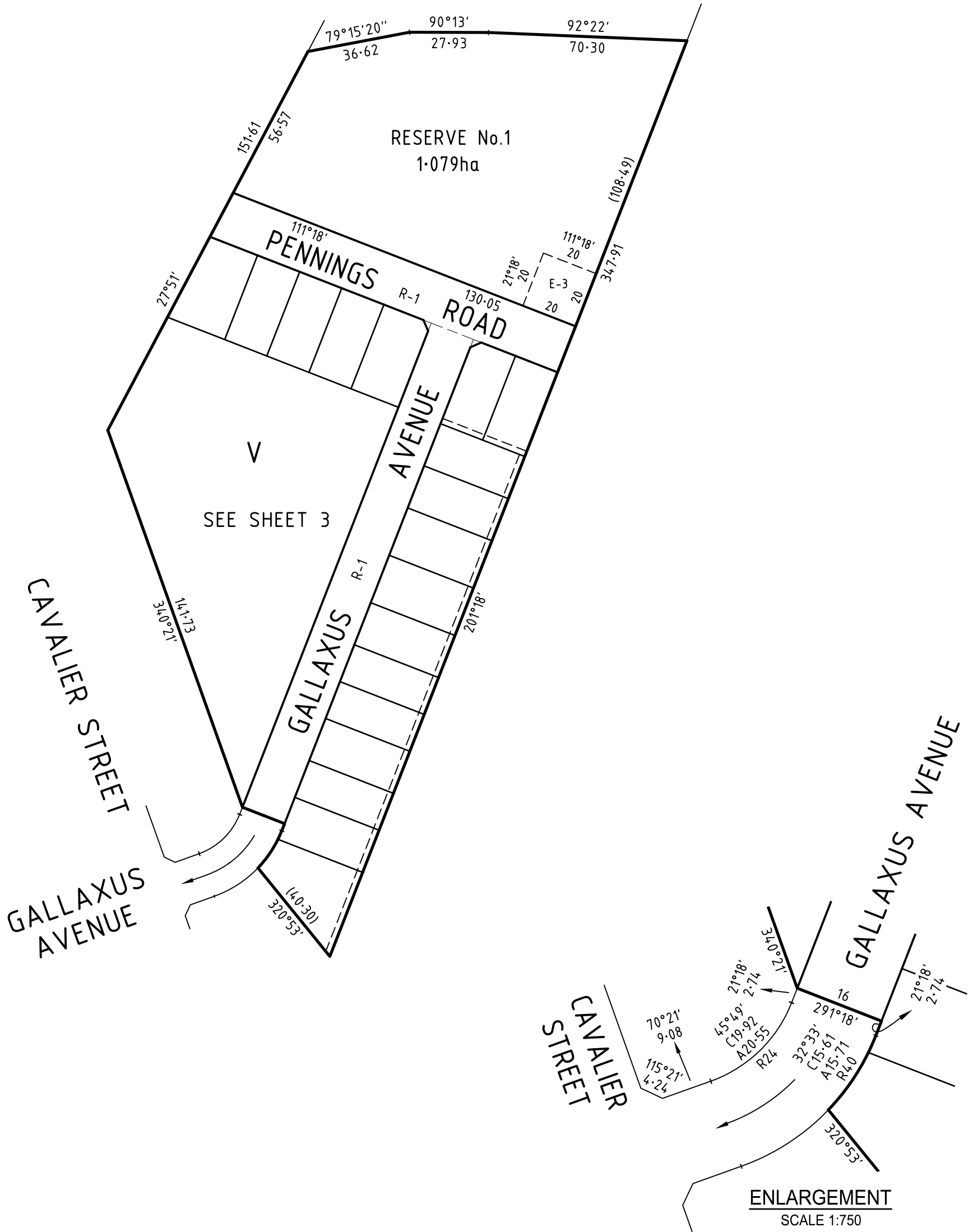
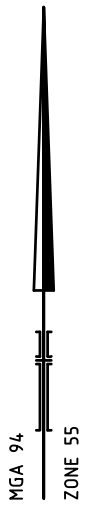
AREA OF STAGE - 2.559ha

414 La Trobe Street
PO Box 16084
Melbourne Vic 8007
T 61 3 9993 7888
spiire.com.au

SURVEYORS FILE REF: 303392SV00

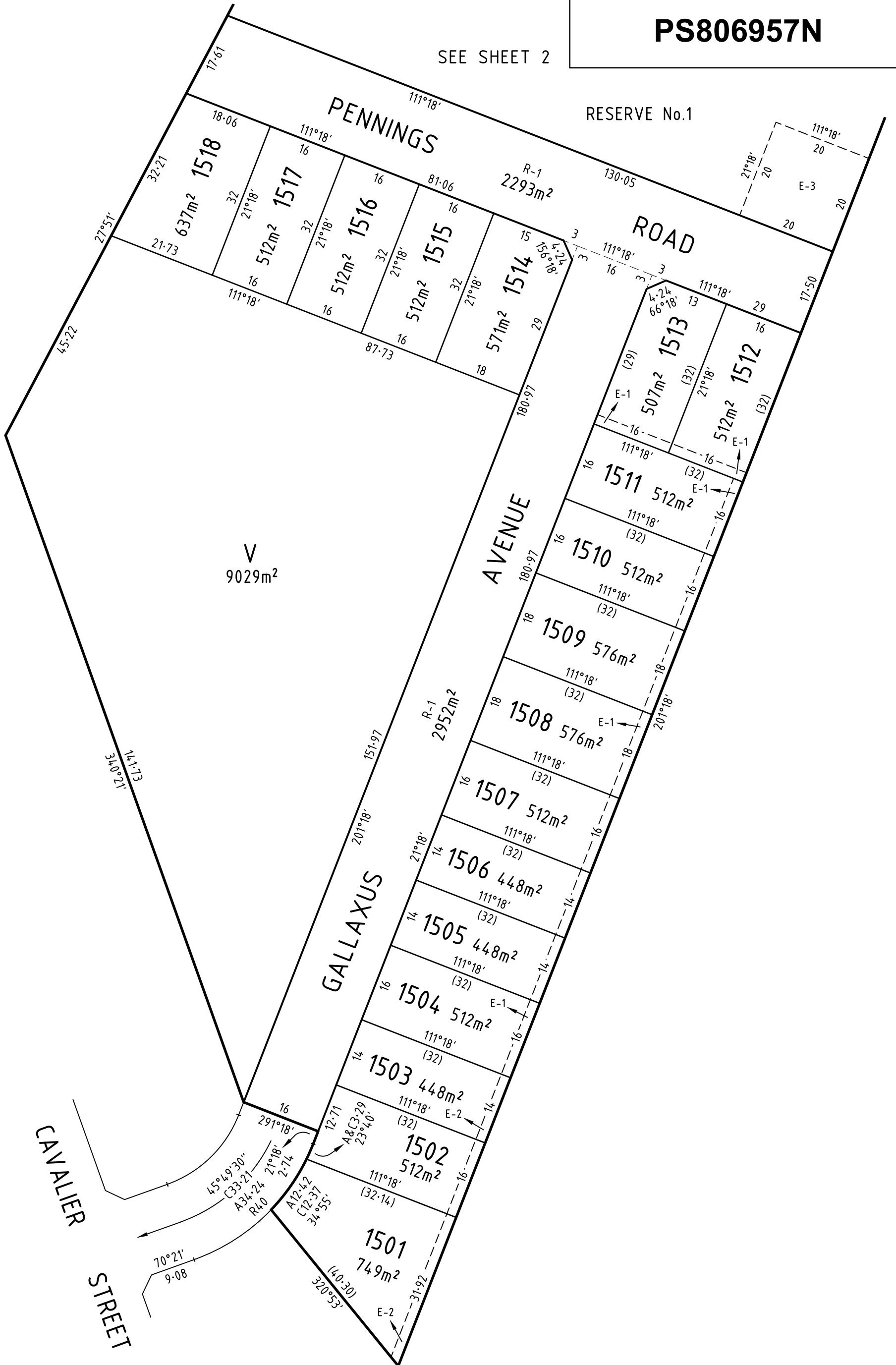
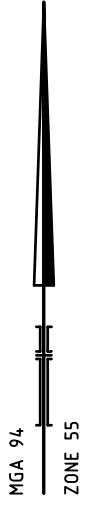
Digitally signed by: Keith Robert Jones, Licensed Surveyor,
Surveyor's Plan Version (5),
30/08/2019, SPEAR Ref: S129451CORIGINAL SHEET
SIZE: A3

SHEET 1 OF 4



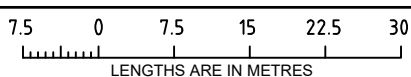
SEE SHEET 2

RESERVE No.1



414 La Trobe Street
 PO Box 16084
 Melbourne Vic 8007
 T 61 3 9993 7888
 spiire.com.au

SCALE
 1: 750



Digitally signed by: Keith Robert Jones, Licensed Surveyor,
 Surveyor's Plan Version (5),
 30/08/2019, SPEAR Ref: S129451C

ORIGINAL SHEET
 SIZE: A3

SHEET 3

CREATION OF RESTRICTION No. 1

The following restriction is to be created upon registration of this plan;

For the purposes of this restriction:

- a) A dwelling means a house

Land to Benefit: Lots 1501 to 1518 (both inclusive) on this plan


Land to be Burdened: Lots 1501 to 1518 (both inclusive) on this plan

Description of Restriction:

The registered proprietor or proprietors for the time being of any lot on this plan to which the following restriction applies shall not:

1. Construct or permit to be constructed more than one dwelling on any burdened lot.
2. Subdivide or allow to be subdivided any burdened lot on this plan.
3. Construct any dwelling or commercial building unless that dwelling or commercial building incorporates dual plumbing for the use of recycled water in toilet flushing and garden watering.

This Restriction shall expire eight years after the date of registration of this plan.

 <p>414 La Trobe Street PO Box 16084 Melbourne Vic 8007 T 61 3 9993 7888 spiire.com.au</p>			ORIGINAL SHEET SIZE: A3	SHEET 4
	Digitally signed by: Keith Robert Jones, Licensed Surveyor, Surveyor's Plan Version (5), 30/08/2019, SPEAR Ref: S129451C			