
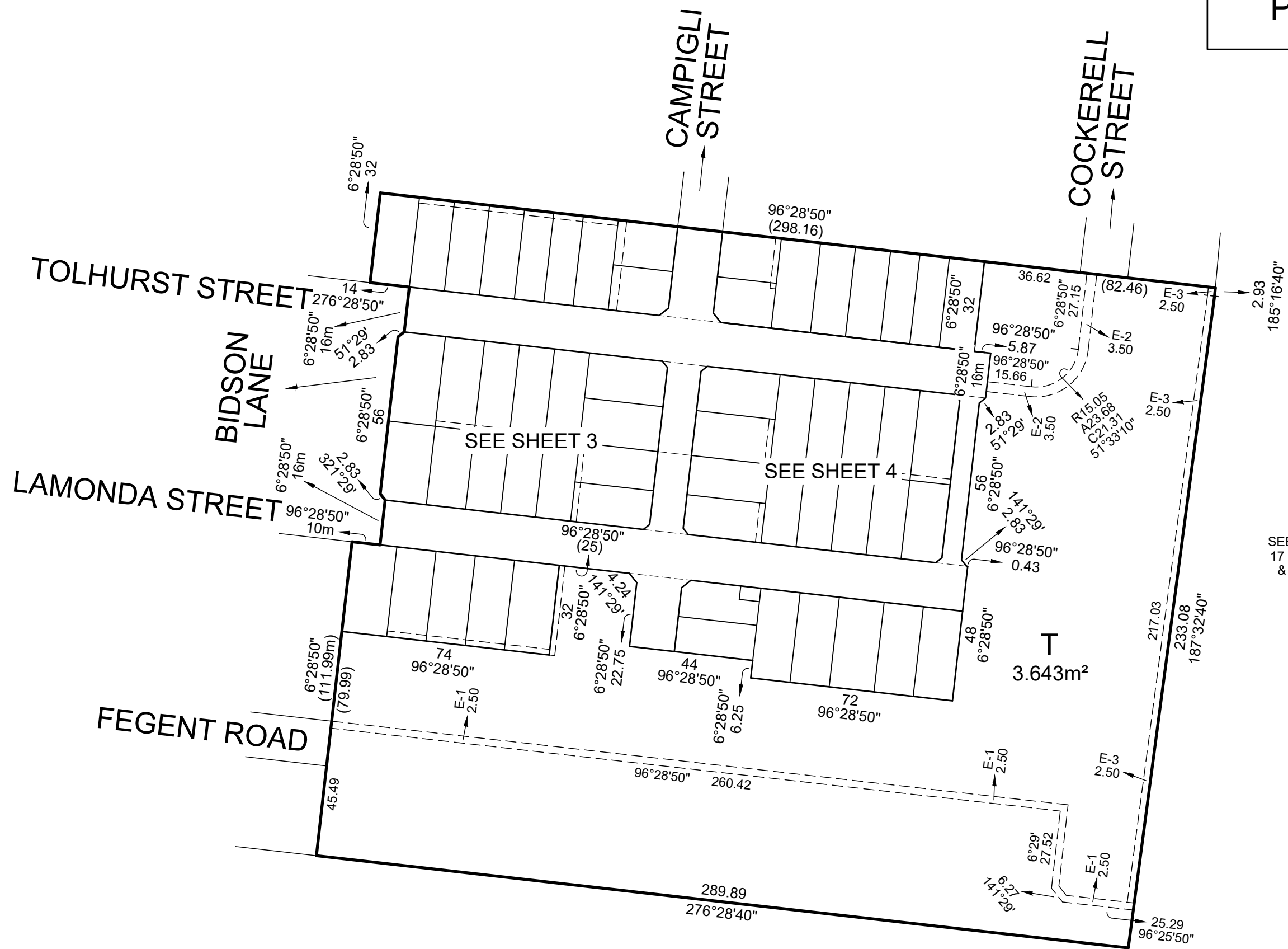
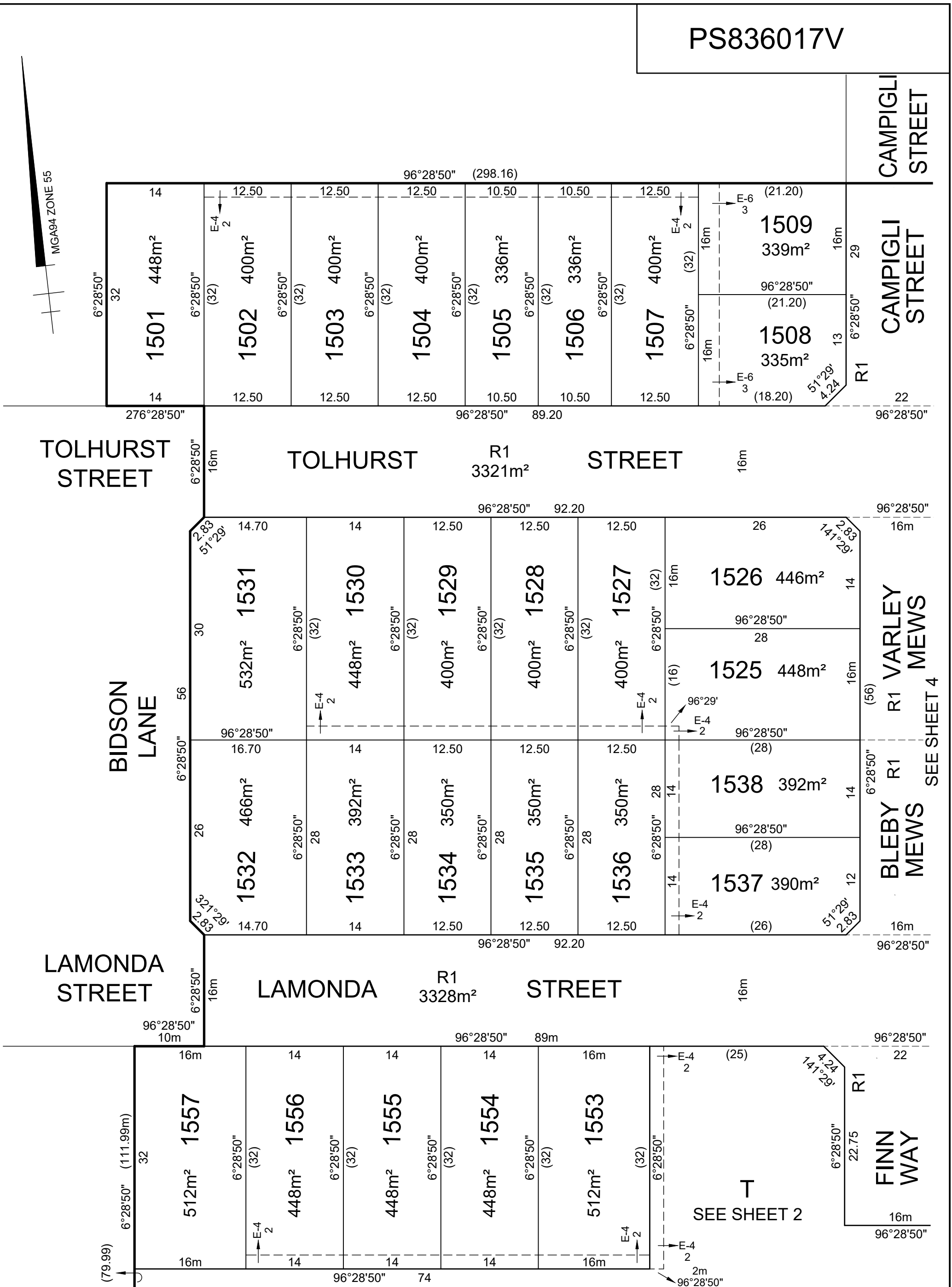


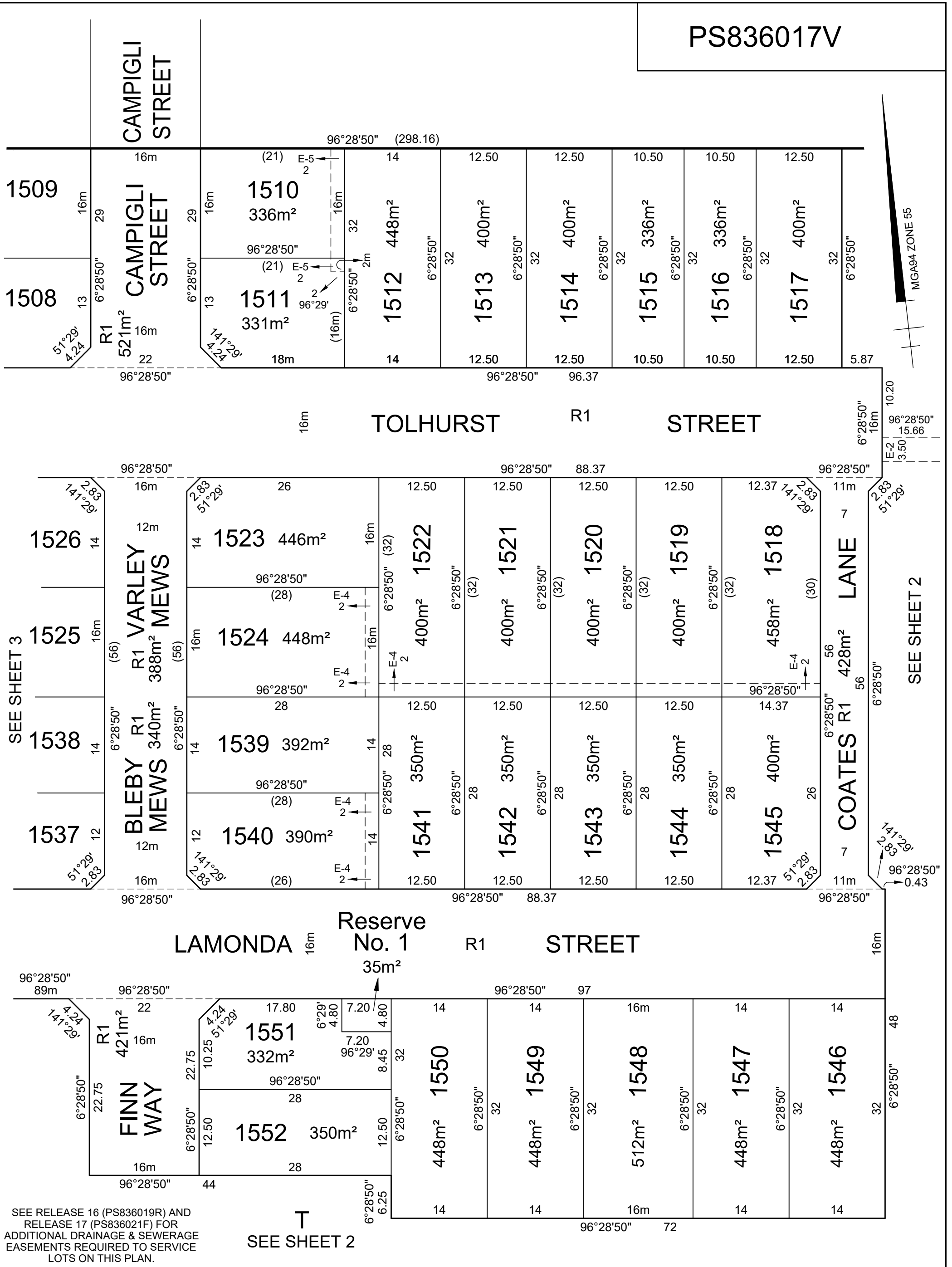
PLAN OF SUBDIVISION			EDITION 1	PS836017V
LOCATION OF LAND PARISH: TARNEIT TOWNSHIP: - SECTION: 21 CROWN ALLOTMENT: - CROWN PORTION: C (PART) TITLE REFERENCE: Vol. Fol. LAST PLAN REFERENCE: Lot R on PS749004Q POSTAL ADDRESS: 1121 Dohertys Road (at time of subdivision) TARNEIT 3029 MGA 94 CO-ORDINATES: E: 295 950 ZONE: 55 (of approx centre of land N: 5 810 850 in plan)			Council Name: Wyndham City Council SPEAR Reference Number: S150993H	
VESTING OF ROADS AND/OR RESERVES			NOTATIONS	
IDENTIFIER	COUNCIL/BODY/PERSON		Lots on this plan may be affected by a restriction. Refer to Creation of Restriction A on sheet 5 of this plan for details. OTHER PURPOSE OF PLAN To remove that part of easement E-2 created on PS743462Q 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 Reserve No. 1	Wyndham City Council Powercor Australia Ltd			
NOTATIONS				
DEPTH LIMITATION: Does Not Apply				
SURVEY: This plan is based on survey. STAGING: This is not a staged subdivision. Planning Permit No. WYP8464/15 This survey has been connected to permanent marks no(s) PM90, PM714, PM790 In Proclaimed Survey Area no				
EMERALD PARK - Release 15 Area of Release: 3.182ha No. of Lots: 57 Lots and Balance Lot T				
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	Drainage	2m	This Plan	Wyndham City Council
E-5	Sewerage	2m	This Plan	City West Water Corporation
E-6	Drainage	See Diagram	This Plan	Wyndham City Council
	Sewerage			City West Water Corporation
 TAYLORS Urban Development Built Environments Infrastructure 8 / 270 Ferntree Gully Road, Notting Hill, Victoria, 3168 Tel: 61 3 9501 2800 Web: taylorssds.com.au		SURVEYORS FILE REF: Ref. 02270-S15 Ver. 4		ORIGINAL SHEET SIZE: A3 SHEET 1 OF 5
		Licensed Surveyor: RICHARD ILLINGWORTH / Version No 4		

MGA94 ZONE 55



SEE RELEASE 16 (PS836019R) AND RELEASE 17 (PS836021F) FOR ADDITIONAL DRAINAGE & SEWERAGE EASEMENTS REQUIRED TO SERVICE LOTS ON THIS PLAN.





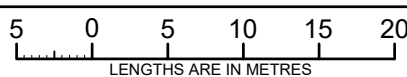
SEE RELEASE 16 (PS836019R) AND
RELEASE 17 (PS836021F) FOR
ADDITIONAL DRAINAGE & SEWERAGE
EASEMENTS REQUIRED TO SERVICE
LOTS ON THIS PLAN.

T
SEE SHEET 2



Urban Development | Built Environments | Infrastructure
8 / 270 Ferntree Gully Road, Notting Hill, Victoria, 3168
Tel: 61 3 9501 2800 | Web: taylorssds.com.au

SCALE
1:500



Licensed Surveyor:

RICHARD ILLINGWORTH / Version No 4

ORIGINAL SHEET
SIZE: A3

Ref. 02270-S15
Ver. 4

SHEET 4

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:

Except with the written consent of the Responsible Authority the registered proprietor or proprietors for the time being of any burdened lot to which this restriction applies must not construct or allow to be constructed or remain on the lot any building unless:

- a. The design of buildings have the main frontage of the dwelling to positively address the street frontage.
- b. Buildings are designed with articulation to the street frontage to provide visual interest.
- c. Any landscaping used enhances the appearance of the dwelling from the street frontage and is designed with regard to any landscaping existing within the adjoining streetscape.

Expiry date: 01/03/2030

TABLE 1

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
1523	1524, 1525, 1526
1524	1523, 1525, 1526
1525	1523, 1524, 1526
1526	1523, 1524, 1525
1537	1538, 1539, 1540
1538	1537, 1539, 1540
1539	1537, 1538, 1540
1540	1537, 1538, 1539