

| PLAN OF SUBDIVISION | | EDITION 1 | PS 906028C | |
|---|-------------------------|--|-------------------------|-------------------------------|
| LOCATION OF LAND PARISH: DJERRIWARRH TOWNSHIP: - SECTION: B CROWN ALLOTMENT: 4 (PART) CROWN PORTION: - TITLE REFERENCE: C/T VOL FOL ... LAST PLAN REFERENCE: LOT AG on PS 901665W POSTAL ADDRESS: SHELTERBELT AVENUE, (at time of subdivision) WEIR VIEWS, VIC, 3338 MGA94 CO-ORDINATES: E: 286 780 ZONE: 55 (of approx centre of land in plan) N: 5 822 250 | | | | |
| VESTING OF ROADS AND/OR RESERVES | | NOTATIONS | | |
| IDENTIFIER | COUNCIL / BODY / PERSON | Lots 1 to 1900, and A to AG (all inclusive) have been omitted from this plan. <u>Other purpose of the plan:</u> To remove by agreement via Section 6(1)(k) of the Subdivision Act 1988 the following easements that lie within this plan: | | |
| ROAD R-1 | CITY OF MELTON | | | |
| NOTATIONS | | <ol style="list-style-type: none"> 1. those parts of easement E-8 created in PS 817197X that lie within Shelterbelt Avenue and Cadastral Way. 2. those parts of easement E-12 created in PS 901665W that lie within Councillor Drive and Uplands Crescent. | | |
| DEPTH LIMITATION :15.24 metres below the surface applies to all the land in this plan | | | | |
| SURVEY: This plan is based on survey STAGING: This is not a staged subdivision Planning Permit No. PA2018/6160 This survey has been connected to permanent marks No(s). PM 248 & PM 249 (DJERRIWARRA) In Proclaimed Survey Area No. PSA27 | | | | |
| EASEMENT INFORMATION | | | | |
| LEGEND: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road) | | | | |
| Easement Reference | Purpose | Width (Metres) | Origin | Land Benefited / In Favour of |
| SEE SHEET 2 FOR DETAILS | | | | |
| SEVENTH BEND ESTATE - STAGE 19 (36 LOTS) | | | AREA OF STAGE - 2.047ha | |
| 414 La Trobe Street PO Box 16084 Melbourne Vic 8007 T 61 3 9993 7888 spiire.com.au | | SURVEYORS FILE REF: 308947SV00 | | ORIGINAL SHEET SIZE: A3 |
| | | Licensed Surveyor: Lyall Murray Timms Version: 1 | | SHEET 1 OF 8 |

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 DIAGRAM | C/E U850266E | WESTERN REGION WATER AUTHORITY |
| E-2 | SEWERAGE | SEE DIAGRAM | PS 817189W | WESTERN REGION WATER AUTHORITY |
| E-3 | DRAINAGE | SEE DIAGRAM | PS 825781S | MELBOURNE WATER CORPORATION |
| E-4 | DRAINAGE | SEE DIAGRAM | PS 825781S | CITY OF MELTON |
| E-5 | DRAINAGE | SEE DIAGRAM | PS 817197X | CITY OF MELTON |
| E-5 | SEWERAGE | SEE DIAGRAM | PS 817197X | GREATER WESTERN WATER |
| E-6 | SEWERAGE | SEE DIAGRAM | PS 817197X | GREATER WESTERN WATER |
| E-7 | DRAINAGE | SEE DIAGRAM | PS 841628K | CITY OF MELTON |
| E-8 | DRAINAGE | SEE DIAGRAM | PS 901665W | CITY OF MELTON |
| E-8 | SEWERAGE | SEE DIAGRAM | PS 901665W | GREATER WESTERN WATER |
| E-9 | SEWERAGE | SEE DIAGRAM | PS 901665W | GREATER WESTERN WATER |
| E-10 | DRAINAGE | SEE DIAGRAM | PS820467B | CITY OF MELTON |
| E-11 | SEWERAGE | SEE DIAGRAM | PS820467B | GREATER WESTERN WATER |
| E-12 | DRAINAGE | SEE DIAGRAM | PS820467B | CITY OF MELTON |
| E-12 | SEWERAGE | SEE DIAGRAM | PS820467B | GREATER WESTERN WATER |
| E-13 | SEWERAGE | SEE DIAGRAM | PS820467B | GREATER WESTERN WATER |
| E-13 | SEWERAGE | SEE DIAGRAM | C/E U850266E | WESTERN REGION WATER AUTHORITY |
| E-14 | DRAINAGE | SEE DIAGRAM | PS820467B | CITY OF MELTON |
| E-14 | SEWERAGE | SEE DIAGRAM | C/E U850266E | WESTERN REGION WATER AUTHORITY |
| E-15 | DRAINAGE | SEE DIAGRAM | PS820467B | CITY OF MELTON |
| E-15 | SEWERAGE | SEE DIAGRAM | PS817189W | WESTERN REGION WATER AUTHORITY |
| E-16 | DRAINAGE | 2 | THIS PLAN | CITY OF MELTON |
| E-17 | SEWERAGE | 2.50 | THIS PLAN | GREATER WESTERN WATER |
| E-18 | DRAINAGE | 3 | THIS PLAN | CITY OF MELTON |
| E-18 | SEWERAGE | 3 | THIS PLAN | GREATER WESTERN WATER |

SURVEYOR'S FILE REF: 308947SV00

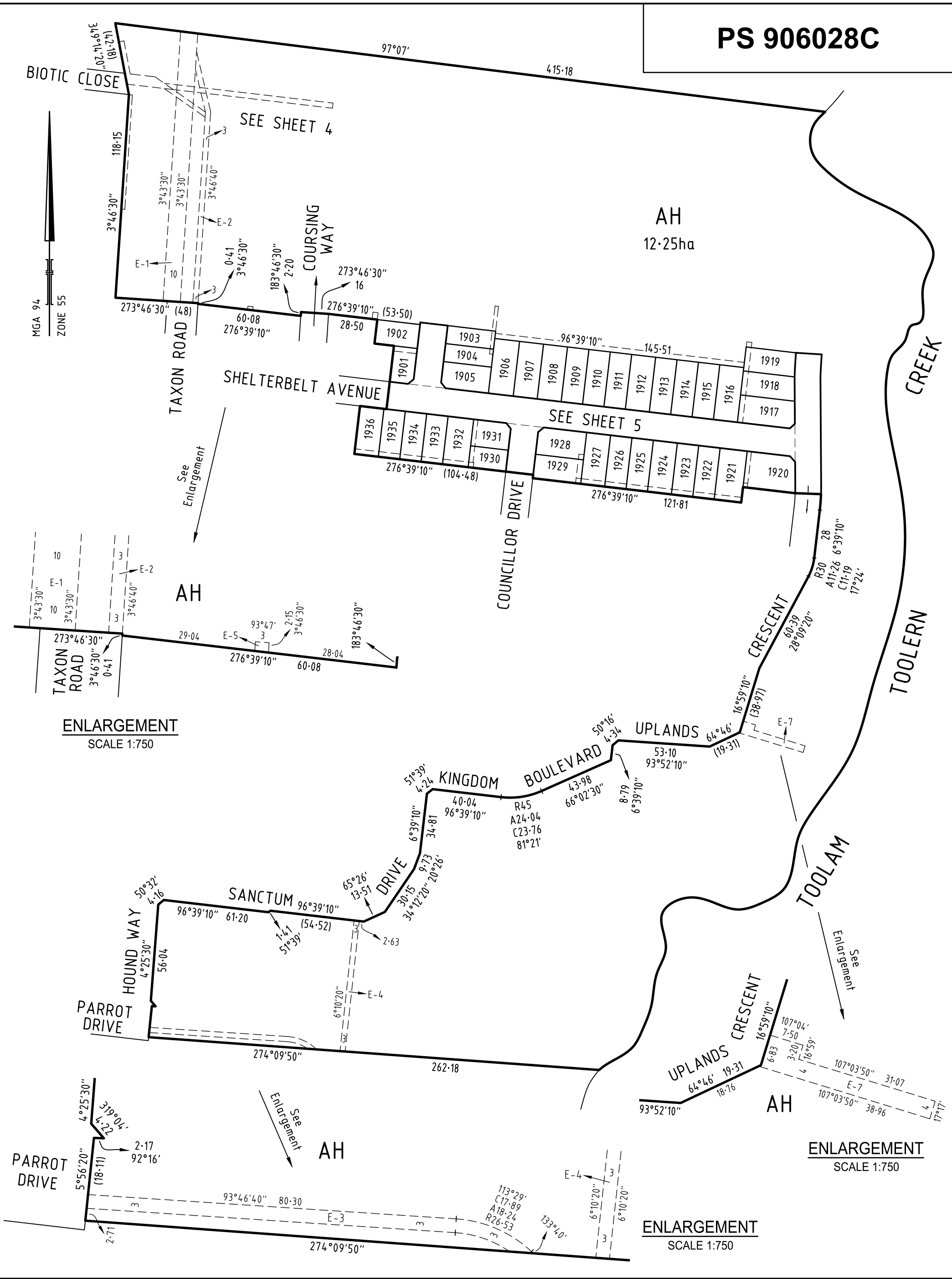
ORIGINAL SHEET
SIZE: A3

SHEET 2



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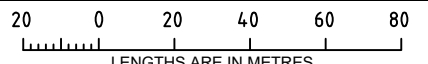
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Version: 1



ENLARGEMENT
SCALE 1:750

ENLARGEMENT
SCALE 1:750

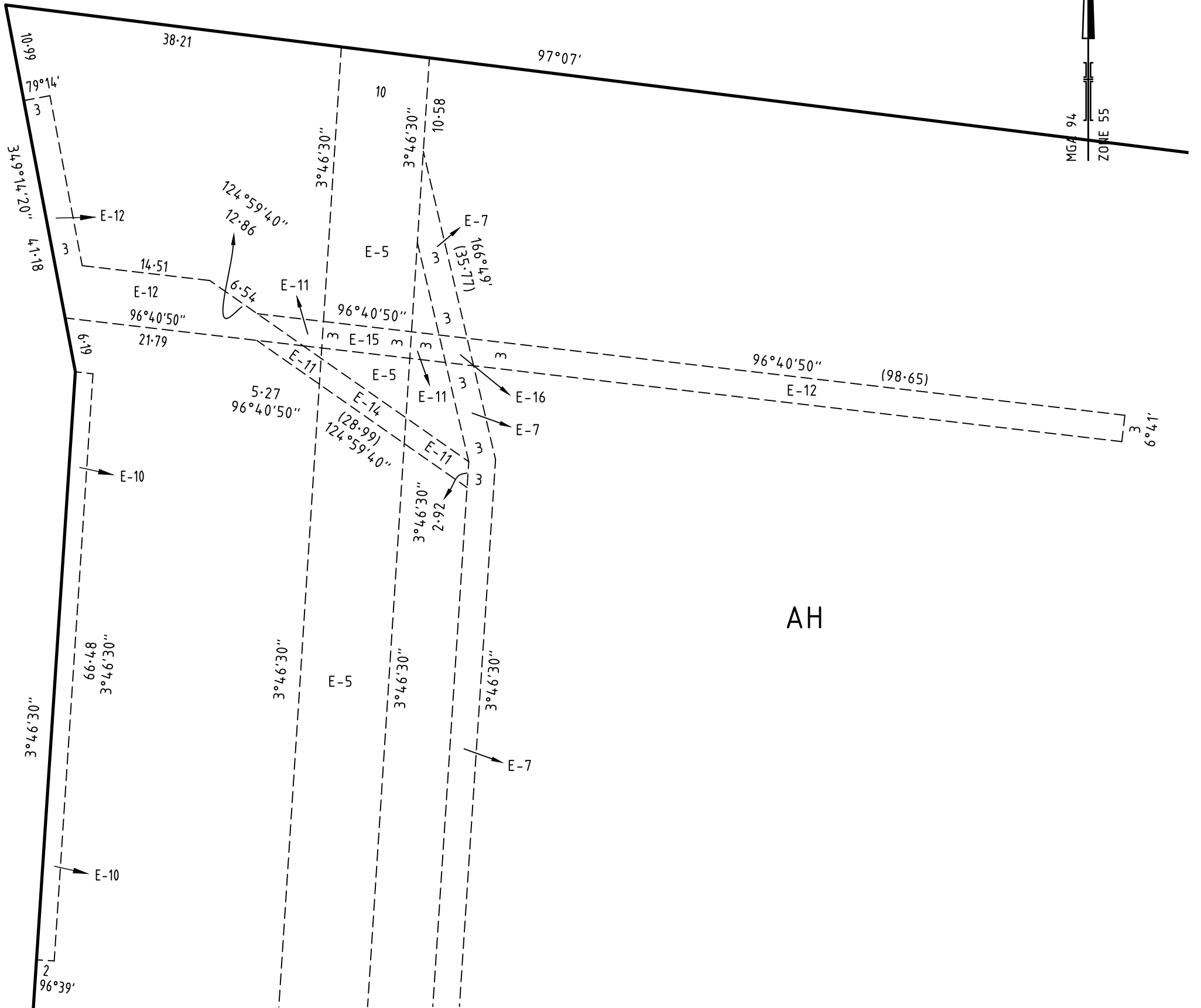
ENLARGEMENT
SCALE 1:750

| | | | |
|---------------------------------|---|-------------------------|---------|
| SURVEYOR'S FILE REF: 308947SV00 | SCALE 1: 2000  LENGTHS ARE IN METRES | ORIGINAL SHEET SIZE: A3 | SHEET 3 |
|---------------------------------|---|-------------------------|---------|



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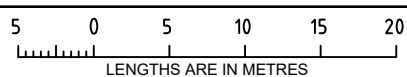
Licensed Surveyor: Lyall Murray Timms
 Version: 1



SEE SHEET 3

SURVEYOR'S FILE REF: 308947SV00

SCALE
1: 500



ORIGINAL SHEET
SIZE: A3

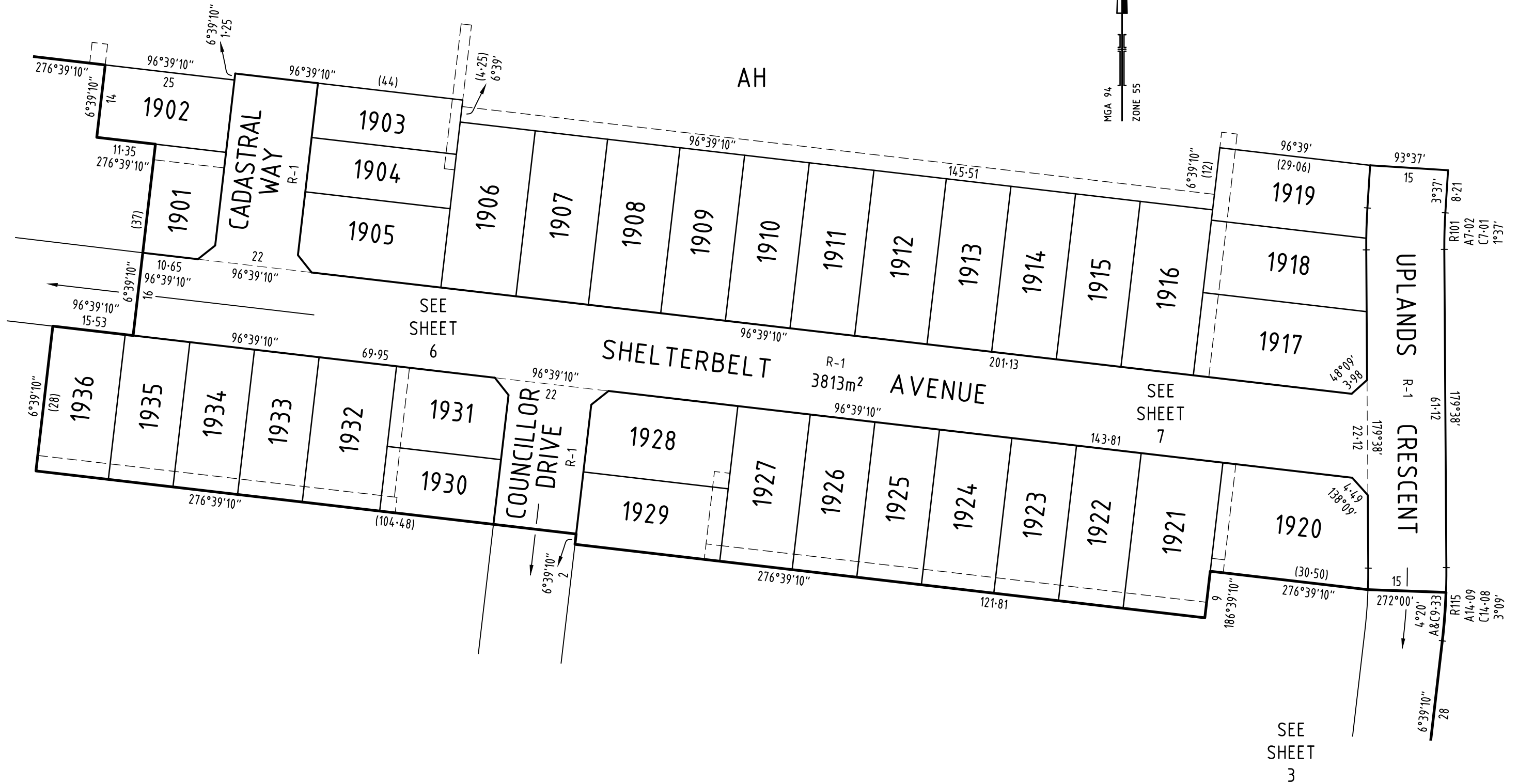
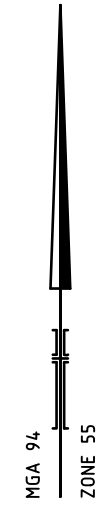
SHEET 4



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SEE SHEET 3



SEE SHEET 6

SEE SHEET 7

SEE SHEET 3

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SCALE 1:###

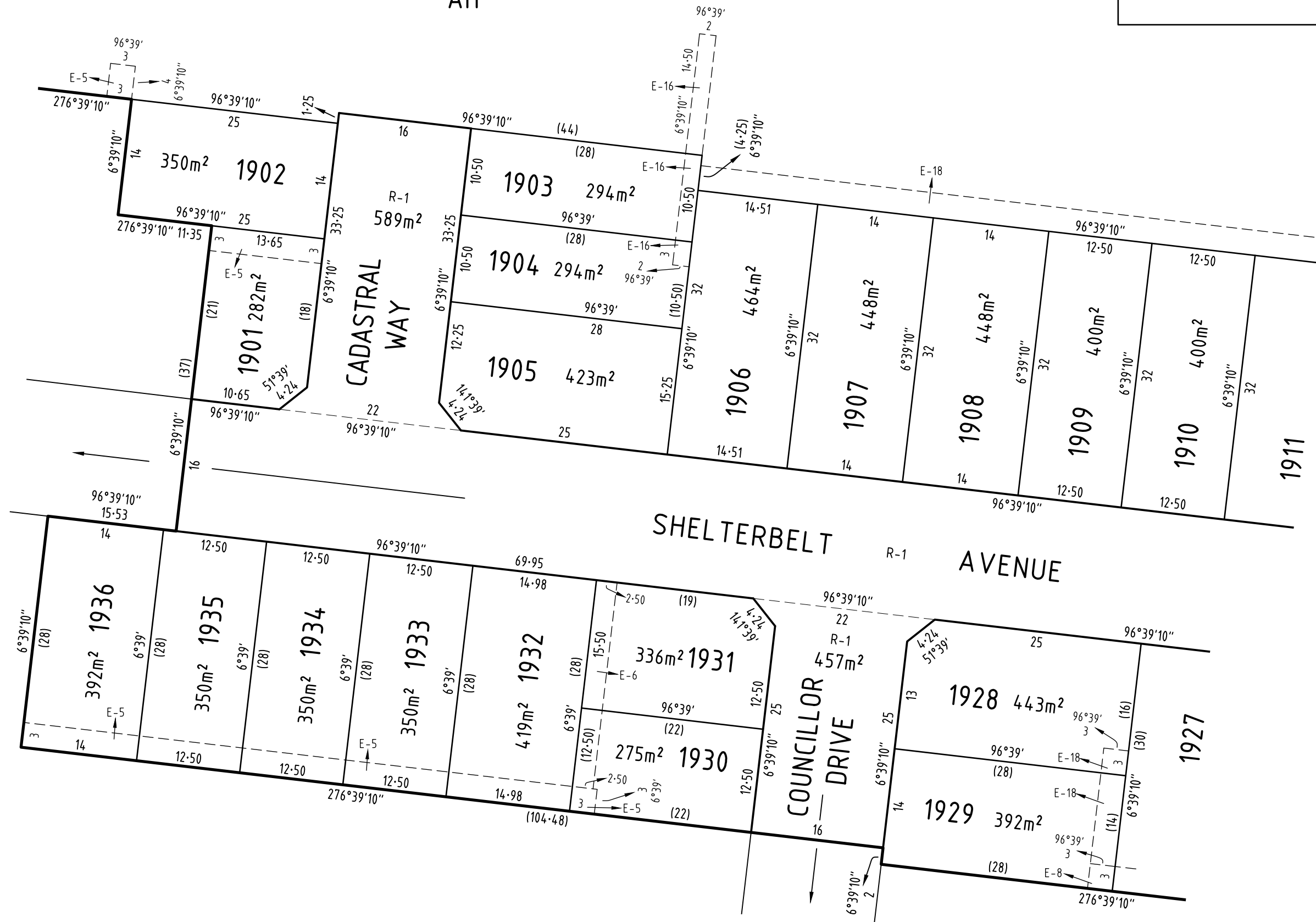
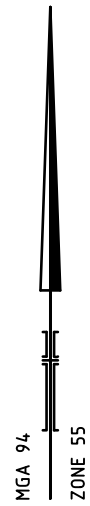
LENGTHS ARE IN METRES

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ORIGINAL SHEET SIZE: A3 SHEET 4

AH

SEE SHEET 3



SEE SHEET 7

SURVEYOR'S FILE REF: 308947SV00

SCALE 1: 500

LENGTHS ARE IN METRES

ORIGINAL SHEET SIZE: A3

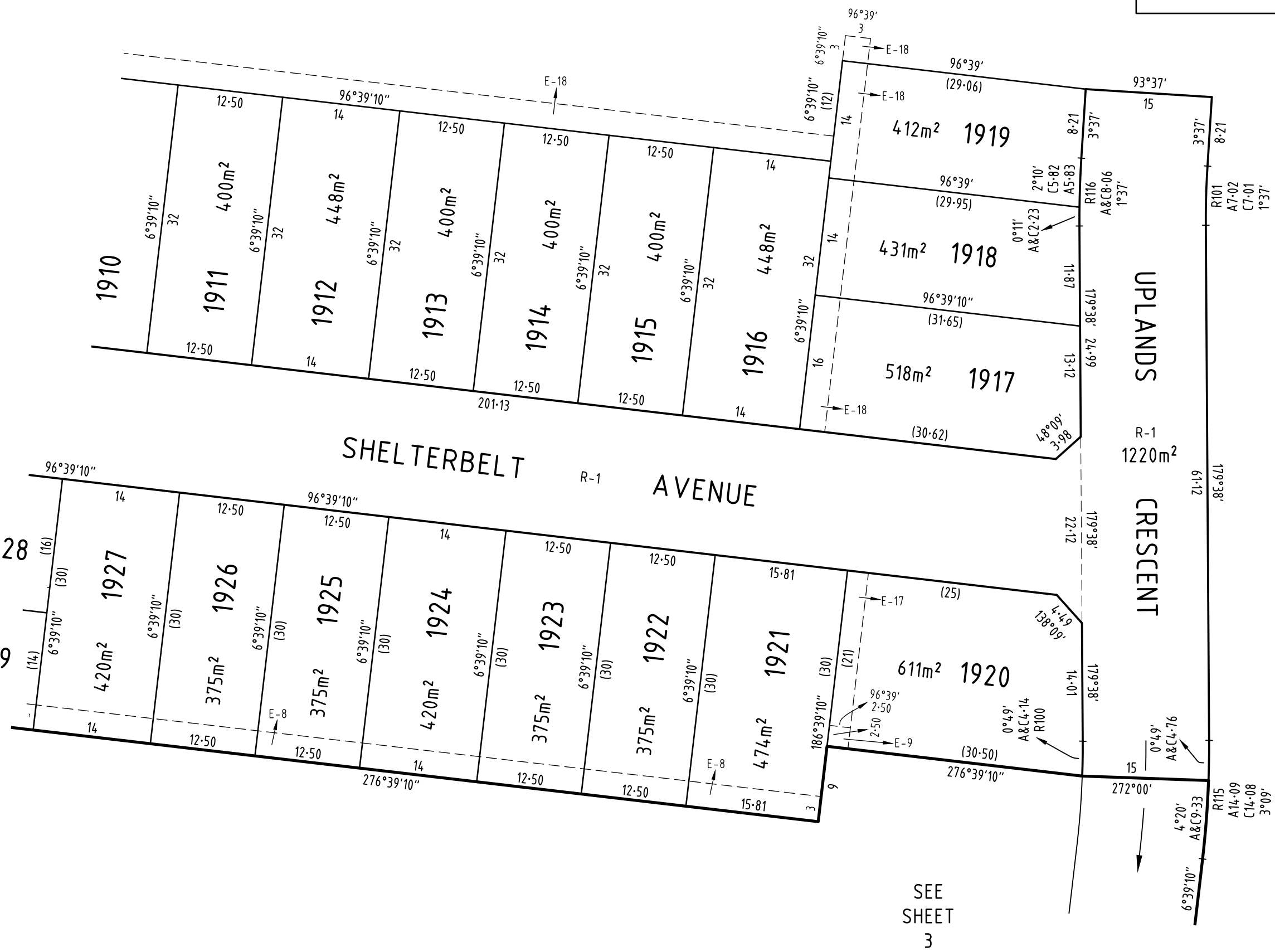
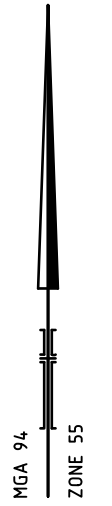
SHEET 3



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SEE SHEET 6



SEE SHEET 3

CREATION OF RESTRICTION A

Upon registration of this plan the following restriction is created:

Land to Benefit: Lots 1901 to 1936 (both Inclusive).

Land to be Burdened: Lots 1901 to 1936 (both Inclusive).

Description of Restriction:

The registered proprietor or proprietors for the time being of any lot forming part of the land described in this plan must not use the land, permit the use of the land, construct upon the land or allow construction upon the land other than in accordance with the memorandum of common provisions registered in dealing No.AA7106 and which memorandum of common provisions is incorporated in this plan.

This restriction ceases to have effect for lots 300 square metres and over following the sooner of either the issue of any occupancy permit under the Building Act 1993 in respect of a building on every residential lot on this plan or on the 1st July 2027.

This restriction ceases to have effect for each lot under 300 square metres following the issue of an occupancy permit under the Building Act 1993 in respect of a building on that lot.

CREATION OF RESTRICTION B

The following restriction is to be created upon registration of Plan of Subdivision PS 906028C by way of restrictive covenant and as a restriction as defined in the Subdivision Act 1988.

Table of Land Burdened and Land Benefited:

| Burdened Lot No. | Benefited Lots |
|------------------|------------------|
| 1901 | 1902 |
| 1903 | 1904, 1906 |
| 1904 | 1903, 1905, 1906 |
| 1930 | 1931, 1932 |

Description of Restriction:

The registered proprietor or proprietors for the time being for any burdened lot on the Plan of Subdivision in the above table as a lot subject to the "Small Lot Housing Code" must not build or permit to be built or remain on the lot any building or structure that has not been constructed in accordance with the "Small Lot Housing Code (Type B)" unless such construction is in accordance with a planning permit granted to construct a dwelling on the lot.

This restriction shall cease to have effect on the burdened lot after the issue of a certificate of occupancy for the whole of a dwelling on the burdened lot provided that the whole of the dwelling complies with the Small Lot Housing Code for Type B allotments.