
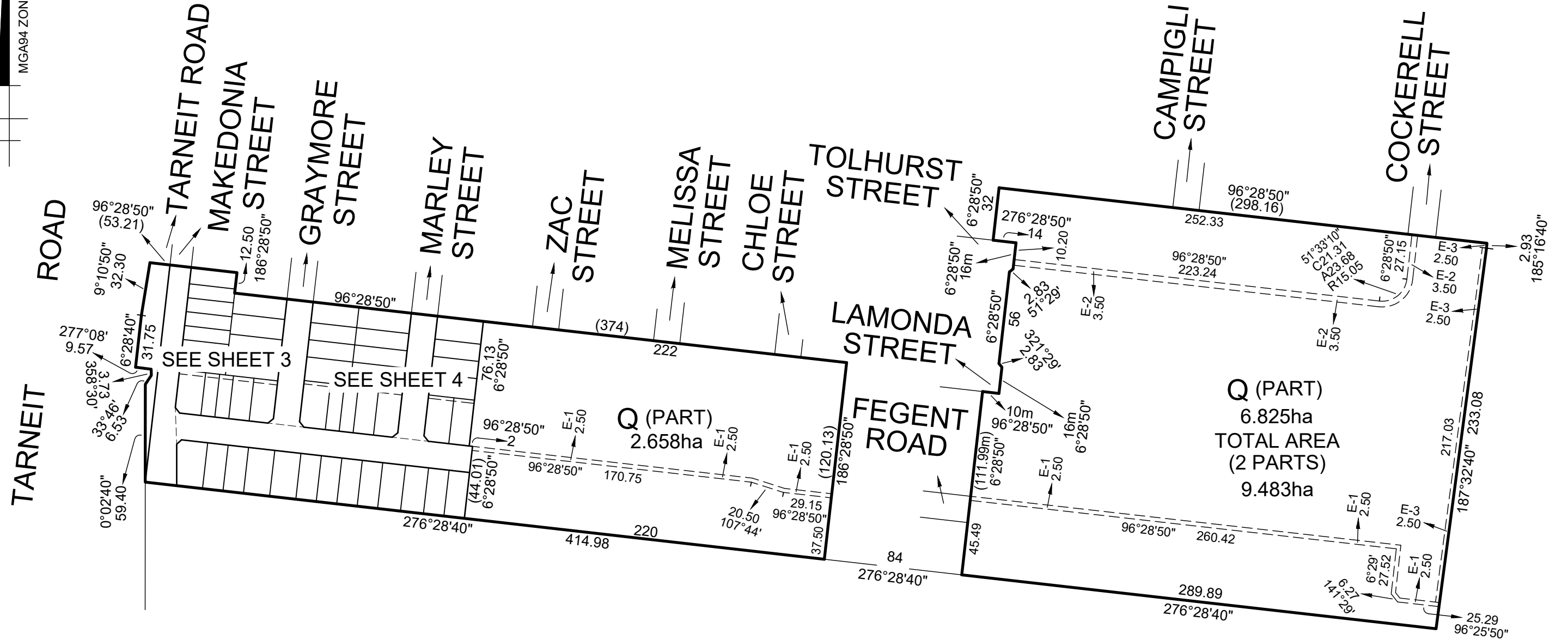


PLAN OF SUBDIVISION			EDITION 1	PS749003S
LOCATION OF LAND PARISH: TARNEIT TOWNSHIP: --- SECTION: 21 CROWN ALLOTMENT: --- CROWN PORTION: C (Part) TITLE REFERENCE: Vol. Fol. LAST PLAN REFERENCE: Lot P on PS749002U POSTAL ADDRESS: 1121 Dohertys Road (at time of subdivision) TARNEIT 3029 MGA 94 CO-ORDINATES: E: 295 415 ZONE: 55 (of approx centre of land in plan) N: 5 810 865 GDA 94			COUNCIL NAME: Wyndham City Council	
VESTING OF ROADS AND/OR RESERVES			NOTATIONS	
IDENTIFIER	COUNCIL/BODY/PERSON		Lots 1301 to 1312, 1317 to 1325, & 1330 to 1333 on this plan may be affected by one or more restrictions. Refer to Creation of Restriction A & B on Sheet 5 of this plan for details. OTHER PURPOSE OF PLAN To Remove that part of easement E-1 created on PS733919B in so far as it lies within Road R1 herein. GROUND FOR REMOVAL: By agreement between all interested parties pursuant to Section 6(1)(k) of the Subdivision Act 1988.	
Road R1 Road R2	Wyndham City Council Wyndham City Council			
NOTATIONS			EMERALD PARK - Release 13 Area of Release: 2.488ha No. of Lots: 48 Lots and Balance Lot Q	
DEPTH LIMITATION: Does Not Apply				
SURVEY: This plan is based on survey. STAGING: This is not a staged subdivision. Planning Permit No. WYP 8464/15 This survey has been connected to permanent marks no(s) PM90, PM714, PM790 In Proclaimed Survey Area no				
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	Sewerage	See Diag.	PS733919B	City West Water Corporation
E-2	Drainage	See Diag.	PS743462Q	Wyndham City Council
E-3	Sewerage	2.50	PS743466G	City West Water Corporation
E-4	Sewerage	See Diag.	This Plan	City West Water Corporation
 Urban Development Built Environments Infrastructure 8 / 270 Ferntree Gully Road, Notting Hill, Victoria, 3168 Tel: 61 3 9501 2800 Web: taylorstds.com.au		SURVEYORS FILE REF: Ref. 02270-S13 Licensed Surveyor: RICHARD ILLINGWORTH / Version No 4		ORIGINAL SHEET SIZE: A3 SHEET 1 OF 5

MGA94 ZONE 55



SEE RELEASE 14 (PS749004Q) FOR ADDITIONAL DRAINAGE & SEWERAGE EASEMENTS REQUIRED TO SERVICE LOTS ON THIS PLAN.



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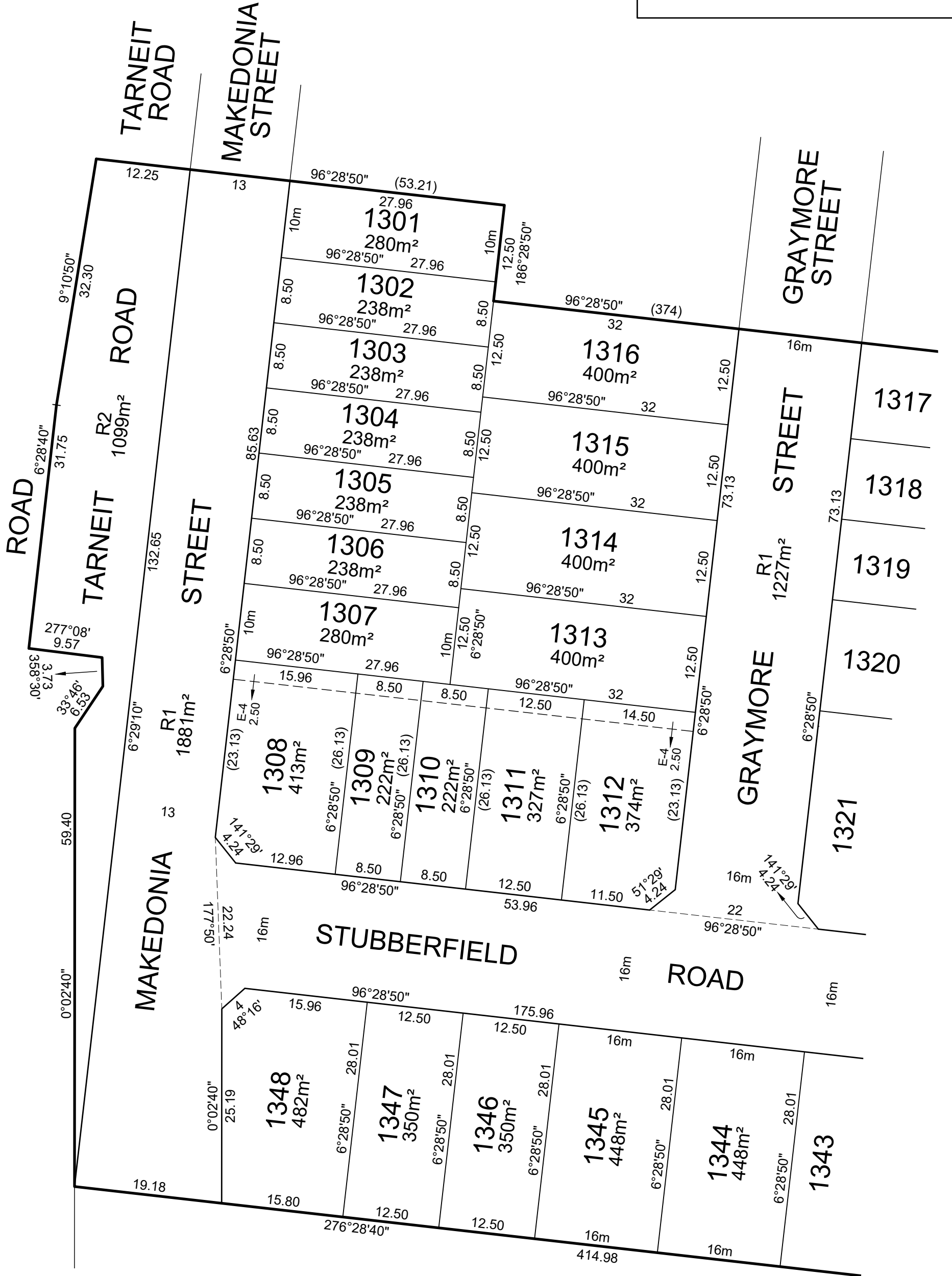
SCALE 1:2500
 25 0 25 50 75 100
 LENGTHS ARE IN METRES

ORIGINAL SHEET SIZE: A3 Ref. 02270-S13 SHEET 2

Licensed Surveyor:
 RICHARD ILLINGWORTH / Version No 4

MGA94 ZONE 55

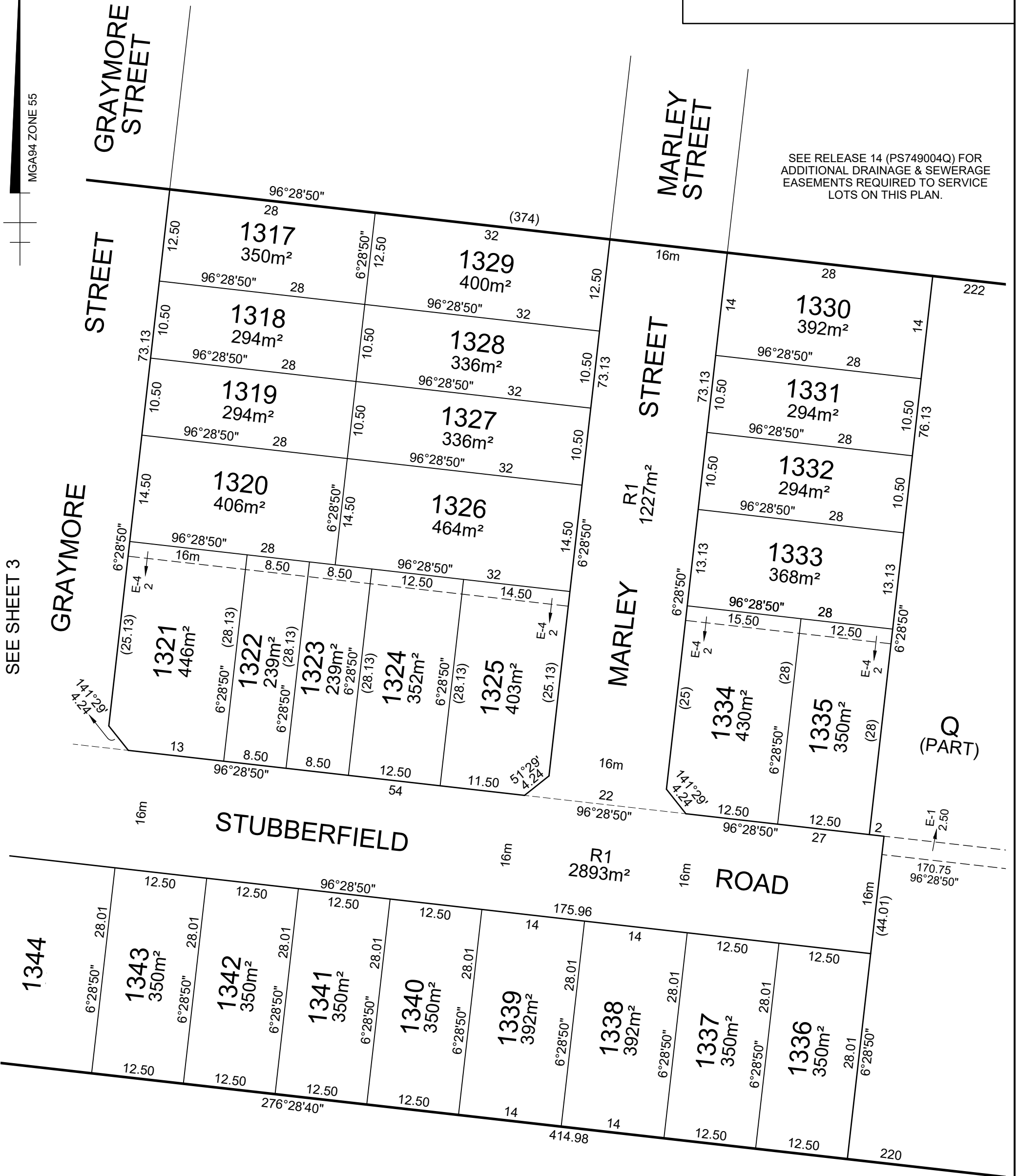
TARNEIT



SEE SHEET 4

MG94 ZONE 55

SEE RELEASE 14 (PS749004Q) FOR ADDITIONAL DRAINAGE & SEWERAGE EASEMENTS REQUIRED TO SERVICE LOTS ON THIS PLAN.



SEE SHEET 3

CREATION OF RESTRICTION 'A'

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.

BURDENED LAND: See Table 1
 BENEFITED LAND: See Table 1

RESTRICTION:

The registered proprietor or proprietors for the time being of any burdened lot to which this restriction applies must not build or permit to be built or remain on the lot any building other than a building which has been constructed in accordance with the Small Lot Housing Code (Type A) incorporated into the Wyndham Planning Scheme unless a planning permit is granted by the responsible authority for a building that does not conform with the Small Lot Housing Code.

Expiry date: 01/01/2030

TABLE 1

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
1301	1302
1302	1301, 1303, 1316
1303	1302, 1304, 1315, 1316
1304	1303, 1305, 1315
1305	1304, 1306, 1314, 1315
1306	1305, 1307, 1313, 1314
1307	1306, 1308, 1309, 1310, 1313
1309	1307, 1308, 1310
1310	1307, 1309, 1311, 1313
1318	1317, 1319, 1328
1319	1318, 1320, 1327
1322	1320, 1321, 1323
1323	1320, 1322, 1324, 1326
1331	1330, 1332
1332	1331, 1333

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.

BURDENED LAND: See Table 2
 BENEFITED LAND: See Table 2

RESTRICTION:

The burdened land cannot be used except in accordance with the provisions recorded in MCP.....

Expiry date: 01/01/2030

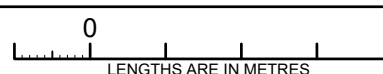
TABLE 2

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
1308	1307, 1309
1311	1310, 1312, 1313
1312	1311, 1313
1317	1318, 1329
1320	1319, 1321, 1322, 1323, 1326
1321	1320, 1322
1324	1323, 1325, 1326
1325	1324, 1326
1330	1331
1333	1332, 1334, 1335



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SCALE



ORIGINAL SHEET SIZE: A3

Ref. 02270-S13

SHEET 5

Licensed Surveyor:

RICHARD ILLINGWORTH / Version No 4