

PLAN OF SUBDIVISION

LUV USE ONLY
EDITION

PLAN NUMBER
PS900894L

LOCATION OF LAND

COUNCIL NAME: MELTON CITY COUNCIL

PARISH: MARIBYRNONG

TOWNSHIP: -

SECTION: B

CROWN ALLOTMENT: 8 (PART)

CROWN PORTION: -

TITLE REFERENCES: Vol. Fol.

LAST PLAN REFERENCE/S: PS900881V (LOT Y)

POSTAL ADDRESS: 235 - 311 BEATTYS ROAD
(At time of subdivision) FRASER RISE, 3336

MGA94 Co-ordinates E 298 480
(of approx centre of N 5 824 570
land in plan) ZONE 55

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R1	MELTON CITY COUNCIL
RESERVE No.1	JEMENA ELECTRICITY NETWORKS (VIC) LTD
RESERVE No.2	MELTON CITY COUNCIL
RESERVE No.3	MELTON CITY COUNCIL

LOTS 1 TO 2000 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.

LOTS ON THIS PLAN MAY BE AFFECTED BY ONE OR MORE RESTRICTIONS. SEE SHEET 5 FOR FURTHER DETAILS.

OTHER PURPOSE OF THE PLAN:
REMOVAL OF THOSE PARTS OF SEWERAGE EASEMENT E-2 AND E-4 ON PS900881V AS AFFECTS JUMP ROAD AND CART ROAD ON THIS PLAN.

REMOVAL OF DRAINAGE & SEWERAGE EASEMENT E-3 ON PS900881V AS AFFECTS JUMP ROAD ON THIS PLAN.

GROUNDS FOR REMOVAL:
BY AGREEMENT OF ALL INTERESTED PARTIES UPON REGISTRATION OF THIS PLAN PURSUANT TO SECTION 6(1)(k)(iv) OF THE SUBDIVISION ACT 1988.

NOTATIONS

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 20
2.898ha

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	GAS TRANSMISSION PIPELINE	SEE PLAN	C/E J31146	GAS AND FUEL CORPORATION OF VICTORIA
E-2	SEWERAGE	SEE PLAN	PS825760B	CITY WEST WATER CORPORATION
E-3	DRAINAGE SEWERAGE	SEE PLAN SEE PLAN	PS900881V PS900881V	MELTON CITY COUNCIL CITY WEST WATER CORPORATION
E-4	SEWERAGE	SEE PLAN	PS900881V	CITY WEST WATER CORPORATION

2152S-20 VER A.DWG SB/SB



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Melbourne Survey T 9869 0813

SURVEYOR REF: **2152s-20**

ORIGINAL SHEET
SIZE: A3

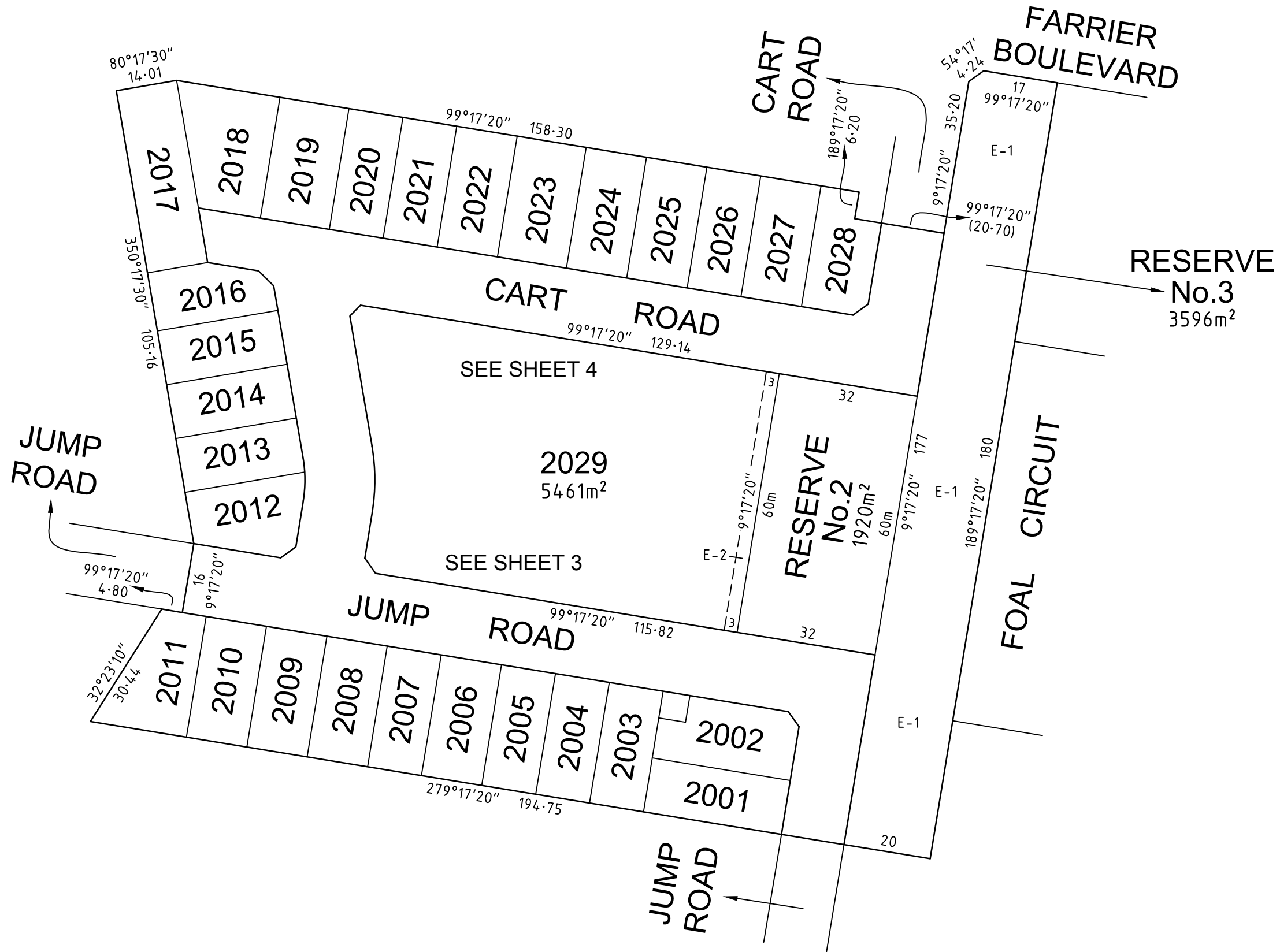
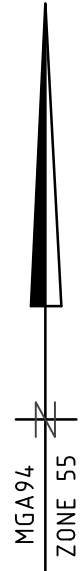
SHEET 1 OF 5

DUNCAN BROOKS

VERSION A

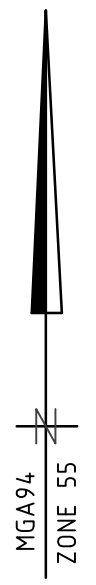
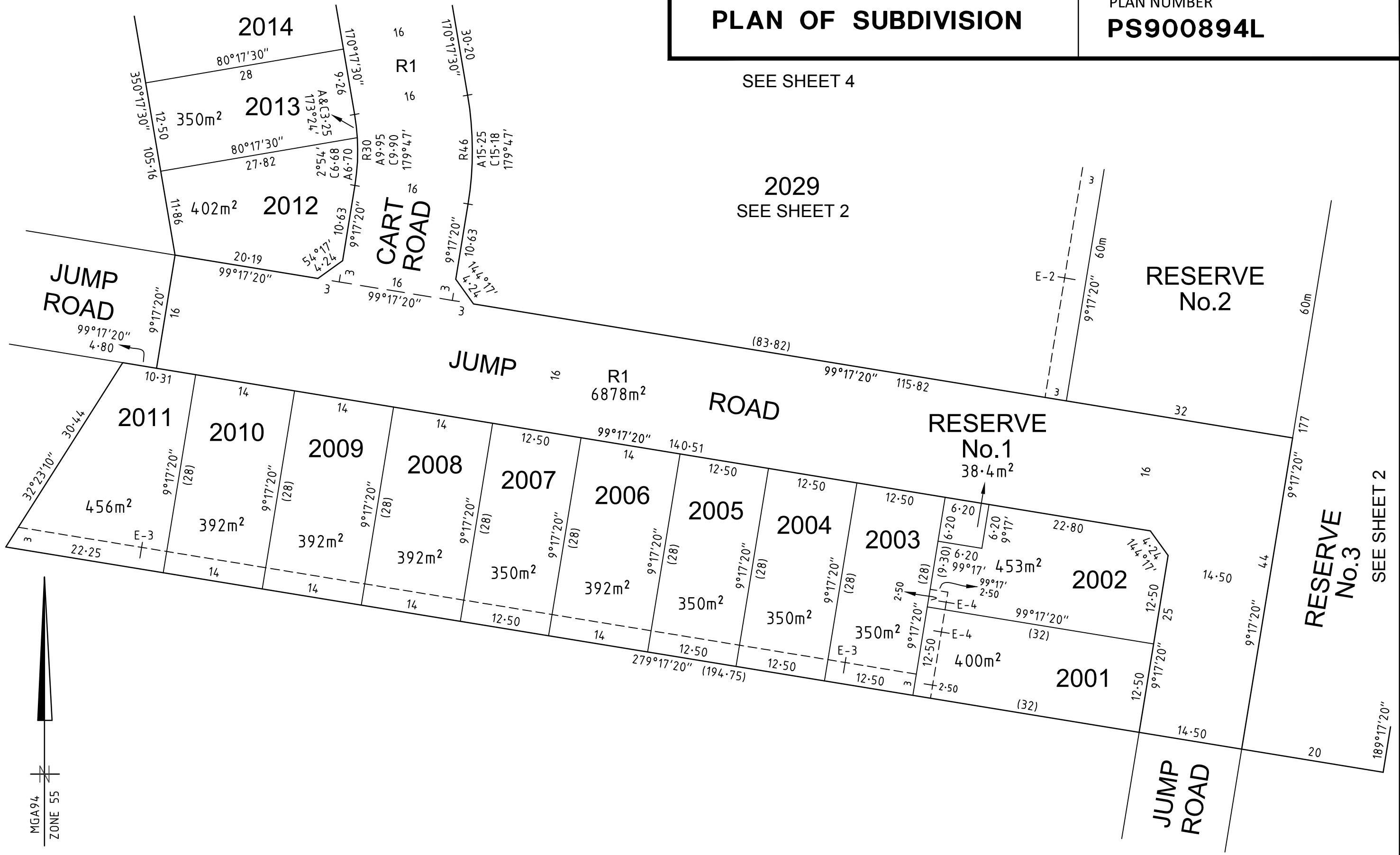
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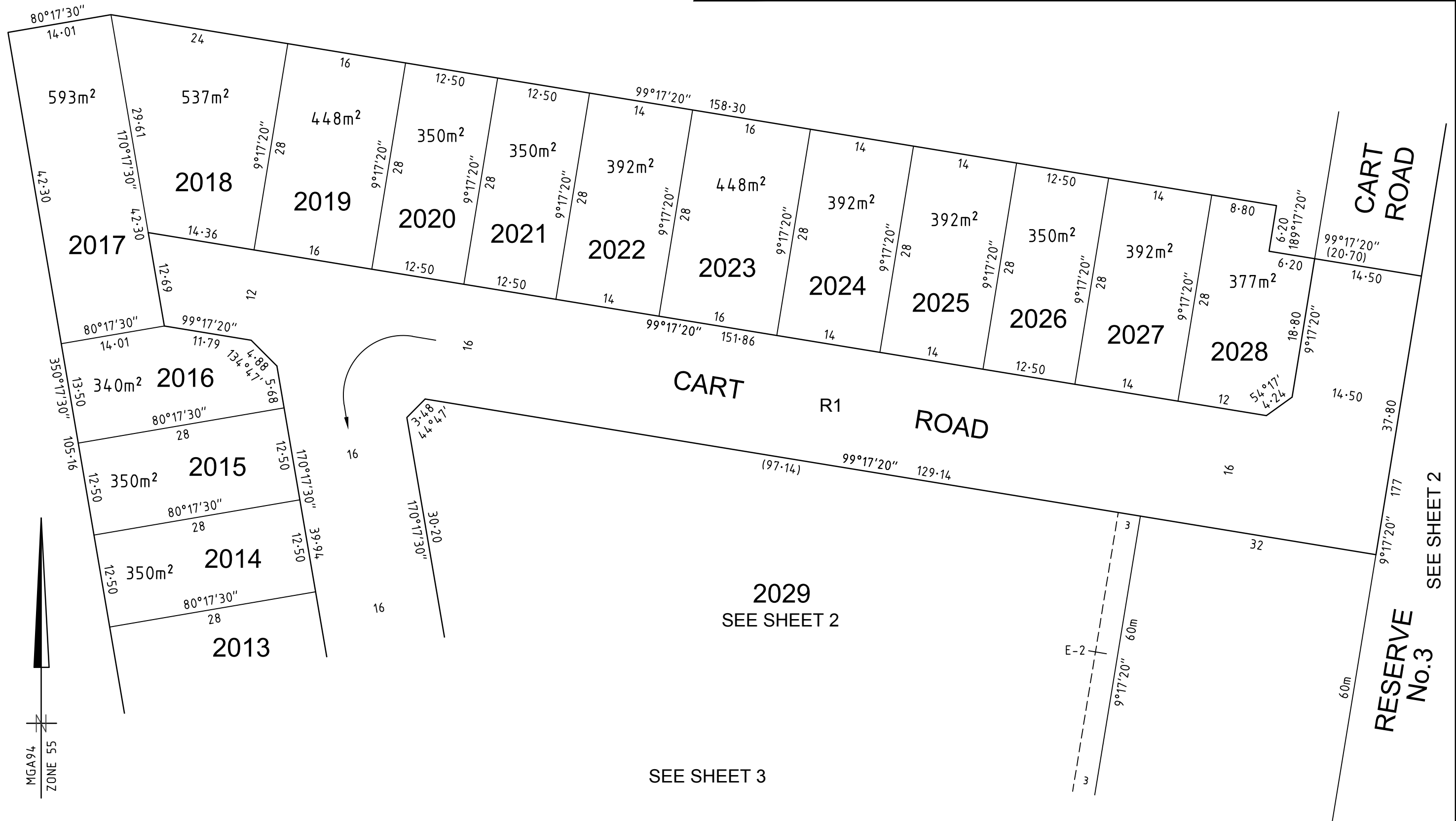
2152S-20 VER A.DWG SB/SB

SMEC
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REF 2152s-20

SCALE 1:500	<p>LENGTHS ARE IN METRES</p>	ORIGINAL SHEET SIZE A3	SHEET 3
DUNCAN BROOKS VERSION A			

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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
2001 TO 2028 (BOTH INCLUSIVE)	2001 TO 2028 (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 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
2001	2002, 2003
2002	2001
2003	2001, 2002, 2004
2004	2003, 2005
2005	2004, 2006
2006	2005, 2007
2007	2006, 2008
2008	2007, 2009
2009	2008, 2010
2010	2009, 2011
2011	2010
2012	2013
2013	2012, 2014
2014	2013, 2015

Table 1 (Continued)

BURDENED LOT No.	BENEFITING LOTS
2015	2014, 2016
2016	2015, 2017
2017	2016, 2018
2018	2017, 2019
2019	2018, 2020
2020	2019, 2021
2021	2020, 2022
2022	2021, 2023
2023	2022, 2024
2024	2023, 2025
2025	2024, 2026
2026	2025, 2027
2027	2026, 2028
2028	2027

Description of Restriction

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

1. 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;
2. 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.



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DUNCAN BROOKS

VERSION A

ORIGINAL SHEET
SIZE: A3

SHEET 5