

PLAN OF SUBDIVISION

Under Section 37 of the Subdivision Act 1988

LUV USE ONLY
EDITION

PLAN NUMBER
PS905192T/S7

LOCATION OF LAND

COUNCIL NAME: WYNDHAM CITY COUNCIL

PARISH: TARNEIT

TOWNSHIP: -

SECTION: 8

CROWN ALLOTMENT: A1 (PART)

CROWN PORTION: -

TITLE REFERENCES: Vol. Fol.

LAST PLAN REFERENCE/S: PS905192T/S6 (LOT S7)

POSTAL ADDRESS: 1071 SAYERS ROAD
(At time of subdivision) TARNEIT, 3029

MGA94 Co-ordinates E 292 110
(of approx centre of N 5 807 890
land in plan) ZONE 55

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R8	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 2000 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.

LOTS ON THIS PLAN MAY BE AFFECTED BY ONE OR MORE RESTRICTIONS. SEE SHEET 11 FOR FURTHER DETAILS.

EASEMENTS E-2, E-5, E-6, E-7 AND E-15 HAVE BEEN OMITTED FROM THIS PLAN.

NOTATIONS

DEPTH LIMITATION: 15.24m BELOW THE SURFACE.

STAGING: THIS IS A STAGED SUBDIVISION.
PLANNING PERMIT No. WYP10817

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 20
2.174ha

18 LOTS

OTHER PURPOSE OF THE PLAN:

REMOVAL OF THAT PART OF DRAINAGE & SEWERAGE EASEMENT E-17 ON PS905192T/S6 AS AFFECTS BARCELONA WAY AND IMPLEXA DRIVE 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.

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	DRAINAGE SEWERAGE WATER SUPPLY (THROUGH UNDERGROUND PIPES)	SEE PLAN SEE PLAN SEE PLAN	PS905192T PS905192T PS905192T	WYNDHAM CITY COUNCIL GREATER WESTERN WATER CORPORATION GREATER WESTERN WATER CORPORATION
E-3	SEWERAGE	SEE PLAN	PS905192T	GREATER WESTERN WATER CORPORATION
E-4	DRAINAGE SEWERAGE	SEE PLAN SEE PLAN	PS905192T PS905192T	WYNDHAM CITY COUNCIL GREATER WESTERN WATER CORPORATION
E-8	SEWERAGE	SEE PLAN	PS905192T/S3	GREATER WESTERN WATER CORPORATION
E-9	DRAINAGE SEWERAGE	SEE PLAN SEE PLAN	PS905192T/S3 PS905192T/S3	WYNDHAM CITY COUNCIL GREATER WESTERN WATER CORPORATION
E-10	DRAINAGE	SEE PLAN	PS905192T/S5	WYNDHAM CITY COUNCIL
E-11	SEWERAGE	SEE PLAN	PS905192T/S4	GREATER WESTERN WATER CORPORATION
E-12	DRAINAGE SEWERAGE	SEE PLAN SEE PLAN	PS905192T/S4 PS905192T/S4	WYNDHAM CITY COUNCIL GREATER WESTERN WATER CORPORATION

SEE SHEET 2 FOR CONTINUATION

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Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-13	SEWERAGE	SEE PLAN	PS905192T/S5	GREATER WESTERN WATER CORPORATION
E-14	DRAINAGE	SEE PLAN	PS905192T/S5	WYNDHAM CITY COUNCIL
	SEWERAGE	SEE PLAN	PS905192T/S5	GREATER WESTERN WATER CORPORATION
E-16	SEWERAGE	SEE PLAN	PS905192T/S6	GREATER WESTERN WATER CORPORATION
E-17	DRAINAGE	SEE PLAN	PS905192T/S6	WYNDHAM CITY COUNCIL
	SEWERAGE	SEE PLAN	PS905192T/S6	GREATER WESTERN WATER CORPORATION
E-18	SEWERAGE	SEE PLAN	THIS PLAN	GREATER WESTERN WATER CORPORATION
E-19	DRAINAGE	SEE PLAN	THIS PLAN	WYNDHAM CITY COUNCIL
	SEWERAGE	SEE PLAN	THIS PLAN	GREATER WESTERN WATER CORPORATION
E-20	DRAINAGE	SEE PLAN	PS905192T/S4	WYNDHAM CITY COUNCIL



2070S-20 VER D.DWG AA/AA

Member of the **Surbana Jurong Group**
REF 2070s-20

ROHAN MICHAEL BAKKER VERSION D

ORIGINAL SHEET
SIZE: A3

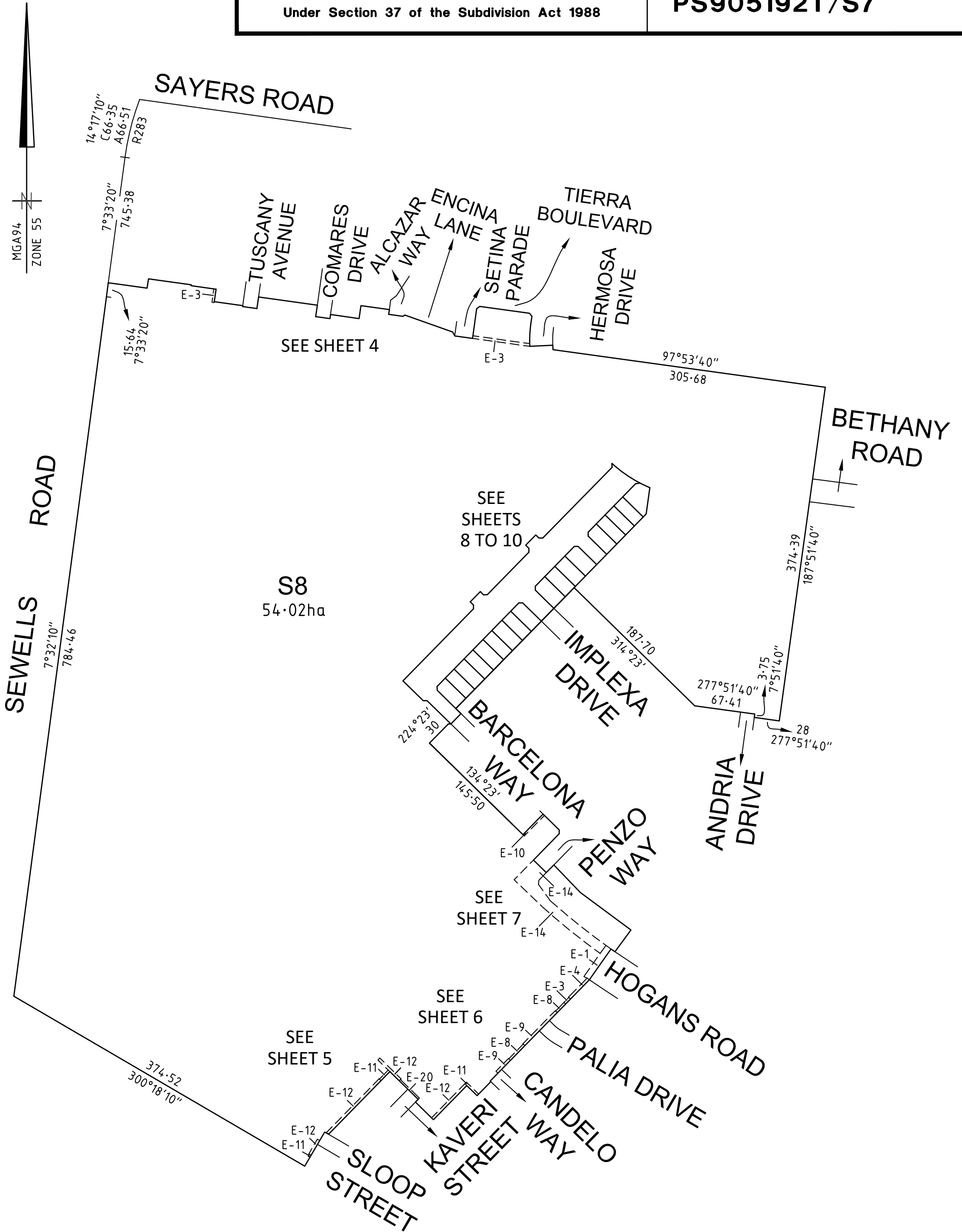
SHEET 2

PLAN OF SUBDIVISION

Under Section 37 of the Subdivision Act 1988

PLAN NUMBER

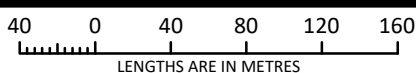
PS905192T/S7



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REF 2070s-20

2070S-20 VER D.DWG AA/AA

SCALE
1:4000



ORIGINAL SHEET
SIZE: A3

SHEET 3

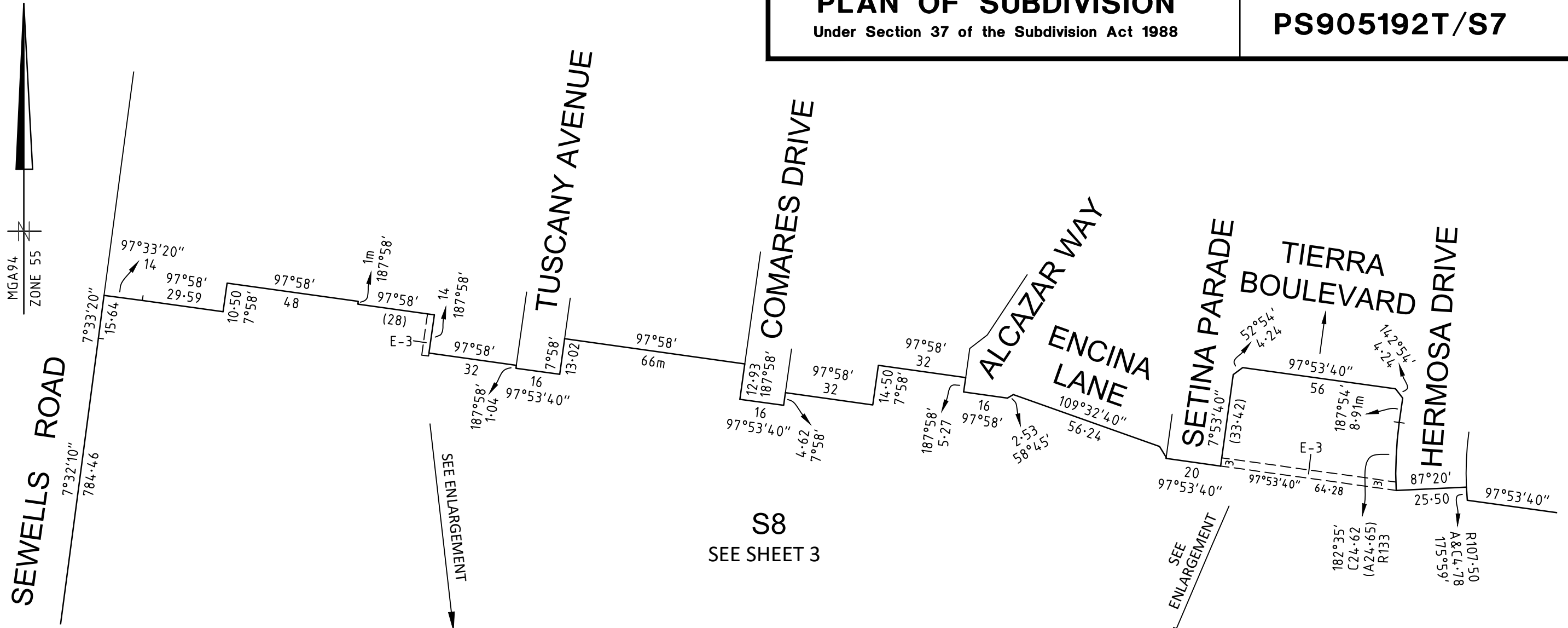
ROHAN MICHAEL BAKKER VERSION D

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SEWELLS ROAD

TUSCANY AVENUE

COMARES DRIVE

ALCAZAR WAY

ENCINA LANE

SETINA PARADE

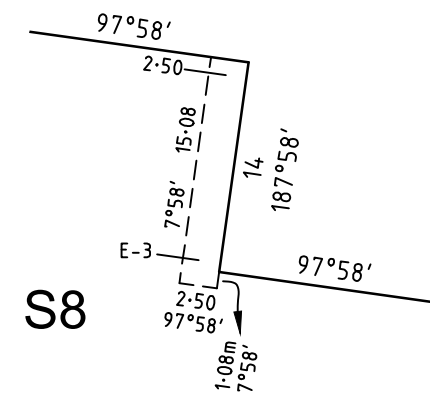
TIERRA BOULEVARD

HERMOSA DRIVE

S8
SEE SHEET 3

SEE SHEET 3

SEE SHEET 3



ENLARGEMENT
SCALE 1:500

ENCINA LANE

SETINA PARADE

S8

ENLARGEMENT
SCALE 1:500

2070S-20 VER D.DWG AA/AA
SMEC
Member of the Surbana Jurong Group
REF 2070s-20

SCALE
1:1500

LENGTHS ARE IN METRES

ORIGINAL SHEET
SIZE A3

SHEET 4

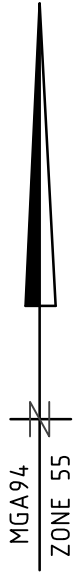
ROHAN MICHAEL BAKKER VERSION D

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SEE SHEET 7

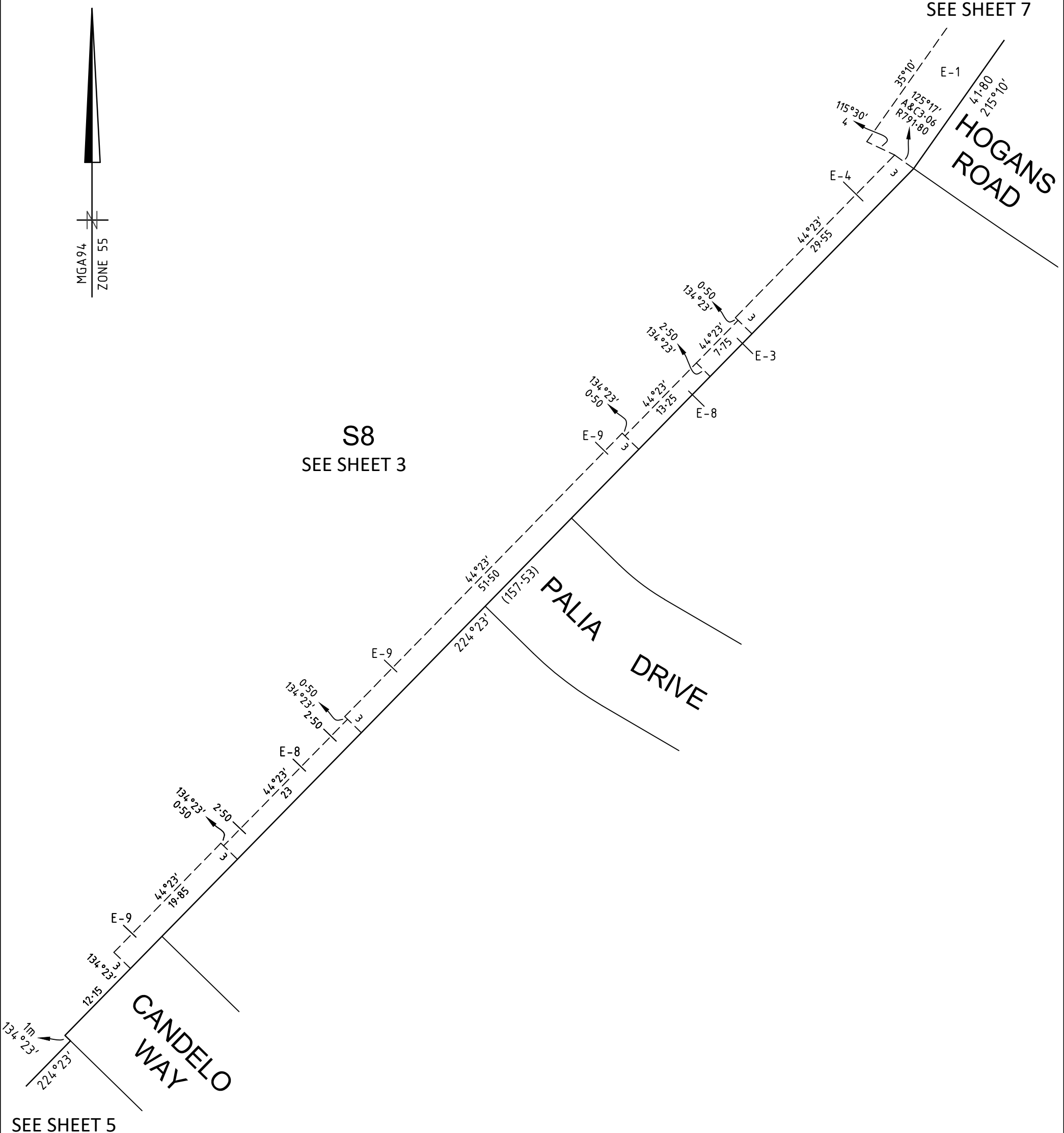
HOGANS ROAD

S8
SEE SHEET 3

PALIA DRIVE

CANDELO WAY

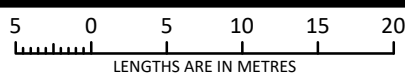
SEE SHEET 5



Member of the Surbana Jurong Group
REF 2070s-20

2070S-20 VER D.DWG AA/AA

SCALE
1:500



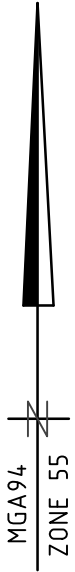
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SHEET 6

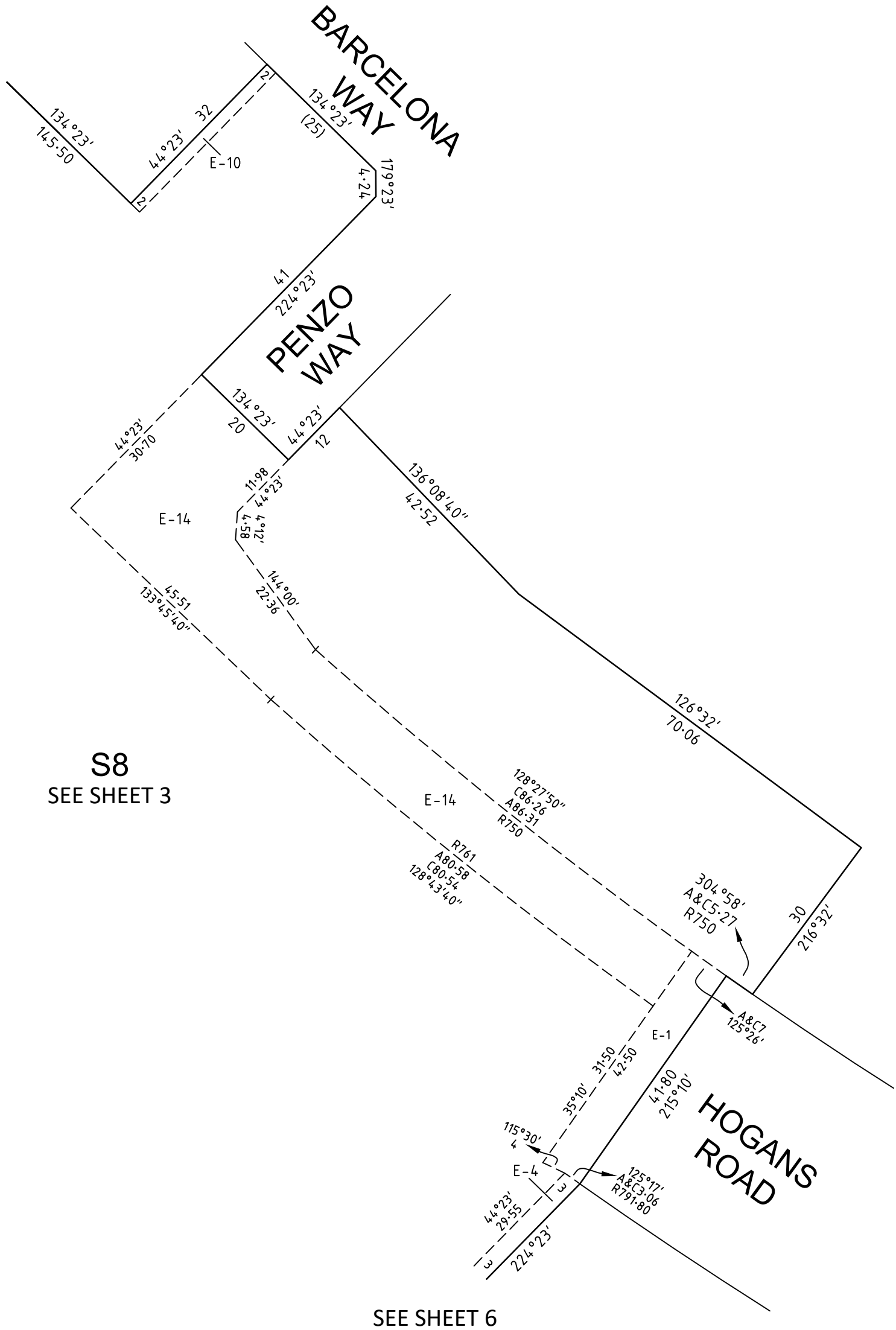
ROHAN MICHAEL BAKKER VERSION D

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SEE SHEET 3



S8
SEE SHEET 3

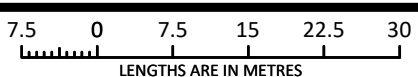
SEE SHEET 6



2070S-20 VER D.DWG AA/AA

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SCALE
1:750



ORIGINAL SHEET
SIZE: A3

SHEET 7

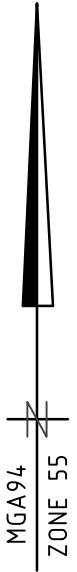
ROHAN MICHAEL BAKKER VERSION D

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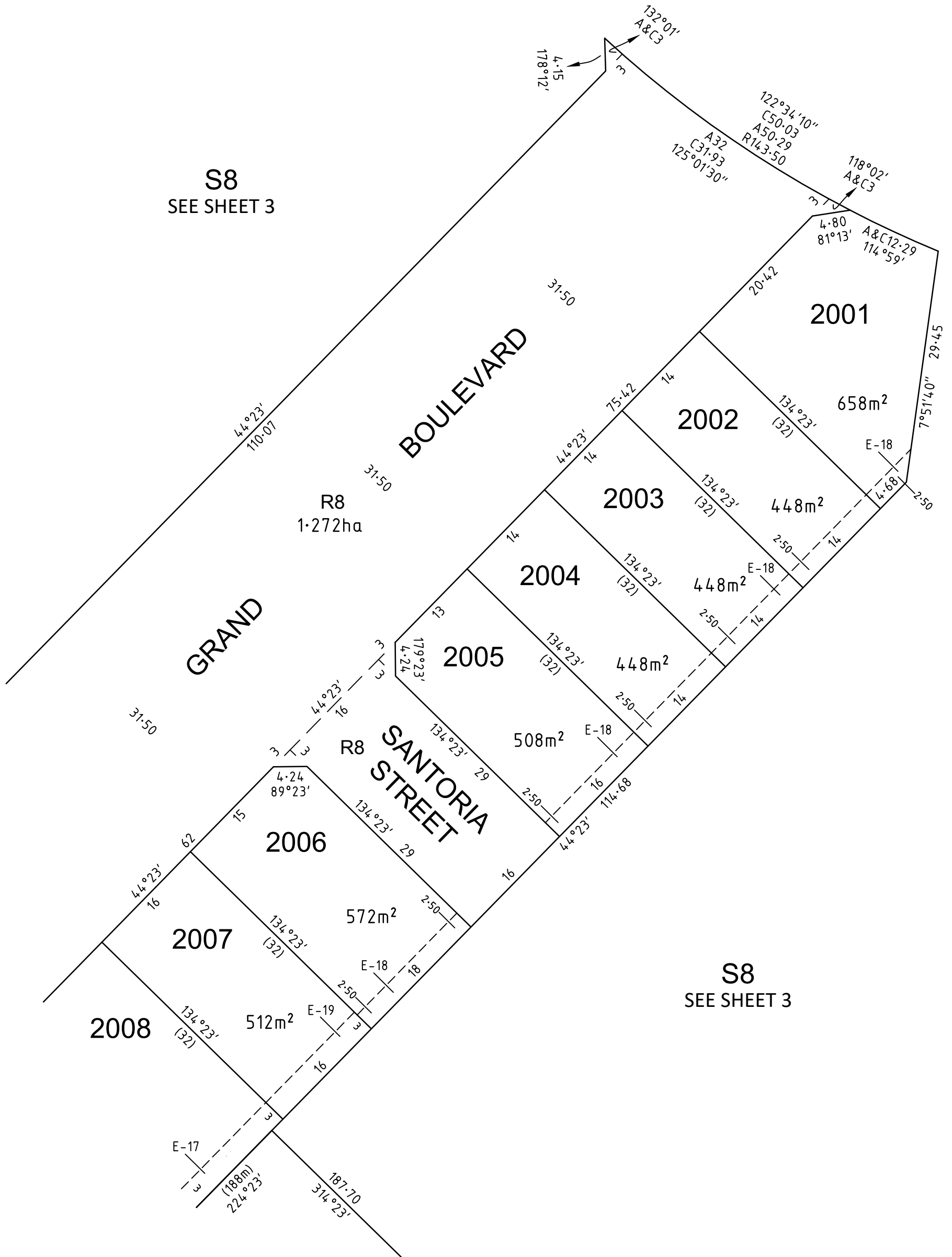
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S8
SEE SHEET 3



SEE SHEET 9

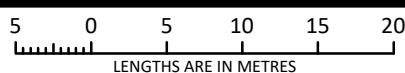
S8
SEE SHEET 3



2070S-20 VER D.DWG AA/AA

Member of the Surbana Jurong Group
REF 2070s-20

SCALE
1:500



ORIGINAL SHEET
SIZE: A3

SHEET 8

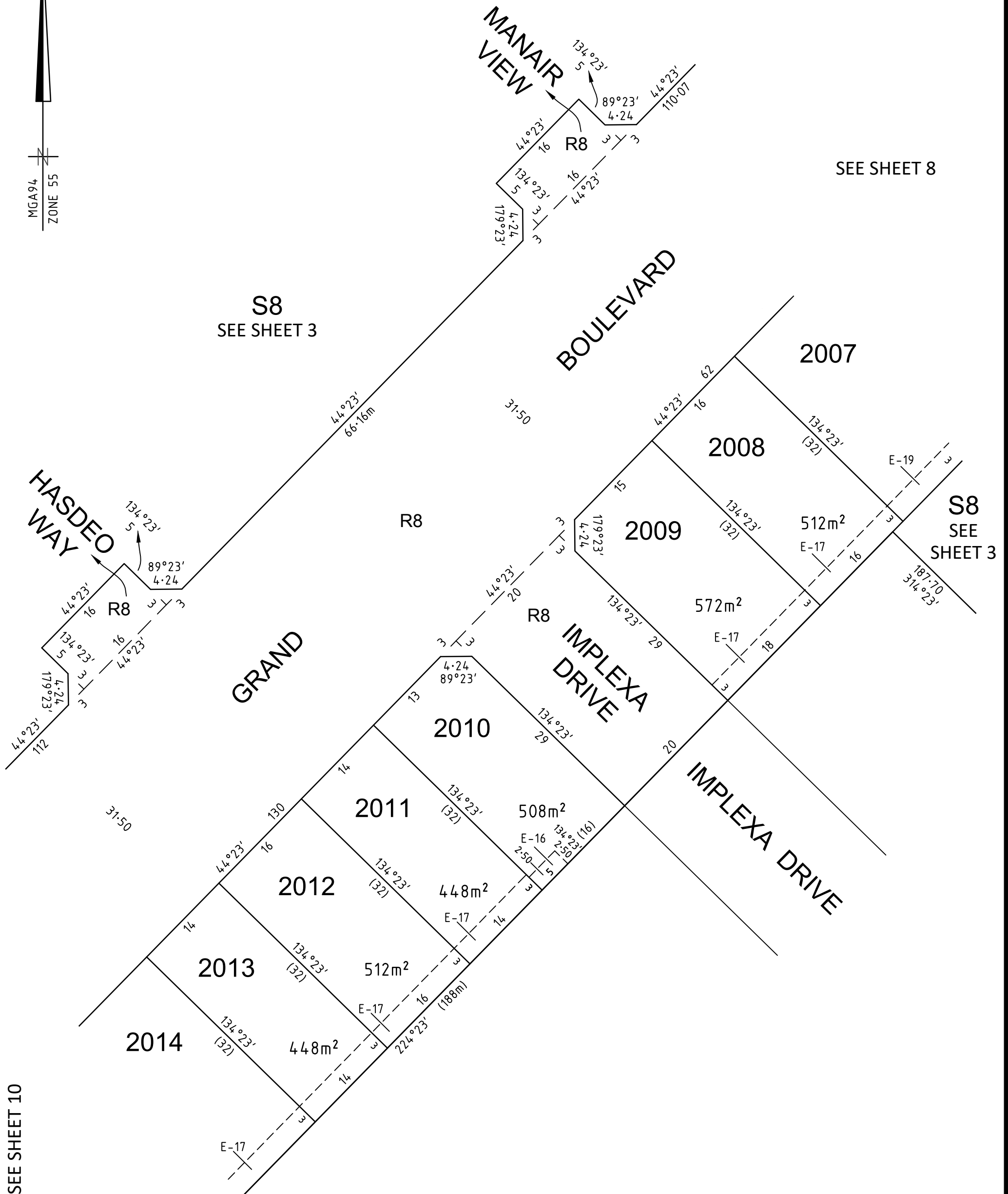
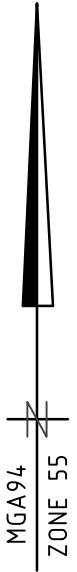
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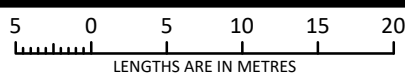
SEE SHEET 10



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2070S-20 VER D.DWG AA/AA

SCALE
1:500



ORIGINAL SHEET
SIZE: A3

SHEET 9

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CREATION OF RESTRICTION A

The following Restriction is to be created upon registration of Plan of Subdivision PS905192T/S7 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
2001	2002
2002	2001, 2003
2003	2002, 2004
2004	2003, 2005
2005	2004
2006	2007
2007	2006, 2008
2008	2007, 2009
2009	2008
2010	2011
2011	2010, 2012
2012	2011, 2013
2013	2012, 2014
2014	2013, 2015
2015	2014, 2016
2016	2015, 2017
2017	2016, 2018
2018	2017

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. AA and which Memorandum of Common Provisions is incorporated in this plan.

The restriction shall cease to burden any lot on the Plan of Subdivision with affect from 31st December 2034.