

PLAN OF SUBDIVISION

Under Section 37 of the Subdivision Act 1988

LUV USE ONLY
EDITION

PLAN NUMBER
PS841640V/S10

LOCATION OF LAND

COUNCIL NAME: WYNDHAM CITY COUNCIL

PARISH: TARNEIT

TOWNSHIP: -

SECTION: 8

CROWN ALLOTMENT: A1 (PART)

CROWN PORTION: -

TITLE REFERENCES: Vol. 12442 Fol. 674

LAST PLAN REFERENCE/S: PS841640V/S7 (LOT S10)

POSTAL ADDRESS: 1069 SAYERS ROAD
(At time of subdivision) TARNEIT, 3029

MGA94 Co-ordinates E 291 980
(of approx centre of N 5 808 850
land in plan) ZONE 55

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R16	WYNDHAM CITY COUNCIL

LOTS ON THIS PLAN MAY BE AFFECTED BY ONE OR MORE OWNERS CORPORATIONS (SEE OWNERS CORPORATION SEARCH REPORT FOR DETAILS).

LOTS 1 TO 1000 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.

EASEMENTS E-2 TO E-24 (BOTH INCLUSIVE) AND E-26 TO E-29 (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.

NOTATIONS

DEPTH LIMITATION: 15.24m BELOW THE SURFACE.

STAGING: THIS IS A STAGED SUBDIVISION.
PLANNING PERMIT No. WYP10107

SURVEY: THIS PLAN IS BASED ON SURVEY.

THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS No(s):
PM17 (WERRIBEE) AND PM18, PM134, PM217 & PM760 (TARNEIT)

PROCLAIMED SURVEY AREA:

ALAMORA 10
8089m²

13 LOTS

OTHER PURPOSE OF THE PLAN:
REMOVAL OF SEWERAGE EASEMENT E-21 ON PS841640V/S7 AS AFFECTS ISHTAR STREET ON THIS PLAN.

GROUND 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.

EASEMENT INFORMATION

LEGEND A-Appurtenant Easement E-Encumbering Easement R-Encumbering Easement (Road)

IMPLIED EASEMENTS UNDER SECTION 12(2) OF THE SUBDIVISION ACT 1988 APPLY TO ALL LOTS ON THIS PLAN.

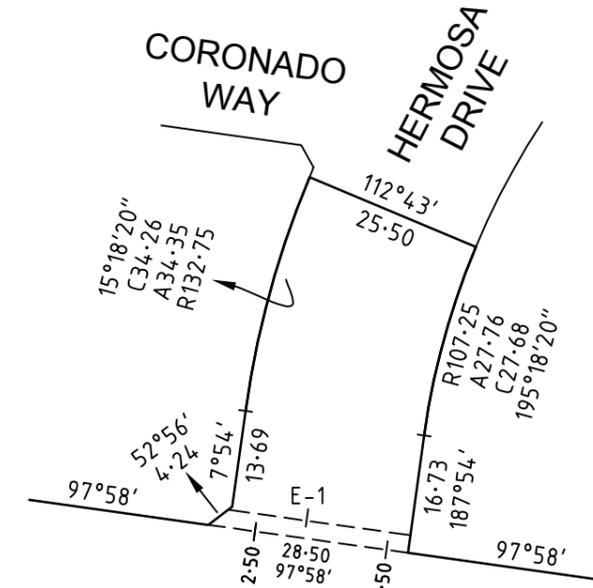
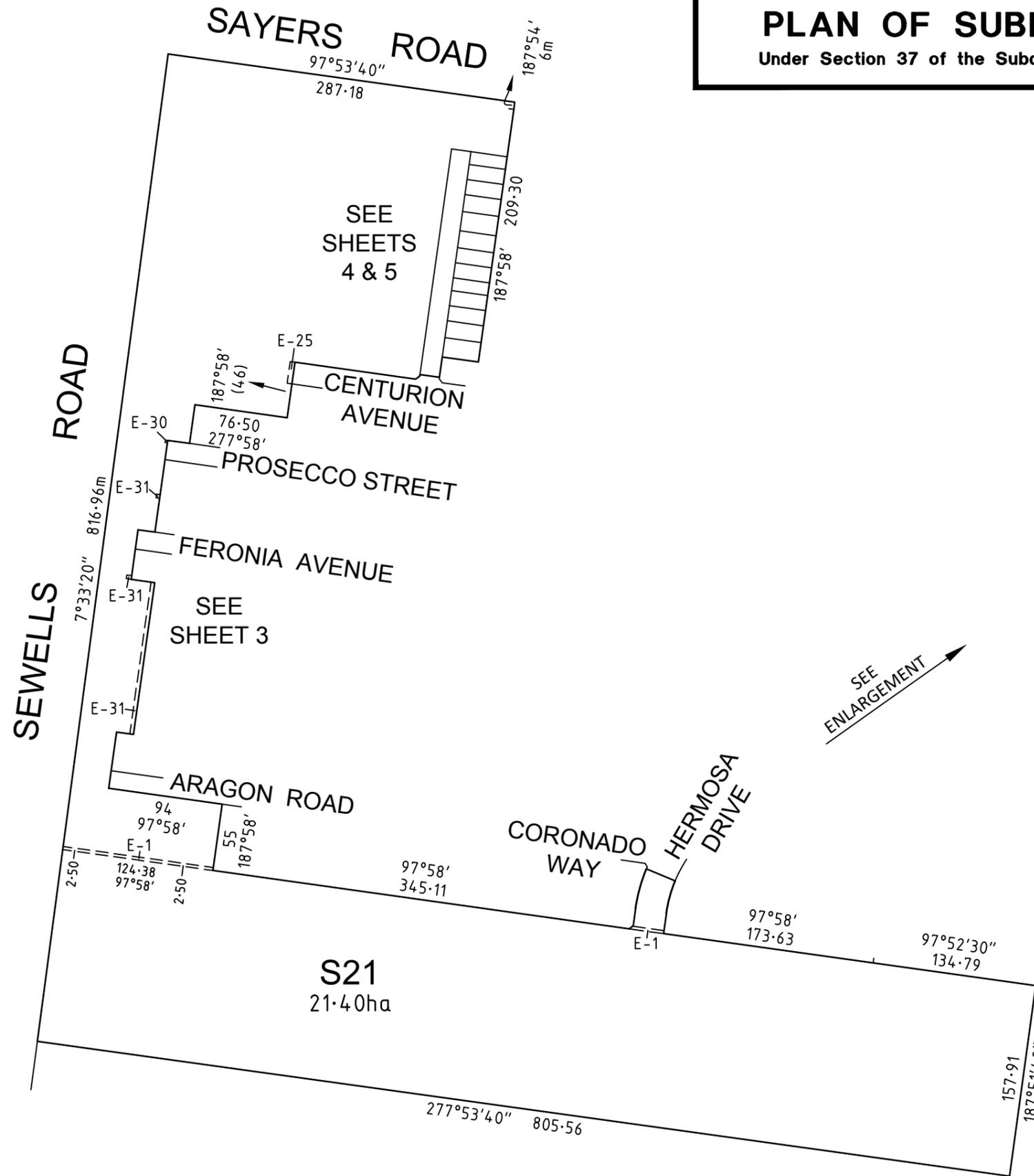
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1	SEWERAGE	SEE PLAN	PS820473G	CITY WEST WATER CORPORATION
E-25	DRAINAGE	SEE PLAN	PS841640V/S6	WYNDHAM CITY COUNCIL
	SEWERAGE	SEE PLAN	PS841640V/S6	GREATER WESTERN WATER CORPORATION
	WATER SUPPLY (THROUGH UNDERGROUND PIPES)	SEE PLAN	PS841640V/S6	GREATER WESTERN WATER CORPORATION
	DISTRIBUTION AND/OR TRANSMISSION OF GAS	SEE PLAN	PS841640V/S6 (SECTION 146 GAS INDUSTRY ACT 2001)	AUSNET GAS SERVICES PTY LTD
E-30	SEWERAGE	SEE PLAN	PS841640V/S7	GREATER WESTERN WATER CORPORATION
E-31	DRAINAGE	SEE PLAN	PS841640V/S7	WYNDHAM CITY COUNCIL
	SEWERAGE	SEE PLAN	PS841640V/S7	GREATER WESTERN WATER CORPORATION

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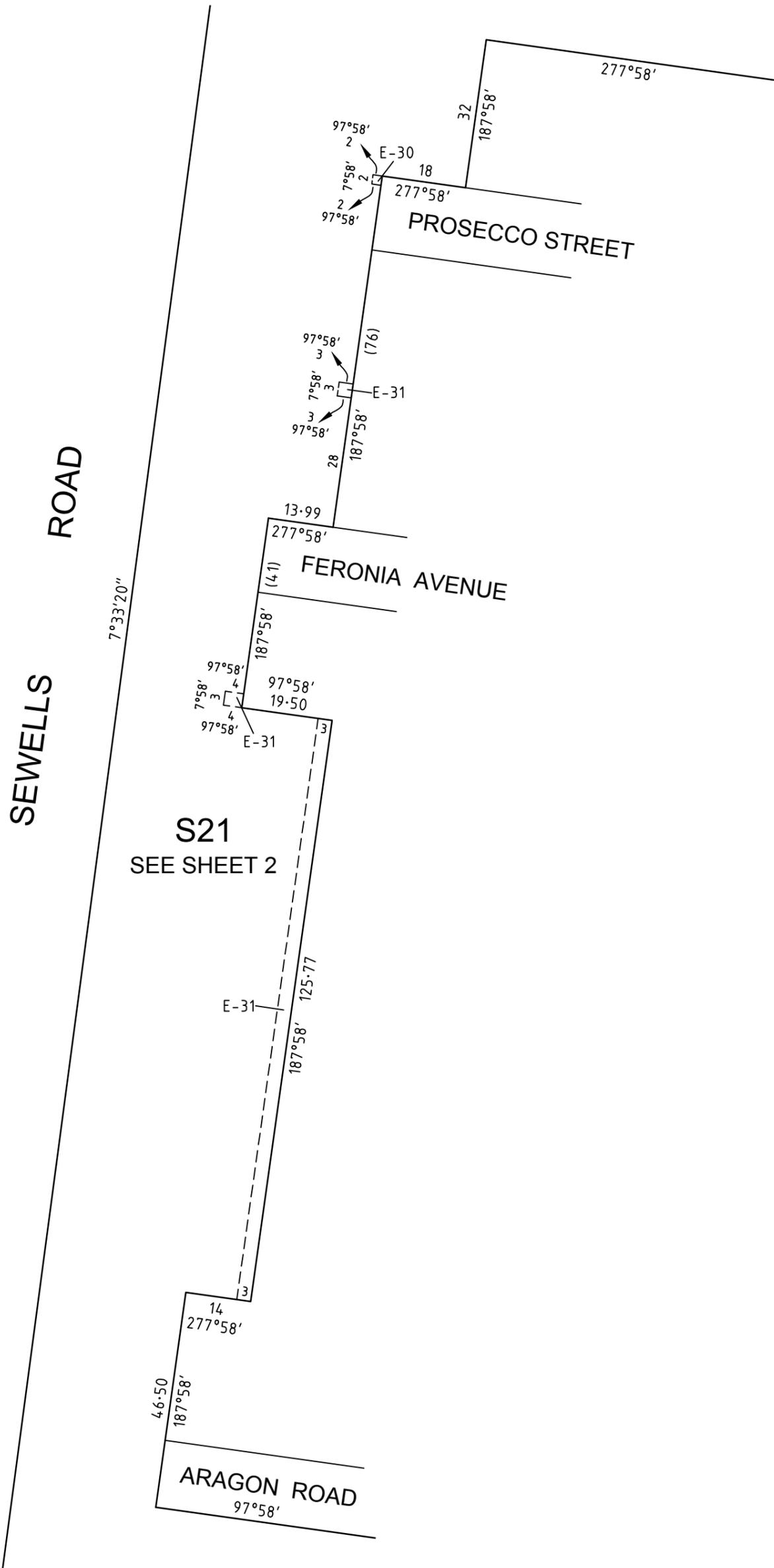
PS841640V/S10



0 10 20 30
SCALE 1:1000
ENLARGEMENT

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SEE SHEET 2



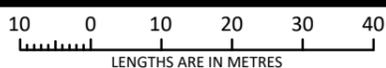
SEE SHEET 2



2070S-10 VER H.DWG AA/AA

Member of the Surbana Jurong Group
REF 2070s-10

SCALE
1:1000



ORIGINAL SHEET
SIZE: A3

SHEET 3

ROHAN MICHAEL BAKKER VERSION H

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S21
SEE SHEET 2

SEE SHEET 5

STREET

ISHTAR

ISHTAR
STREET

R16
2989m²

1006

1005

1004

1003

1002

1001

315m²

375m²

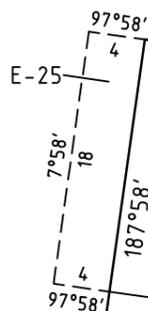
375m²

420m²

480m²

CENTURION
AVENUE

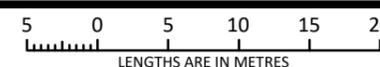
SEE SHEET 2



Member of the **Surbana Jurong Group**
REF 2070s-10

2070S-10 VER H.DWG AA/AA

SCALE
1:500



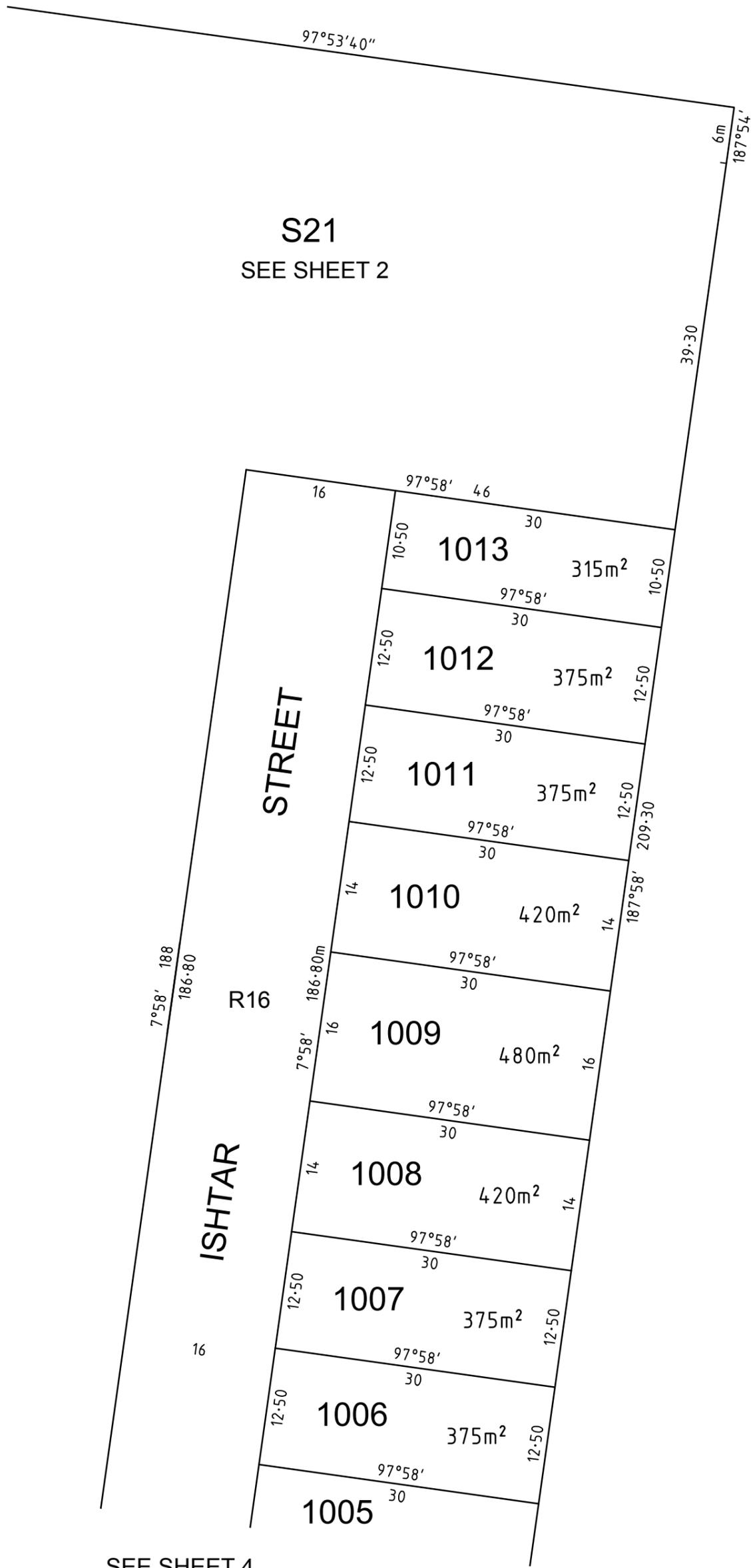
ORIGINAL SHEET
SIZE A3

SHEET 4

ROHAN MICHAEL BAKKER VERSION H

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CREATION OF RESTRICTION A

The following Restriction is to be created upon registration of Plan of Subdivision PS841640V/S10 by way of a restrictive covenant and as a restriction as defined in the Subdivision Act 1988.

Table of Land Burdened and Land Benefited:

BURDENED LOT No.	BENEFITING LOTS
1001	1002
1002	1001, 1003
1003	1002, 1004
1004	1003, 1005
1005	1004, 1006
1006	1005, 1007
1007	1006, 1008
1008	1007, 1009
1009	1008, 1010
1010	1009, 1011
1011	1010, 1012
1012	1011, 1013
1013	1012

DESCRIPTION OF RESTRICTION

The registered proprietor or proprietors for the time being of any burdened lot on the Plan of Subdivision must not without the consent of the Responsible Authority build or allow to be built on the lot:

Memorandum of Common Provisions (MCP)

1. Any building other than a building which has been constructed and sited in accordance with the Memorandum of Common Provisions registered in Dealing No. AA8216 and which Memorandum of Common Provisions is incorporated in this plan.

Small Lot Housing Code

2. Any building in the case of lots less than 300 square metres unless in accordance with the Small Lot Housing Code or unless a specific Planning Permit for the building has been obtained from Wyndham City Council.

The restrictions in paragraphs 1 and 2 shall cease to burden any lot on the Plan of Subdivision with affect from 31st December 2031.



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2070S-10 VER H.DWG AA/AA

ROHAN MICHAEL BAKKER VERSION H

ORIGINAL SHEET
SIZE: A3

SHEET 6