

PLAN OF SUBDIVISION				EDITION 1		PS803044D	
LOCATION OF LAND				COUNCIL NAME: WYNDHAM CITY COUNCIL			
PARISH: WERRIBEE							
TOWNSHIP: .....							
SECTION: 9							
CROWN ALLOTMENT: .....							
CROWN PORTION: A (Part) and B (Part)							
TITLE REFERENCE: Vol. Fol.							
LAST PLAN REFERENCE: Lot L on PS803043F							
POSTAL ADDRESS: 50 Hobbs Road (at time of subdivision) WYNDHAM VALE 3024							
MGA 94 CO-ORDINATES: E: 290 240 ZONE: 55 (of approx centre of land in plan) N: 5806 690							
VESTING OF ROADS AND/OR RESERVES				NOTATIONS			
IDENTIFIER		COUNCIL/BODY/PERSON		Lots 701 - 737 (both inclusive) may be affected by one or more restrictions. Refer to Creation of Restrictions A, B, C & D on Sheets 6 and 7 of this plan for details.			
ROAD R1		Wyndham City Council					
NOTATIONS							
DEPTH LIMITATION: Does Not Apply							
SURVEY: This plan is based on survey.							
STAGING: This is not a staged subdivision. Planning Permit No. WYP7871/14				<div>PRELIMINARY</div> <div>THIS PLAN IS BASED ON DESIGN DRAWINGS BY TRACT (0314-0557-10 Sub Division - Stage 1_Rev 24) AND IS SUBJECT TO DESIGN CHANGES, VERIFICATION OF BOUNDARIES BY SURVEY, APPROVALS FROM COUNCIL AND REFERRAL AUTHORITIES, AND ULTIMATE REGISTRATION AT LAND REGISTRATION SERVICES.</div>			
SAVANA ESTATE - Release No. 7 Area of Release: 2.063ha No. of Lots: 37 Lots and Balance Lots M & N							
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	2m	PS746251N	City West Water Corporation			
E-2	Sewerage	2.50m	PS803043F	City West Water Corporation			
E-3	Sewerage	2.50m	PS803042H	City West Water Corporation			
E-4	Drainage	2m	PS803042H	Wyndham City Council			
E-5	Drainage	3m	PS803042H	Wyndham City Council			
	Sewerage			City West Water Corporation			
E-6	Drainage	See Diag	This Plan	Wyndham City Council			
E-7	Sewerage	2.50m	PS803043F	City West Water Corporation			
E-8	Drainage	See Diagram	PS803043F	Wyndham City Council			
	Sewerage			City West Water Corporation			
<div>TAYLORS</div> <div>Urban Development   Built Environments   Infrastructure</div> <div>8 / 270 Ferntree Gully Road, Notting Hill, Victoria, 3168</div> <div>Tel: 61 3 9501 2800   Web: taylorstds.com.au</div>			SURVEYORS FILE REF: Ref. 02188-S7 Ver. 4		ORIGINAL SHEET SIZE: A3		SHEET 1 OF 7
			Licensed Surveyor:  RICHARD ILLINGWORTH / Version No 4				

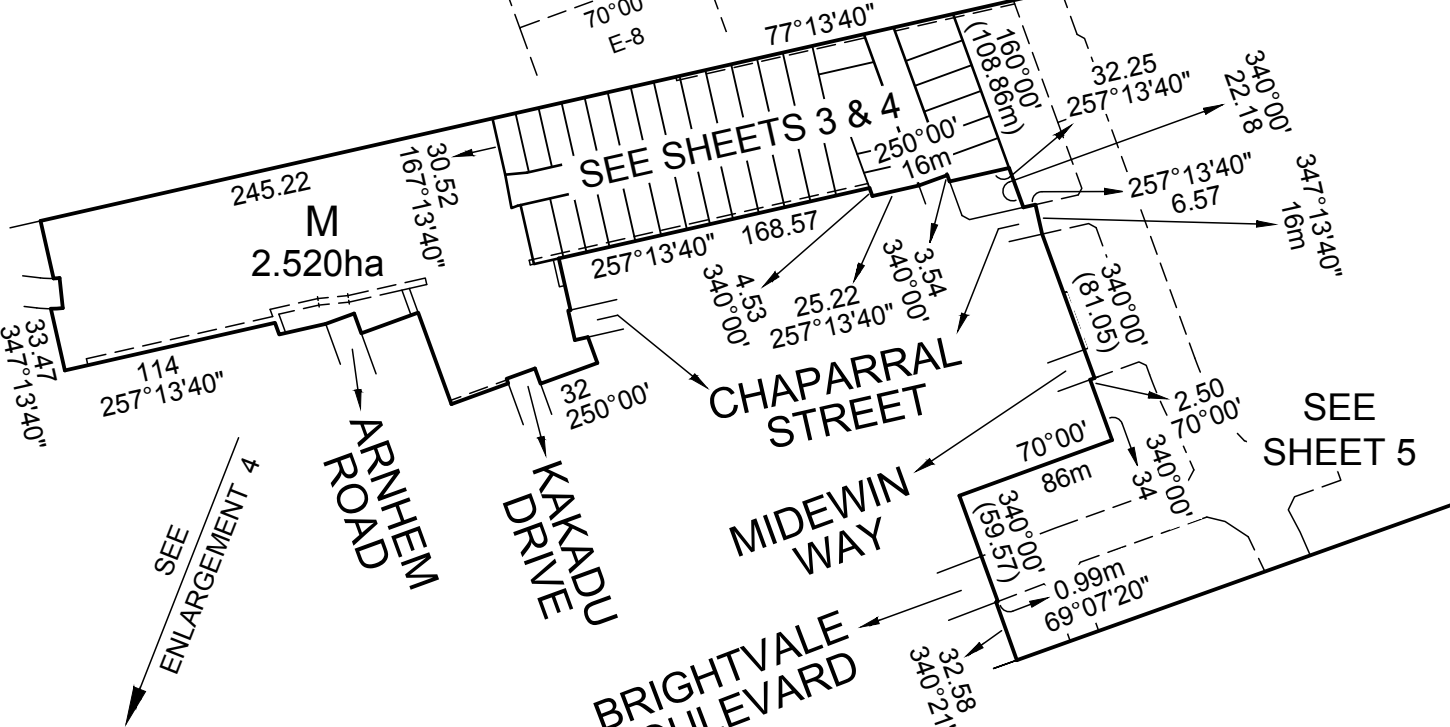
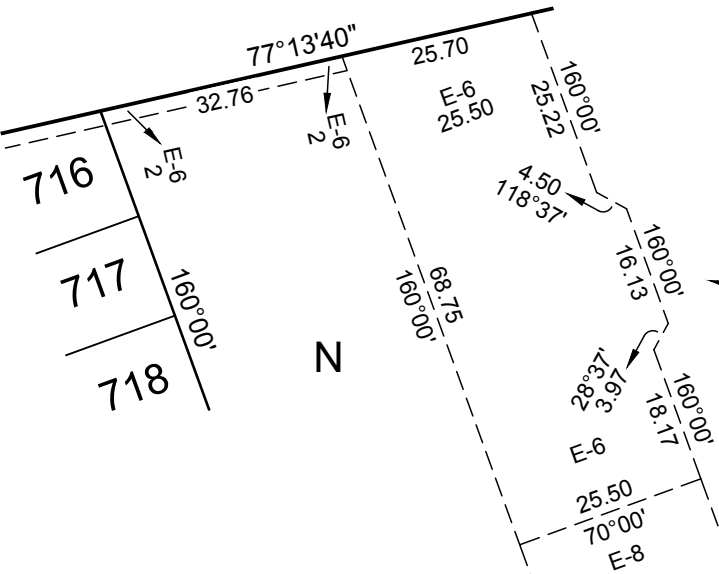
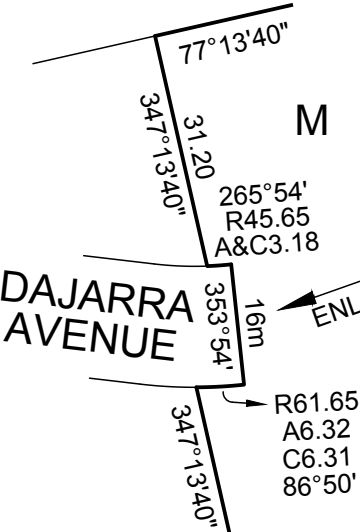
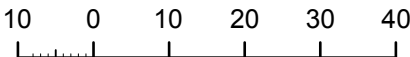
SCALE OF ENLARGEMENT 2

PRELIMINARY 1:1000

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SCALE OF ENLARGEMENT 1

1:1000



N 20.43ha

MGA94 ZONE 55

DAJARRA AVENUE

SEE ENLARGEMENT 1

SEE ENLARGEMENT 4

ARNHEM ROAD

KAKADU DRIVE

CHAPARRAL STREET

MIDWIN WAY

BRIGHTVALE BOULEVARD

SEE SHEET 5

DAJARRA AVENUE

737

736

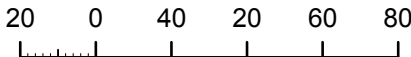
SEE SHEET 3 FOR EASEMENT DETAILS

M

CHAPARRAL STREET

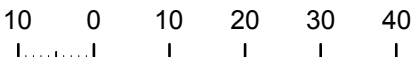
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SCALE OF ENLARGEMENT 3

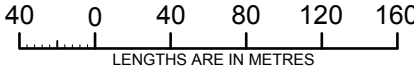
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SHEET 2

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PS803044D



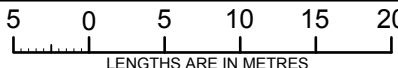
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SEE SHEET 2

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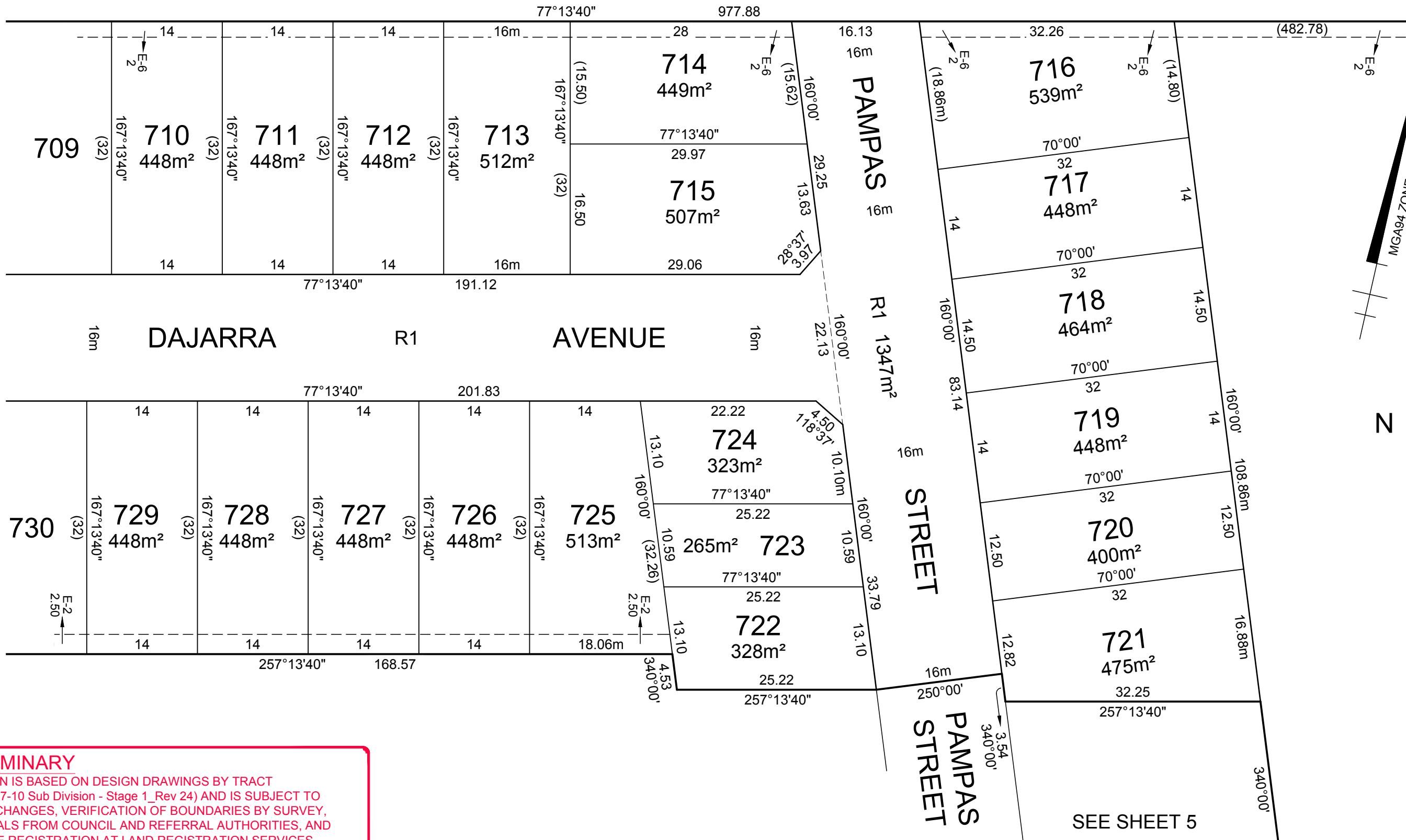
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SEE SHEET 2



SEE SHEET 3

**PRELIMINARY**

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SHEET 4

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721

CHAPARRAL STREET

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# MIDEWIN WAY

BRIGHTVALE  
BOULEVARD

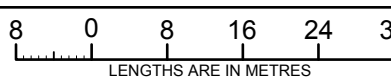
SEE SHEET 2

N

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1:800



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SHEET 5

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CREATION OF RESTRICTION A

Upon registration of this plan the following restriction is created.

LAND TO BE BURDENED: See Table 1  
LAND TO BENEFIT: See Table 1

DESCRIPTION OF RESTRICTION

THE REGISTERED PROPRIETOR OR PROPRIETORS FOR THE TIME BEING OF ANY BURDENED LOT ON THIS PLAN:

- 1. MUST NOT BUILD OR PERMIT TO BE BUILT OR REMAIN ON THE LOT OR ANY PART OF IT ANY BUILDING OTHER THAN A BUILDING WHICH HAS BEEN CONSTRUCTED IN ACCORDANCE WITH THE APPROVED MEMORANDUM OF COMMON PROVISIONS (MCP) REGISTERED IN DEALING No..... WITHOUT THE PRIOR WRITTEN CONSENT OF THE RESPONSIBLE AUTHORITY. THE PROVISIONS OF THE SAID MCP ARE INCORPORATED INTO THIS RESTRICTION;
- 2. MUST NOT MAKE AN APPLICATION TO AMEND A BUILDING ENVELOPE UNLESS SUCH AN AMENDMENT AND ANY CRITERIA OR MATTERS WHICH MUST BE CONSIDERED BY THE RESPONSIBLE AUTHORITY IN DECIDING ON SUCH AN AMENDMENT ARE TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY; AND
- 3. MUST NOT ERECT ANY BUILDING ON A LOT UNLESS THE PLANS FOR SUCH A BUILDING ARE ENDORSED BY THE SAVANA BUILDING AND DESIGN APPROVAL COMMITTEE (SBDAC) PRIOR TO THE ISSUE OF A BUILDING PERMIT.

THIS RESTRICTION WILL EXPIRE TEN YEARS AFTER THE DATE OF THE REGISTRATION OF THIS PLAN.

TABLE 1

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
701	702
702	701, 703
703	702, 704
704	703, 705
705	704, 706
706	705, 707
707	706, 708
708	707, 709
709	708, 710
710	709, 711
711	710, 712
712	711, 713
713	712, 714, 715
714	713, 715
715	713, 714
716	717
717	716, 718
718	717, 719
719	718, 720

TABLE 1 (Continued)

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
720	719, 721
721	720
722	723, 725
723	722, 724, 725
724	723, 725
725	722, 723, 724, 726
726	725, 727
727	726, 728
728	727, 729
729	728, 730
730	729, 731
731	730, 732
732	731, 733
733	732, 734
734	733, 735
735	734, 736
736	735, 737
737	736

PRELIMINARY

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CREATION OF RESTRICTION B

Upon registration of this plan the following restriction is created.

LAND TO BE BURDENED: Lots in Table 2  
LAND TO BENEFIT: Lots in Table 2

DESCRIPTION OF RESTRICTION

THE REGISTERED PROPRIETOR OR PROPRIETORS FOR THE TIME BEING OF ANY BURDENED LOT ON THIS PLAN 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.

THIS RESTRICTION SHALL CEASE TO APPLY TO ANY BUILDING ON THE LOT AFTER THE ISSUE OF A CERTIFICATE OF OCCUPANCY FOR THE WHOLE OF A DWELLING ON THE LOT.

TABLE 2

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
723	722, 724, 725

CREATION OF RESTRICTION C

Upon registration of this plan the following restriction is created.

LAND TO BE BURDENED: Lot 723  
LAND TO BENEFIT: The relevant abutting lots

DESCRIPTION OF RESTRICTION

THE REGISTERED PROPRIETOR OR PROPRIETORS FOR THE TIME BEING OF ANY BURDENED LOT ON THIS PLAN:

- 1. MUST NOT BUILD OR PERMIT TO BE BUILT A BUILDING THAT IS NOT FREE STANDING WITHIN THE TITLE BOUNDARIES OF THE LOT ON WHICH IT IS BUILT.
- 2. MUST NOT BUILD OR PERMIT TO BE BUILT A BUILDING THAT RELIES ON THE WALLS OF ADJACENT BUILDINGS FOR SUPPORT.

THIS RESTRICTION SHALL CEASE TO APPLY TO ANY BUILDING ON THE LOT AFTER THE ISSUE OF A CERTIFICATE OF OCCUPANCY FOR THE WHOLE OF A DWELLING ON THE LOT.

CREATION OF RESTRICTION D

Upon registration of this plan the following restriction is created.

LAND TO BE BURDENED: Lots 701 to 737 (both inclusive) on this plan.  
LAND TO BENEFIT: Lots 701 to 737 (both inclusive) on this plan.

DESCRIPTION OF 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 A DWELLING OR COMMERCIAL BUILDING UNLESS THE BUILDING INCORPORATES DUAL PLUMBING FOR RECYCLED WATER SUPPLY FOR TOILET FLUSHING AND GARDEN WATERING USE IF IT BECOMES AVAILBLE.

THIS RESTRICTION SHALL CEASE TO APPLY TO ANY BUILDING ON THE LOT AFTER THE ISSUE OF A CERTIFICATE OF OCCUPANCY FOR THE WHOLE OF A DWELLING ON THE LOT.

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