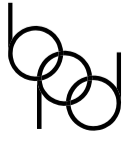
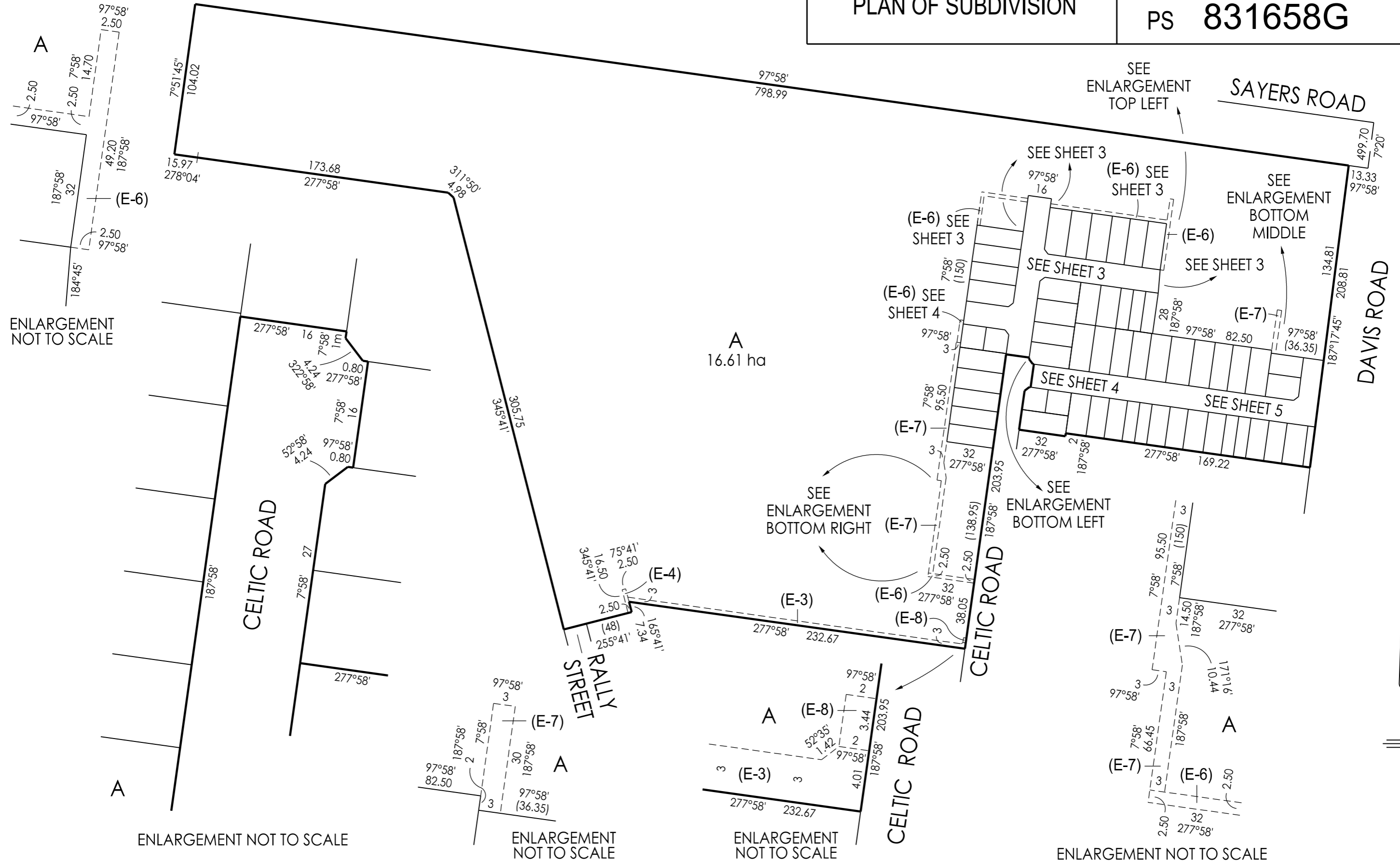


<b>PLAN OF SUBDIVISION</b>		<b>LRS USE ONLY EDITION</b>	<b>PLAN NUMBER PS 831658G</b>	
<b>LOCATION OF LAND</b> <b>PARISH:</b> TARNEIT  <b>TOWNSHIP:</b> -----  <b>SECTION:</b> 8  <b>CROWN ALLOTMENT:</b> -----  <b>CROWN PORTION:</b> B (PART)  <b>TITLE REFERENCES:</b> VOL FOL  <b>LAST PLAN REFERENCE:</b> LOT A ON PS825882L  <b>POSTAL ADDRESS: (at time of subdivision)</b> DAVIS ROAD TARNEIT 3029  <b>MGA 94 CO-ORDINATES: (of approx. centre of plan)</b> E: 293110      ZONE: 55 N: 5808190      DATUM: GDA94		<b>COUNCIL NAME:</b> WYNDHAM CITY COUNCIL		
<b>VESTING OF ROADS OR RESERVES</b>		<b>NOTATIONS</b>		
<b>IDENTIFIER</b>	<b>COUNCIL/BODY/PERSON</b>	LOTS 1 TO 6100 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN  <b>TOTAL ROAD AREA: 7163m<sup>2</sup></b>  <b>AN MCP APPLIES TO LOTS ON THIS PLAN VIDE RESTRICTION.</b>          <b>FURTHER PURPOSE OF PLAN:</b>  TO REMOVE THE EASEMENT SHOWN AS (E-2) ON PS825882L WHICH LIES WITHIN THE LAND IN THIS PLAN SHOWN AS RESERVE No. 1  <b>GROUND FOR REMOVAL:</b>  BY AGREEMENT, SECTION 6(1)(K)(iii) SUBDIVISION ACT 1988		
ROAD R1 RESERVE No. 1	WYNDHAM CITY COUNCIL WYNDHAM CITY COUNCIL			
<b>NOTATIONS</b>				
DEPTH LIMITATION DOES NOT APPLY				
<b>SURVEY:</b> THIS PLAN IS BASED ON SURVEY VIDE BP2735  THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS Nos. 18 & 845  LAND NOT IN A PROCLAIMED SURVEY AREA  <b>STAGING</b> THIS IS NOT A STAGED SUBDIVISION PLANNING PERMIT No. WYP9384/16				
<b>ESTATE:</b> THE GROVE 61		<b>AREA:</b> 2.790 ha	<b>No. OF LOTS:</b> 55	<b>MELWAY:</b> 234:G:6
<b>EASEMENT INFORMATION</b>				
<b>LEGEND:</b> A - APPURTENANT      E - ENCUMBERING EASEMENT      R - ENCUMBERING EASEMENT (ROAD)				
<b>EASEMENT REFERENCE</b>	<b>PURPOSE</b>	<b>WIDTH (METRES)</b>	<b>ORIGIN</b>	<b>LAND BENEFITED OR IN FAVOUR OF</b>
(E-1)	DRAINAGE	SEE PLAN	PS825820K	WYNDHAM CITY COUNCIL
(E-1)	SEWERAGE	SEE PLAN	PS825820K	CITY WEST WATER CORPORATION
(E-2)	DRAINAGE	SEE PLAN	PS825820K	WYNDHAM CITY COUNCIL
(E-3)	DRAINAGE	SEE PLAN	PS825882L	WYNDHAM CITY COUNCIL
(E-3)	SEWERAGE	SEE PLAN	PS825882L	CITY WEST WATER CORPORATION
(E-4)	SEWERAGE	SEE PLAN	PS825882L	CITY WEST WATER CORPORATION
(E-5)	DRAINAGE	SEE PLAN	THIS PLAN	WYNDHAM CITY COUNCIL
(E-6)	SEWERAGE	SEE PLAN	THIS PLAN	CITY WEST WATER CORPORATION
(E-7)	DRAINAGE	SEE PLAN	THIS PLAN	WYNDHAM CITY COUNCIL
(E-7)	SEWERAGE	SEE PLAN	THIS PLAN	CITY WEST WATER CORPORATION
(E-8)	DRAINAGE	SEE PLAN	PS825882L	WYNDHAM CITY COUNCIL
 <b>Breese Pitt Dixon Pty Ltd</b> 1/19 Cato Street Hawthorn East Vic 3123 Ph: 8823 2300 Fax: 8823 2310 www.bpd.com.au info@bpd.com.au		<b>REF: 8352/61</b> <b>VERSION: 8</b>  <b>LICENSED SURVEYOR: SIMON COX</b>	<b>ORIGINAL SHEET SIZE A3</b>	<b>SHEET 1 OF 6 SHEETS</b>
<b>CHECKED AT</b>	<b>DATE: 26/02/21</b>			

PLAN OF SUBDIVISION

PLAN NUMBER  
PS 831658G



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1:2500



REF: 8352/61

VERSION: 8

LICENSED SURVEYOR: SIMON COX

ORIGINAL SHEET SIZE A3

SHEET 2

PLAN OF SUBDIVISION

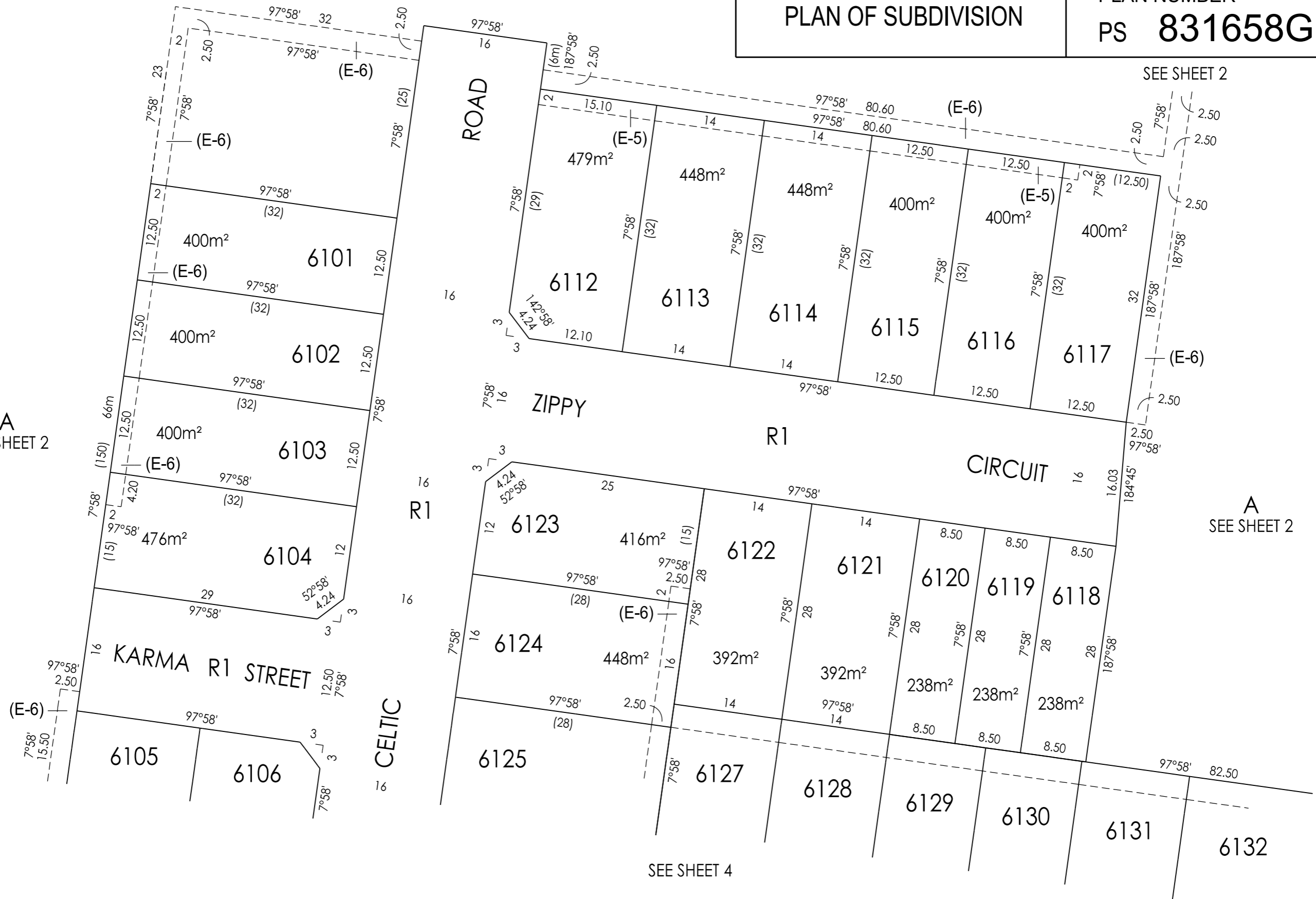
PLAN NUMBER  
PS 831658G

SEE SHEET 2

A  
SEE SHEET 2

A  
SEE SHEET 2

SEE SHEET 4



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SCALE

1:500



REF: 8352/61

VERSION: 8

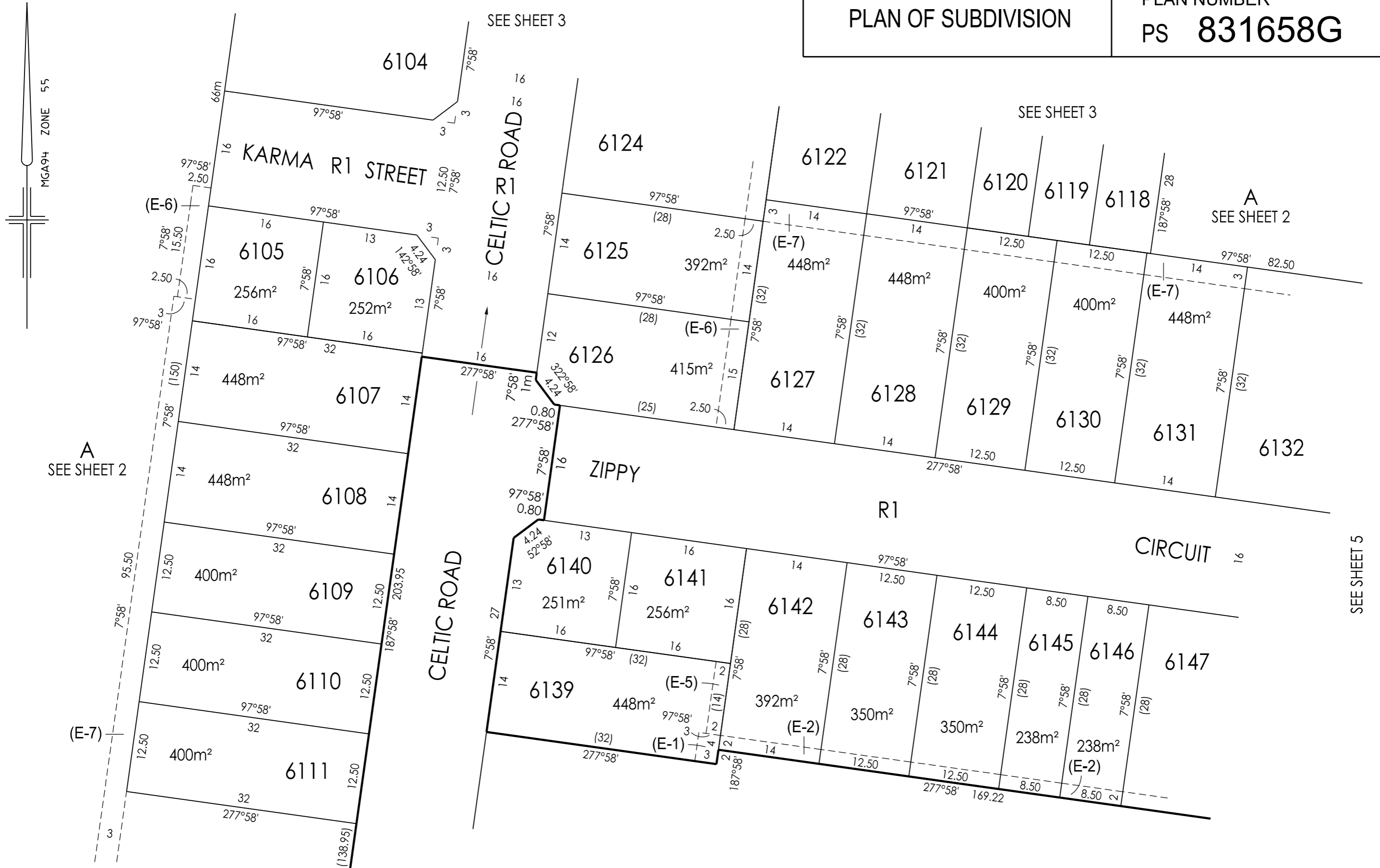
LICENSED SURVEYOR: SIMON COX

ORIGINAL SHEET SIZE A3

SHEET 3

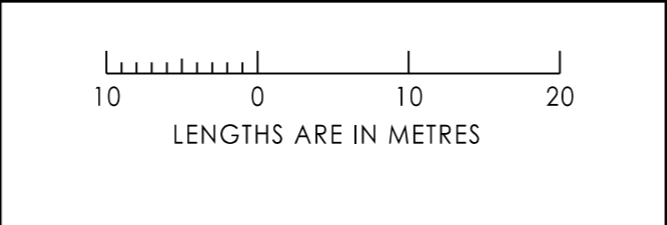
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**SCALE**  
1:500



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LICENSED SURVEYOR: SIMON COX

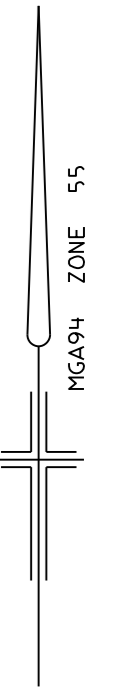
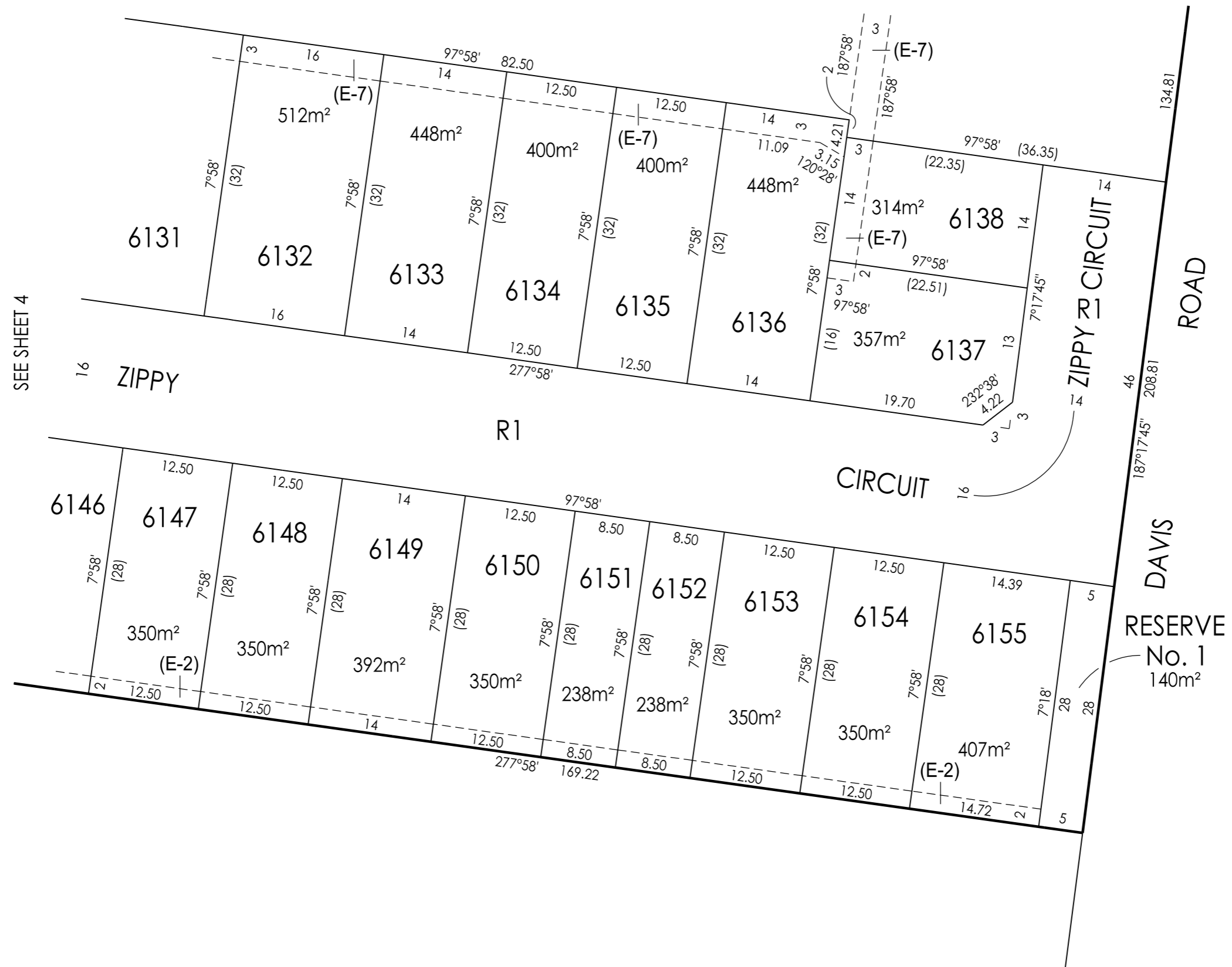
ORIGINAL SHEET SIZE A3

SHEET 4

PLAN OF SUBDIVISION

PLAN NUMBER  
PS 831658G

A  
SEE SHEET 2



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ORIGINAL SHEET SIZE A3

SHEET 5

**SUBDIVISION ACT 1988**  
**CREATION OF RESTRICTION**

THE BURDENED/BENEFITED LOTS OF THIS RESTRICTION ARE:

BURDENED LOT No:	BENEFITTING LOTS:
6101	6102
6102	6101, 6103
6103	6102, 6104
6104	6103
6105	6106, 6107
6106	6105, 6107
6107	6105, 6106, 6108
6108	6107, 6109
6109	6108, 6110
6110	6109, 6111
6111	6110
6112	6113
6113	6112, 6114
6114	6113, 6115
6115	6114, 6116
6116	6115, 6117
6117	6116
6118	6119, 6130, 6131
6119	6118, 6120, 6129, 6130

BURDENED LOT No:	BENEFITTING LOTS:
6120	6119, 6121, 6129
6121	6120, 6122, 6128
6122	6121, 6123, 6124, 6127
6123	6122, 6124
6124	6122, 6123, 6125, 6127
6125	6124, 6126, 6127
6126	6125, 6127
6127	6122, 6124, 6125, 6126, 6128
6128	6121, 6127, 6129
6129	6119, 6120, 6128, 6130
6130	6118, 6119, 6129, 6131
6131	6118, 6130, 6132
6132	6131, 6133
6133	6132, 6134
6134	6133, 6135
6135	6134, 6136
6136	6135, 6137, 6138
6137	6136, 6138
6138	6136, 6137

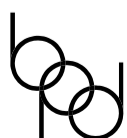
BURDENED LOT No:	BENEFITTING LOTS:
6139	6140, 6141, 6142
6140	6139, 6141
6141	6139, 6140, 6142
6142	6139, 6141, 6143
6143	6142, 6144
6144	6143, 6145
6145	6144, 6146
6146	6145, 6147
6147	6146, 6148
6148	6147, 6149
6149	6148, 6150
6150	6149, 6151
6151	6150, 6152
6152	6151, 6153
6153	6152, 6154
6154	6153, 6155
6155	6154

Upon registration of the plan, the following restriction is to be created.

Description of Restriction :

- (1) The registered proprietor or proprietors for the time being of any lot forming part of the Land to be burdened must not, without the permission of the Responsible Authority, construct or permit to be constructed;
  - (a) Any building other than in accordance with MCP No. AA7138 and;
  - (b) Any building unless the building incorporates dual plumbing for the use of recycled water for toilet flushing and garden watering where recycled water is available to the said lot and;
  - (c) In the case of lots less than 300m<sup>2</sup> any dwelling unless in accordance with the small lot housing code or unless a specific planning permit for the said dwelling has been obtained from Wyndham City Council.  
For the purpose of this restriction the following applies:  
Type A - 6118, 6119, 6120, 6145, 6146, 6151 and 6152  
Type B - 6105, 6106, 6140 and 6141
  
- (2) The registered proprietor or proprietors for the time being of any lot forming part of the Land to be burdened must not build or permit to be built or remain on the lot or any part of it;  
Any building on a lot unless the plans for such a building are endorsed as being in accordance with "The Grove Design & Siting Guidelines" prior to the issue of a building permit. The requirement for such endorsement shall cease to have effect on the lot after an occupancy permit under The Building Act 1993 is issued for the whole of the dwelling on the said lot.

Restriction (1) will cease to affect any of the burdened lots eight years after registration of this plan.



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ORIGINAL SHEET SIZE A3

SHEET 6

REF: 8352/61

VERSION: 8

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