
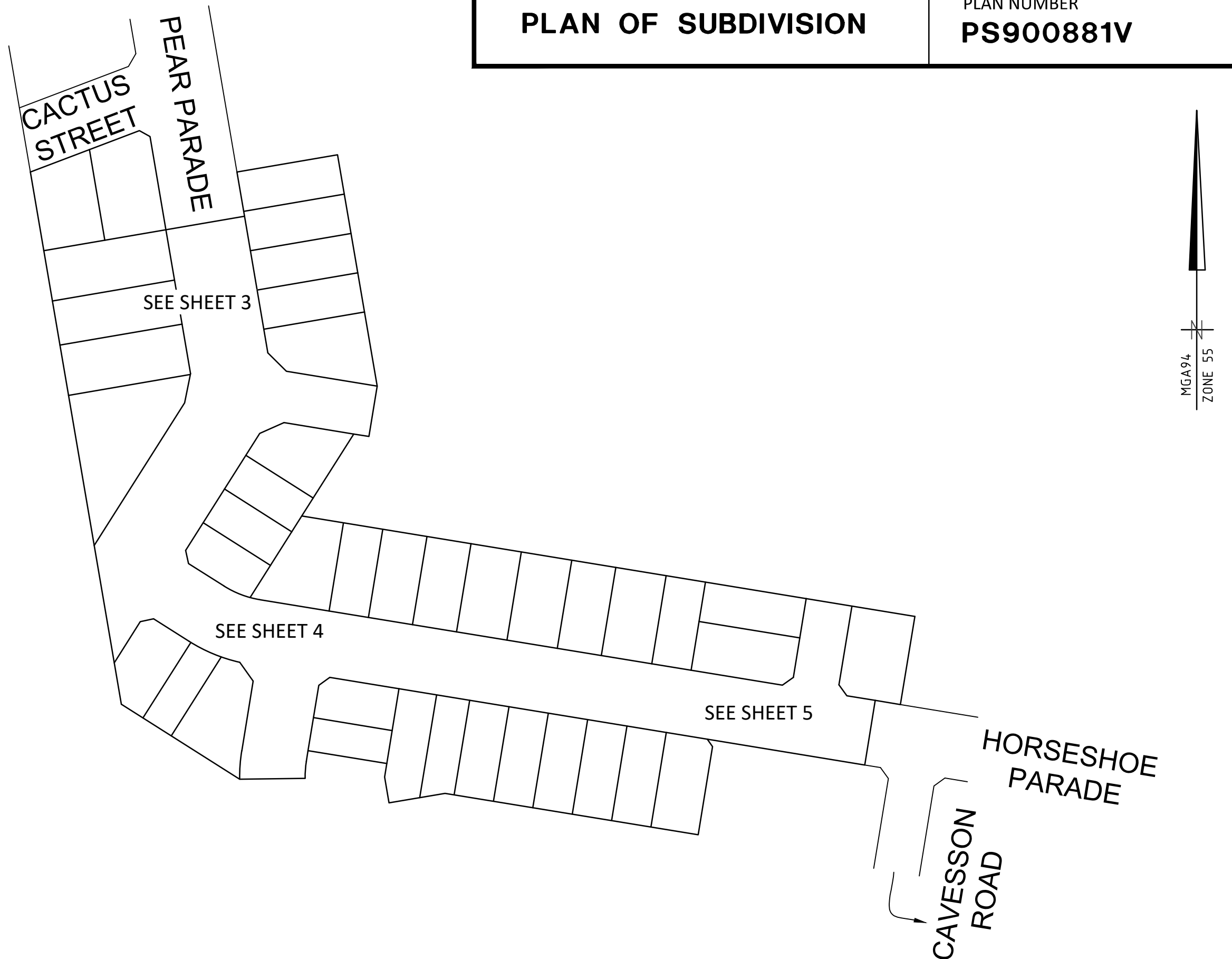


PLAN OF SUBDIVISION			LUV USE ONLY EDITION	PLAN NUMBER PS900881V	
LOCATION OF LAND PARISH: MARIBYRNONG TOWNSHIP: - SECTION: B CROWN ALLOTMENT: 8 (PART) CROWN PORTION: - TITLE REFERENCES: Vol. Fol. LAST PLAN REFERENCE/S: PS847522U (Lot V) POSTAL ADDRESS: 235 - 311 BEATTYS ROAD (At time of subdivision) FRASER RISE, 3336 MGA94 Co-ordinates E 298 360 (of approx centre of N 5 824 470 land in plan) ZONE 55			COUNCIL NAME: MELTON CITY COUNCIL		
VESTING OF ROADS AND/OR RESERVES			NOTATIONS		
IDENTIFIER		COUNCIL/BODY/PERSON			
ROAD R1 RESERVE No.1		MELTON CITY COUNCIL MELTON CITY COUNCIL			
NOTATIONS			LOTS 1 TO 1900 (ALL OR BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN. LOTS ON THIS PLAN MAY BE AFFECTED BY ONE OR MORE RESTRICTIONS. SEE SHEET 6 FOR FURTHER DETAILS. ROAD R1 IS PARTIALLY ENCUMBERED BY EASEMENT E-1.		
DEPTH LIMITATION: 15.24m BELOW THE SURFACE APPLIES TO ALL THE LAND ON THIS PLAN. STAGING: THIS IS NOT A STAGED SUBDIVISION. PLANNING PERMIT No. SURVEY: THIS PLAN IS BASED ON SURVEY. THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS No(s): PM17, PM31 & PM53 (KOROROIT), PM136 & PM560 (MARIBYRNONG) AND PM157 (DERRIMUT). PROCLAIMED SURVEY AREA: WESTWOOD 19 1.021ha 0 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	GAS TRANSMISSION PIPELINE	SEE PLAN	C/E J31146	GAS AND FUEL CORPORATION OF VICTORIA	
E-2	DRAINAGE	SEE PLAN	THIS PLAN	MELTON CITY COUNCIL	
E-3	SEWERAGE	SEE PLAN	THIS PLAN	CITY WEST WATER CORPORATION	
E-4	DRAINAGE	SEE PLAN	THIS PLAN	MELTON CITY COUNCIL	
	SEWERAGE	SEE PLAN	THIS PLAN	CITY WEST WATER CORPORATION	
E-5	DRAINAGE	SEE PLAN	PS825761Y	MELTON CITY COUNCIL	
	SEWERAGE	SEE PLAN	PS825761Y	CITY WEST WATER CORPORATION	
<div>2152S-19 VER A.DWG C.S/06-07-2021</div> <div><div>Member of the Surbana Jurong Group Melbourne Survey T 9869 0813</div></div>			SURVEYOR REF: 2152s-19		ORIGINAL SHEET SIZE: A3
			DUNCAN BROOKS		VERSION A
			SHEET 1 OF 6		

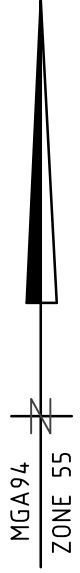
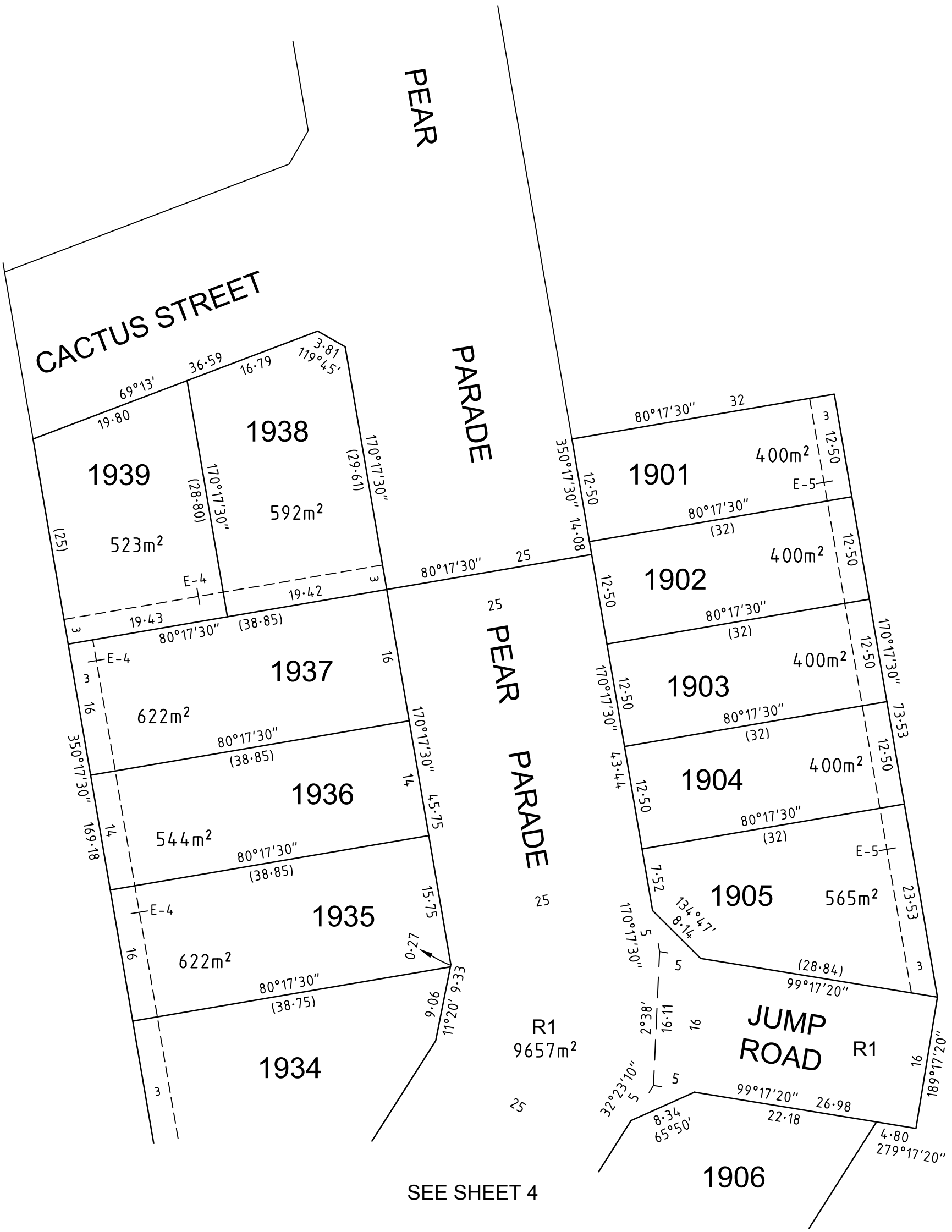
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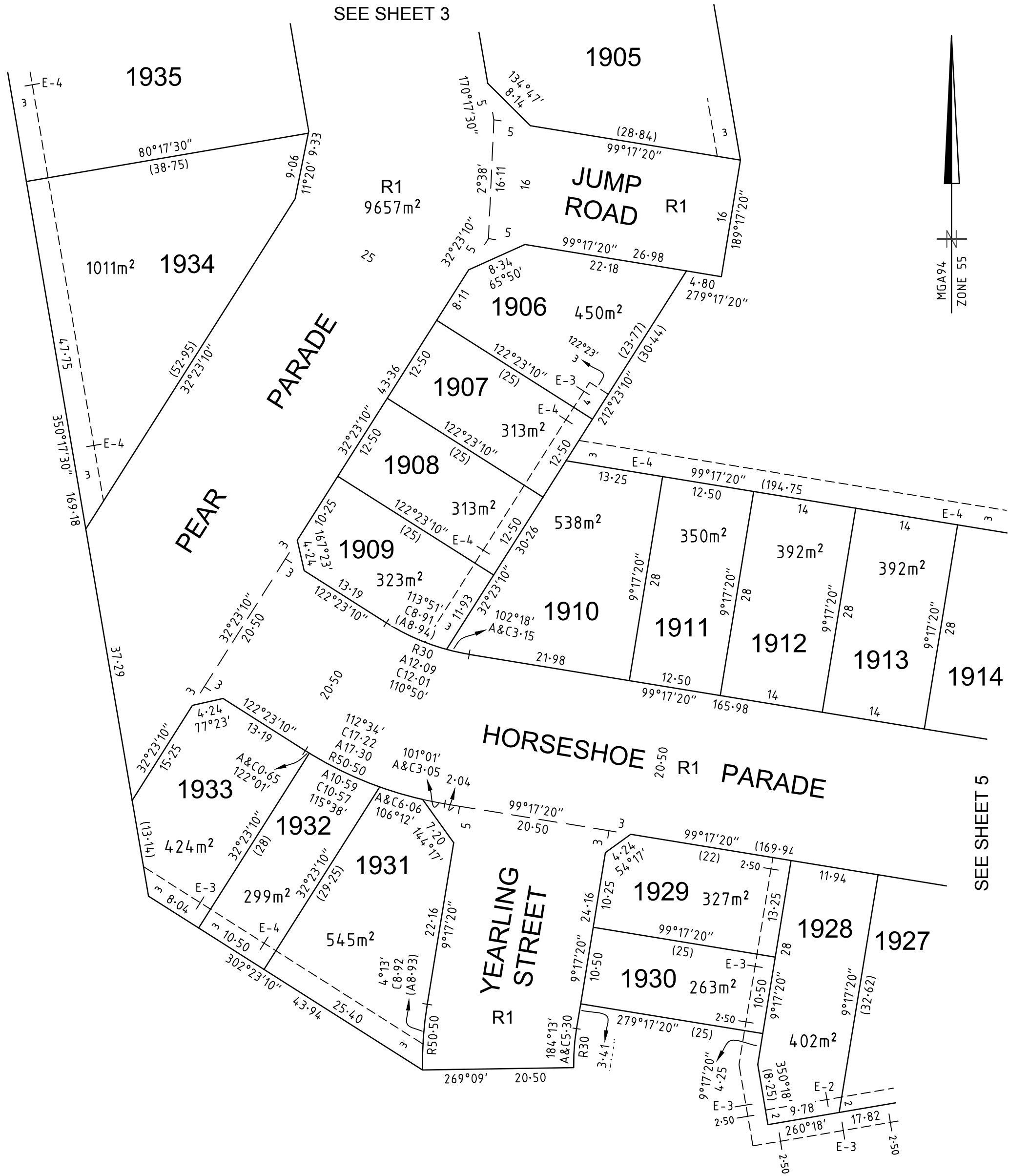
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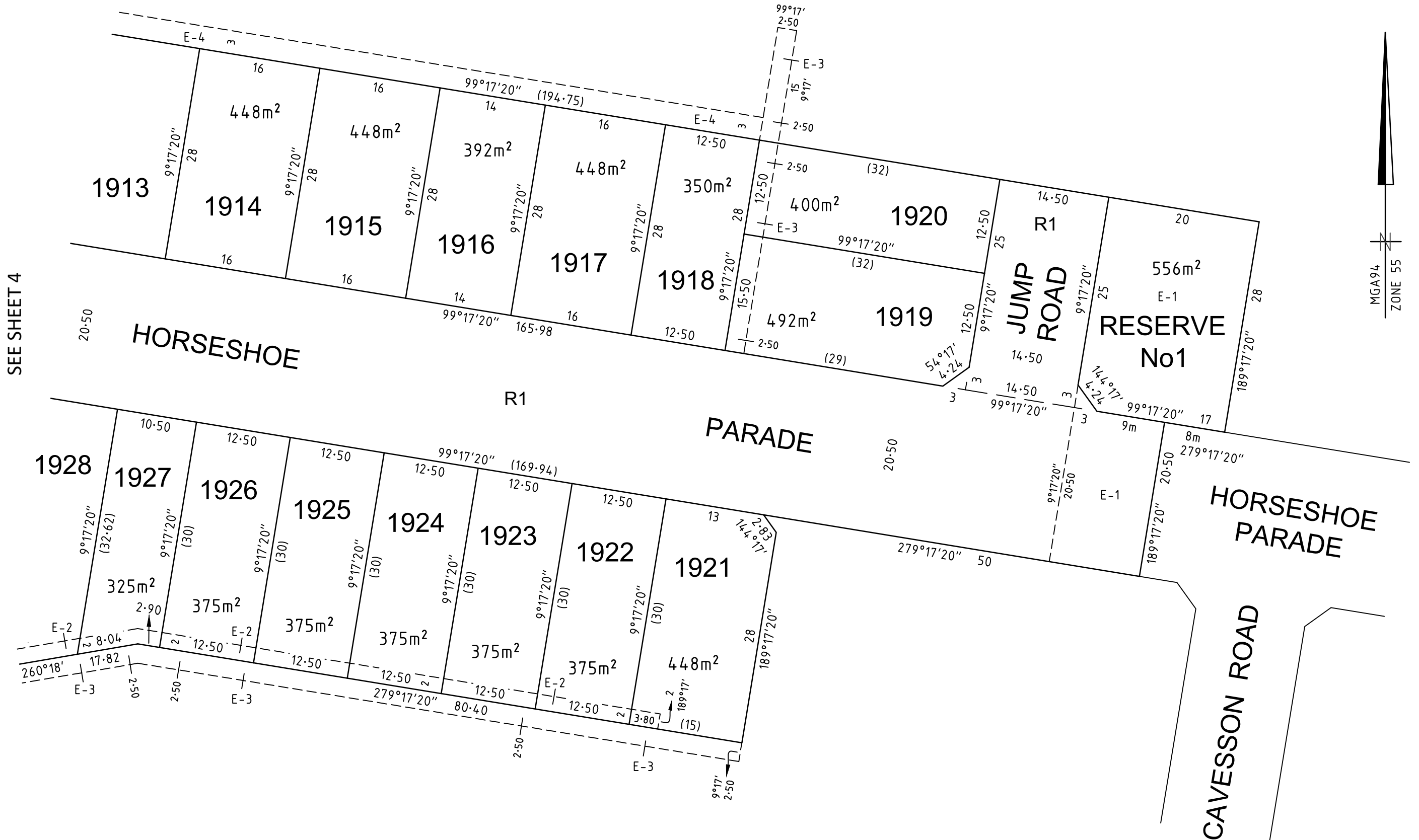
SEE SHEET 3



SEE SHEET 5

PLAN OF SUBDIVISION

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SEE SHEET 4

PLAN OF SUBDIVISION

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CREATION OF RESTRICTION A

Upon registration of this plan the following restriction is created:
Table of land burdened and land benefited:

BURDENED LOT No.	BENEFITING LOTS
1901 TO 1939 (BOTH INCLUSIVE)	1901 TO 1939 (BOTH INCLUSIVE) OTHER THAN THE RELEVANT BURDENED LOT

The registered proprietor or proprietors for the time being of any burdened lot must not build or permit to be built or remain on the lot any building other than a building which contains a plumbing system that is capable of being connected to a recycled water supply for toilet flushing and garden watering at a minimum (if such recycled water supply is made available to the lot) and a plumbing system which connects to the potable water supply made available to the lot.

CREATION OF RESTRICTION B

The following restriction is to be created upon registration of Plan of Subdivision PS900881V by way of restrictive covenant and as a restriction as defined in the Subdivision Act 1988.

Description of Restriction

Table of burdened and land benefited

BURDENED LOTS SUBJECT TO THE SMALL LOT HOUSING CODE	BENEFITING LOTS ON THIS PLAN
1930	1928, 1929
1932	1931, 1933

The registered proprietor or proprietors for the time being for any burdened lot on the Plan of Subdivision in the above table as a lot subject to the "Small Lot Housing Code" must not build or permit to be built or remain on the lot any building or structure that has not been constructed in accordance with the "Small Lot Housing Code (Type A) for lots 1930 and 1932" unless such construction is in accordance with a planning permit granted to construct a dwelling on the lot.

This restriction shall cease to apply to any building on the lot after the issue of the certificate of occupancy for the whole of a dwelling on that lot.

CREATION OF RESTRICTION C

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.

LAND TO BE BURDENED: See Table 1
LAND TO BENEFIT: See Table 1

Table 1

BURDENED LOT No.	BENEFITING LOTS
1901	1902
1902	1901, 1903
1903	1902, 1904
1904	1903, 1905
1905	1904
1906	1907
1907	1906, 1908, 1910
1908	1907, 1909, 1910
1909	1908, 1910
1910	1907, 1908, 1909, 1911
1911	1910, 1912
1912	1911, 1913
1913	1912, 1914
1914	1913, 1915
1915	1914, 1916
1916	1915, 1917
1917	1916, 1918
1918	1917, 1919, 1920
1919	1918, 1920

Table 1 (Continued)

BURDENED LOT No.	BENEFITING LOTS
1920	1918, 1919
1921	1922
1922	1921, 1923
1923	1922, 1924
1924	1923, 1925
1925	1924, 1926
1926	1925, 1927
1927	1926, 1928
1928	1927, 1929, 1930
1929	1928, 1930
1931	1932
1933	1932
1934	1935
1935	1934, 1936
1936	1935, 1937
1937	1936, 1938, 1939
1938	1937, 1939
1939	1937, 1938

Description of Restriction

The registered proprietor or proprietors for the time being for any burdened lot on this plan:

- must not build or permit to be built or remain on the lot or any part of it any building other than a building which has been constructed in accordance with the approved Memorandum of Common Provisions (MCP) registered in the dealing no. without the prior written consent of the Responsible Authority. The provisions of the said MCP are incorporated into this restriction;
- must not make an application to amend a building envelope unless such an amendment and any criteria or matters which must be considered by the Responsible Authority in deciding on such an amendment are to the satisfaction of the Responsible Authority; and must not erect any building on a lot unless the plans for such a building are endorsed by the Westwood Design Assessment Committee (WDAC) prior to the issue of a building permit.

This restriction shall cease to have effect on the burdened lot after 31/12/2029.