

PLAN OF SUBDIVISION

EDITION 1

PS 744845S

LOCATION OF LAND

PARISH: WERRIBEE

SECTION: 6

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

SECTION: 9

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

TITLE REFERENCE: C/T VOL FOL ...

LAST PLAN REFERENCE: LOT K on PS 744829Q

POSTAL ADDRESS: 12 HOBBS ROAD

(at time of subdivision) WYNDHAM VALE, VIC. 3024

MGA CO-ORDINATES: E: 290 430 ZONE: 55
(of approx centre of land N: 5 806 150
in plan)

VESTING OF ROADS AND/OR RESERVES

Notations

IDENTIFIER

COUNCIL/BODY/PERSON

ROADS R-1

Wyndham City Council

This is a SPEAR plan.

Lots 1 to 700 and Lots A to K (all inclusive) have been omitted from this plan.

NOTATIONS

DEPTH LIMITATION 15.24 metres below the surface applies to the land in CA 1B

SURVEY:

This plan is based on survey in PS612204W

STAGING:

This is not a staged subdivision
Planning Permit No. WYP7869/14

This survey has been connected to permanent marks No(s). 6 & WERRIBEE NORTH

In Proclaimed Survey Area No. -

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	Sewerage	3	PS 744829Q	City West Water Corporation
E-1	Drainage	3	PS 744829Q	Wyndham City Council
E-2	Sewerage	3	This Plan	City West Water Corporation
E-2	Drainage	3	This Plan	Wyndham City Council
E-3	Drainage	2	This Plan	Wyndham City Council

WYNBROOK ESTATE - STAGE 7 (37 LOTS)

AREA OF STAGE - 2.033ha

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

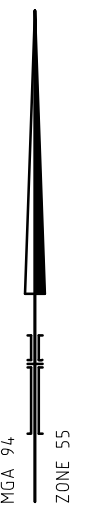
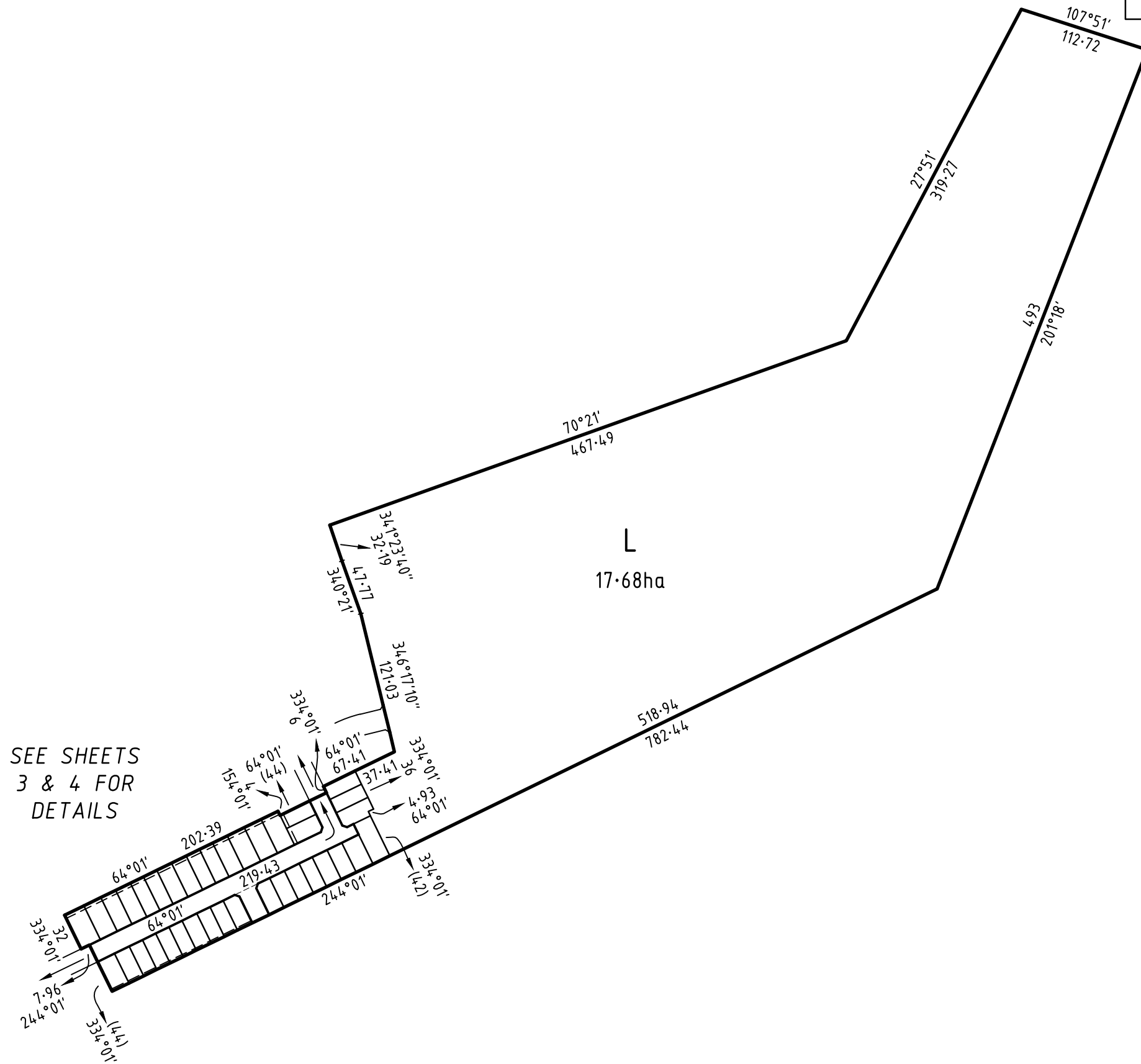
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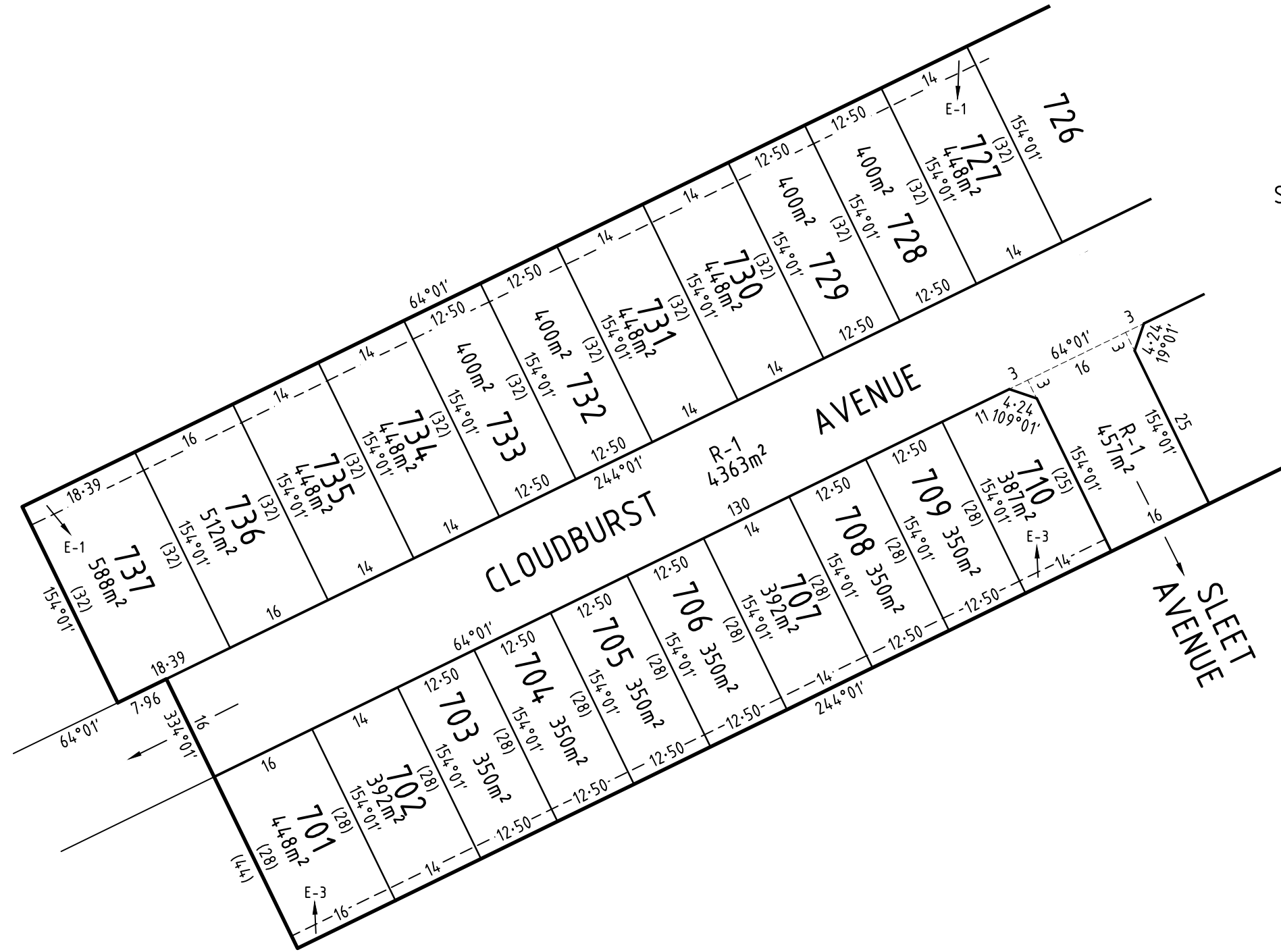
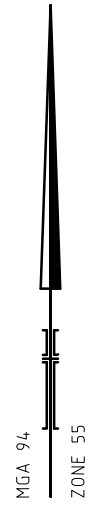
LICENSED SURVEYOR: Keith Robert Jones

VERSION 2

ORIGINAL SHEET
SIZE: A3

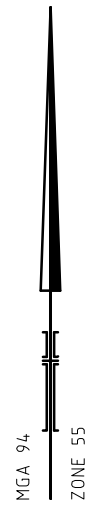
SHEET 1 OF 5



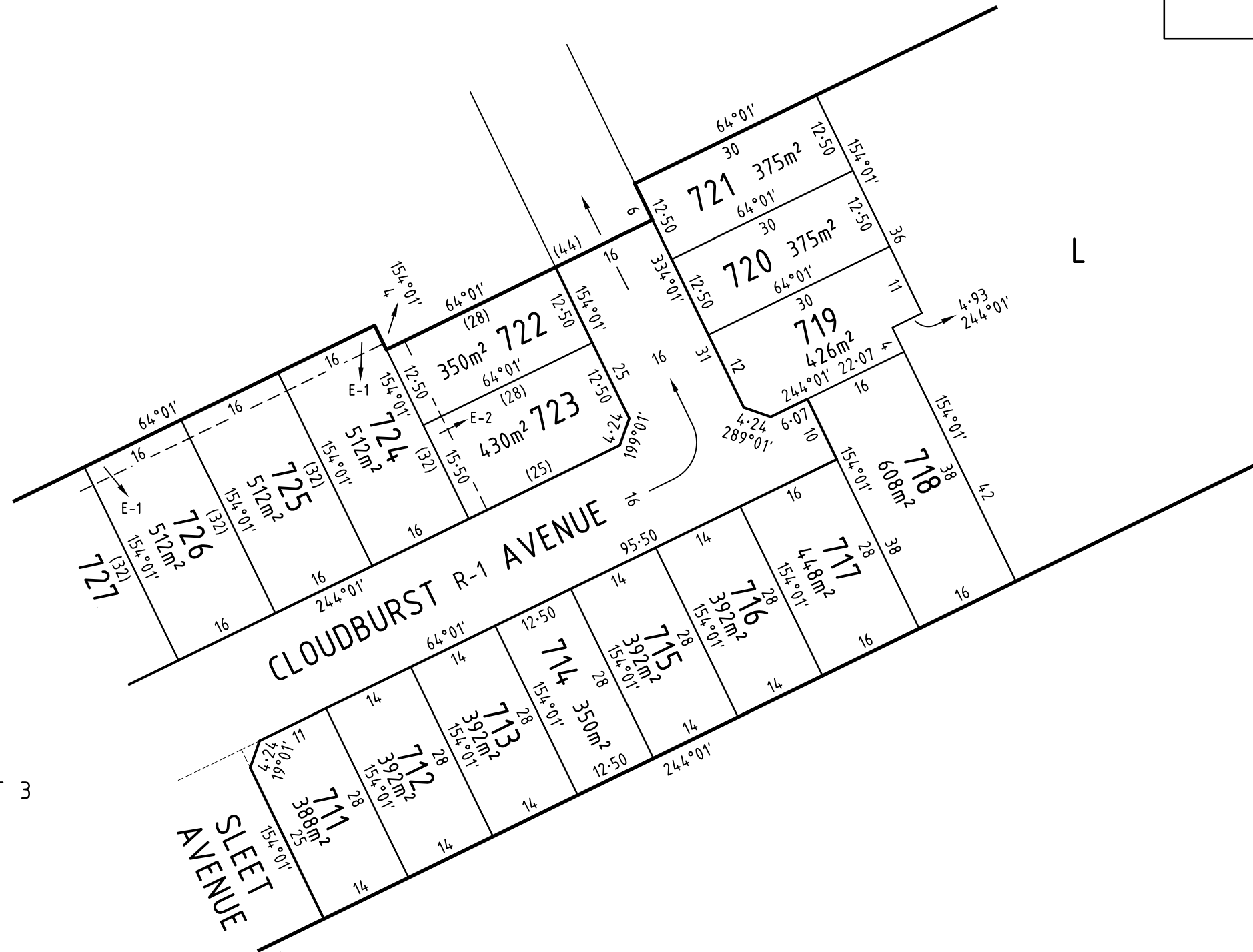


SEE SHEET 4

SEE SHEET 2



SEE 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 701 to 737 (both inclusive) on this plan

Land to be Burdened: Lots 701 to 737 (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.