
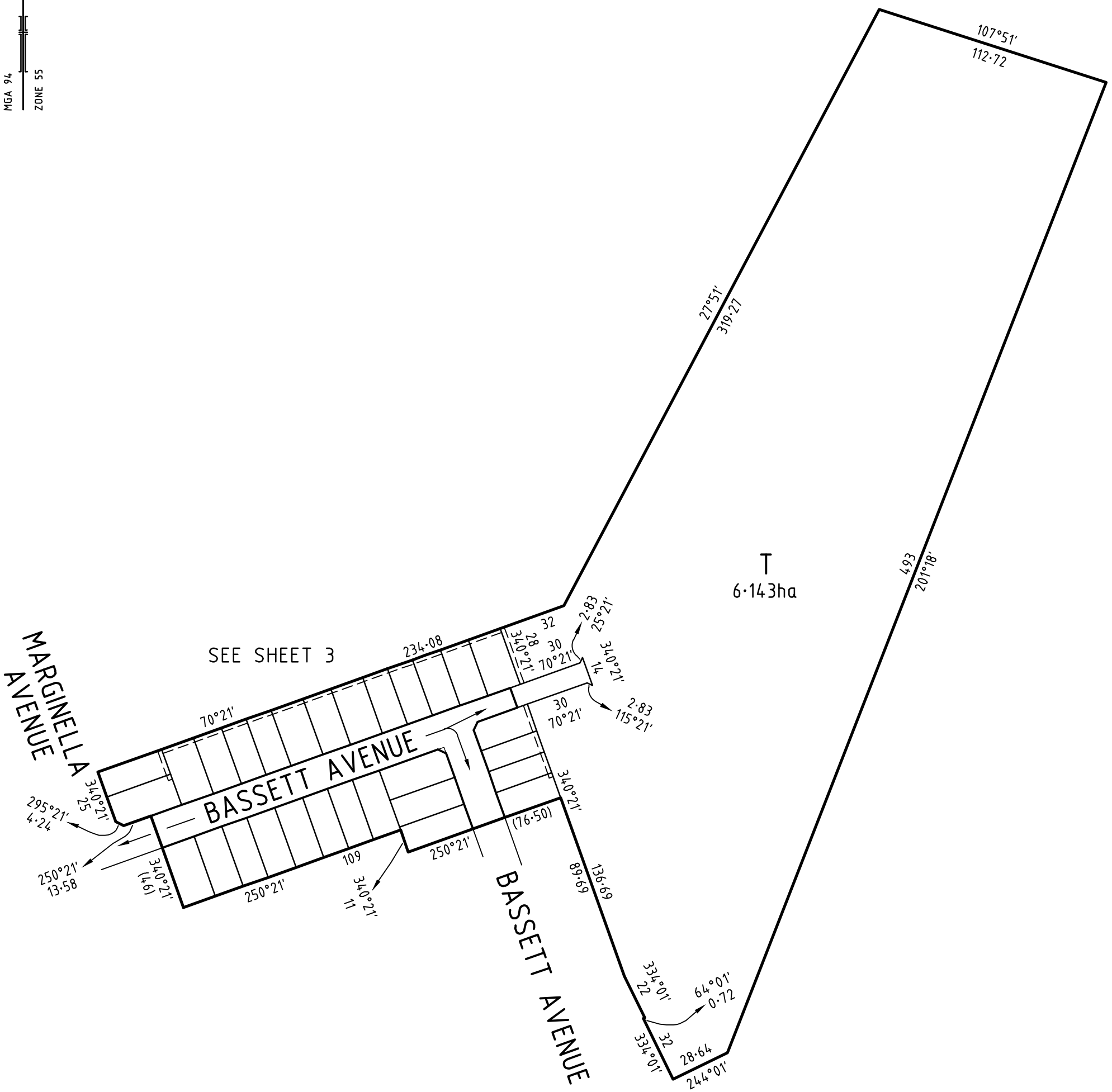
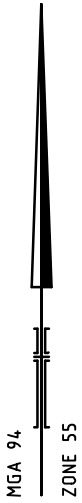
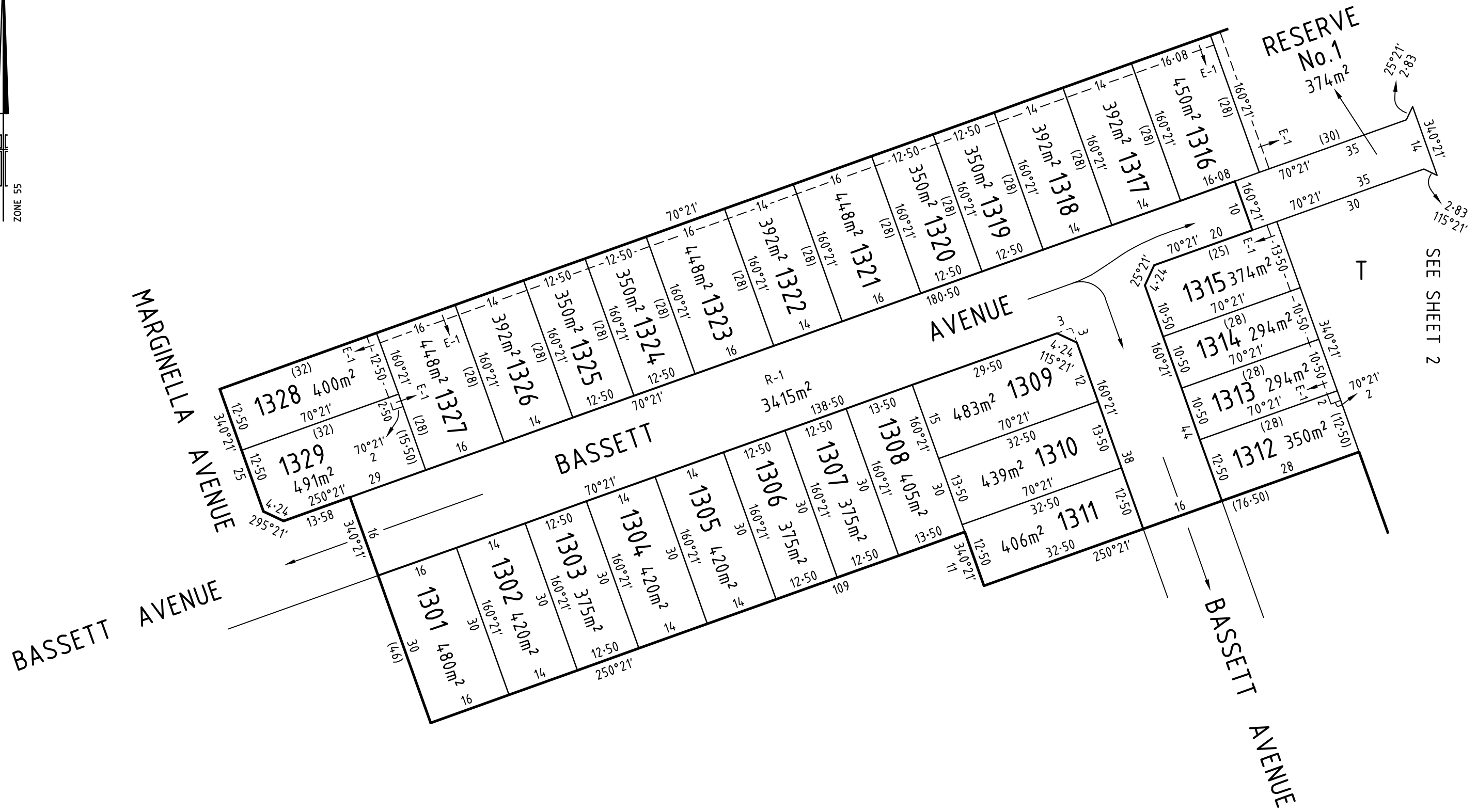
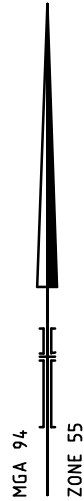


<b>PLAN OF SUBDIVISION</b>		EDITION 1	<b>PS 803964H</b>	
<b>LOCATION OF LAND</b> PARISH: WERRIBEE TOWNSHIP: - SECTION: 6 CROWN ALLOTMENT: 1A (PART) & 1B (PART) SECTION: 9 CROWN PORTION: A (PART) & B (PART) TITLE REFERENCE: C/T VOL .... FOL ... LAST PLAN REFERENCE: LOT R on PS803957E POSTAL ADDRESS: 12 HOBBS ROAD (at time of subdivision) WYNDHAM VALE, VIC 3024 MGA94 CO-ORDINATES: E: 290 880      ZONE: 55 (of approx centre of land      N: 5 806 550 in plan)		Council Name: Wyndham City Council SPEAR Reference Number: S129442E		
<b>VESTING OF ROADS AND/OR RESERVES</b>		<b>Notations</b>		
IDENTIFIER	COUNCIL/BODY/PERSON		Lots 1 - 1300 and A to S (all inclusive) have been omitted from this plan.	
ROAD R-1 RESERVE No. 1	WYNDHAM CITY COUNCIL WYNDHAM CITY COUNCIL			
<b>NOTATIONS</b>				
DEPTH LIMITATION 15.24 metres below the surface applies to the land in CA1B				
SURVEY: This plan is based on survey in PS 612204W STAGING: This is not a staged subdivision Planning Permit No. WYP8800/15 This survey has been connected to permanent marks No(s). 6 & WERRIBEE NORTH In Proclaimed Survey Area No. -      TWR MAST				
<b>EASEMENT INFORMATION</b>				
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
WYNBROOK ESTATE - STAGE 13 (29 LOTS)			AREA OF STAGE - 1.535ha	
 414 La Trobe Street PO Box 16084 Melbourne Vic 8007 T 61 3 9993 7888 spiire.com.au		SURVEYORS FILE REF: 303389SV00	ORIGINAL SHEET SIZE: A3	SHEET 1 OF 4
		Digitally signed by: Keith Robert Jones, Licensed Surveyor, Surveyor's Plan Version (2), 24/10/2018, SPEAR Ref: S129442E		

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 Spiire Australia Pty Ltd who gave you access to SPEAR / this document. SPEAR Ref: S129442E 12/04/2019 12:00 pm



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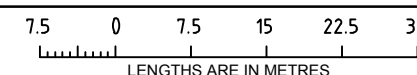


SEE SHEET 2



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

SCALE  
 1: 750



ORIGINAL SHEET  
 SIZE: A3

SHEET 3

Digitally signed by: Keith Robert Jones, Licensed Surveyor,  
 Surveyor's Plan Version (2),  
 24/10/2018, SPEAR Ref: S129442E

**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 1301 to 1329 (both inclusive) on this plan  
**Land to be Burdened:** Lots 1301 to 1329 (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.

**CREATION OF RESTRICTION No.2**

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

Table of Land Burdened and Land Benefited:

Burdened Lot	Benefited Lots
1313	1312, 1314
1314	1313, 1315

Lots 1313 and 1314 are defined as Type B lots under the Small Lot Housing Code.

**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 any building on any burdened lot unless that building conforms to the Small Lot Housing Code incorporated under the Wyndham Planning Scheme.

This restriction shall expire after the issue of a certificate of occupancy for the dwelling on the burdened lot.

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