

PLAN OF SUBDIVISION			EDITION 1		PS809298M	
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 N on PS803044D						
POSTAL ADDRESS: 50 Hobbs Road (at time of subdivision) WYNDHAM VALE 3024						
MGA 94 CO-ORDINATES: E: 290 430 ZONE: 55 (of approx centre of land in plan) N: 5806 480						
VESTING OF ROADS AND/OR RESERVES			NOTATIONS			
IDENTIFIER		COUNCIL/BODY/PERSON		<div>Lots 901 - 907 (both inclusive) may be affected by one or more restrictions. Refer to Creation of Restrictions A & B on Sheet 5 of this plan for details.</div> <div>OTHER PURPOSE OF PLAN Removal of the drainage and sewerage easement marked E-8 on PS803044D in so far as where it lies within new roads R1 on this plan, upon registration of this plan.</div> <div>GROUND'S FOR REMOVAL: By agreement between all interested parties.</div> <div><div>PRELIMINARY</div><div>THIS PLAN IS BASED ON DESIGN DRAWING 0314-0557-10 D009 BY TRACT DATED 15 / 12 / 2016 AND 0316-0728-50 D001 (REV: 04) 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></div>		
ROAD R1 Reserve No. 1		Wyndham City Council 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						
SAVANA ESTATE - Release No. 9A Area of Release: 7475m² No. of Lots: 7 Lots and Balance Lot P						
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	2.50m	PS803043F	City West Water Corporation		
E-2	Drainage	See Diagram	PS803043F	Wyndham City Council		
	Sewerage			City West Water Corporation		
E-3	Drainage	See Diag	PS803044D	Wyndham City Council		
E-4	Drainage	3m	This Plan	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-S9A Ver. 2		ORIGINAL SHEET SIZE: A3	SHEET 1 OF 5	
		Licensed Surveyor: RICHARD ILLINGWORTH / Version No 2				

PS809298M

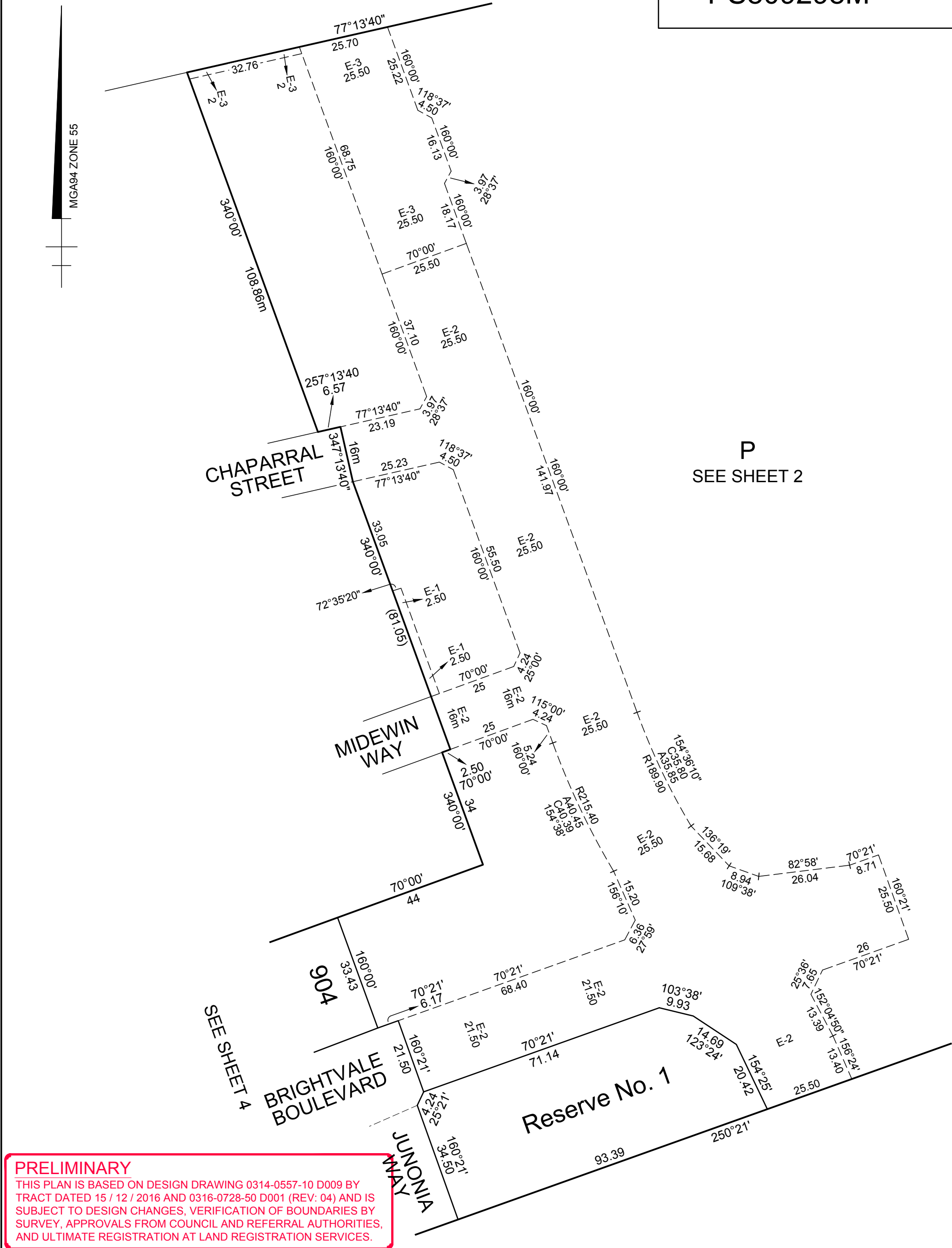


Urban Development | Built Environments | Infrastructure

Tel: 61 3 9501 2800 | **Web:** taylorstds.com.au

RICHARD ILLINGWORTH / Version No 2

SHEET 2



P
SEE SHEET 2

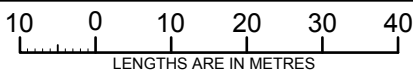
PRELIMINARY

THIS PLAN IS BASED ON DESIGN DRAWING 0314-0557-10 D009 BY TRACT DATED 15 / 12 / 2016 AND 0316-0728-50 D001 (REV: 04) AND IS SUBJECT TO DESIGN CHANGES, VERIFICATION OF BOUNDARIES BY SURVEY, APPROVALS FROM COUNCIL AND REFERRAL AUTHORITIES, AND ULTIMATE REGISTRATION AT LAND REGISTRATION SERVICES.

TAYLORS

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

SCALE
1:1000



Licensed Surveyor:

RICHARD ILLINGWORTH / Version No 2

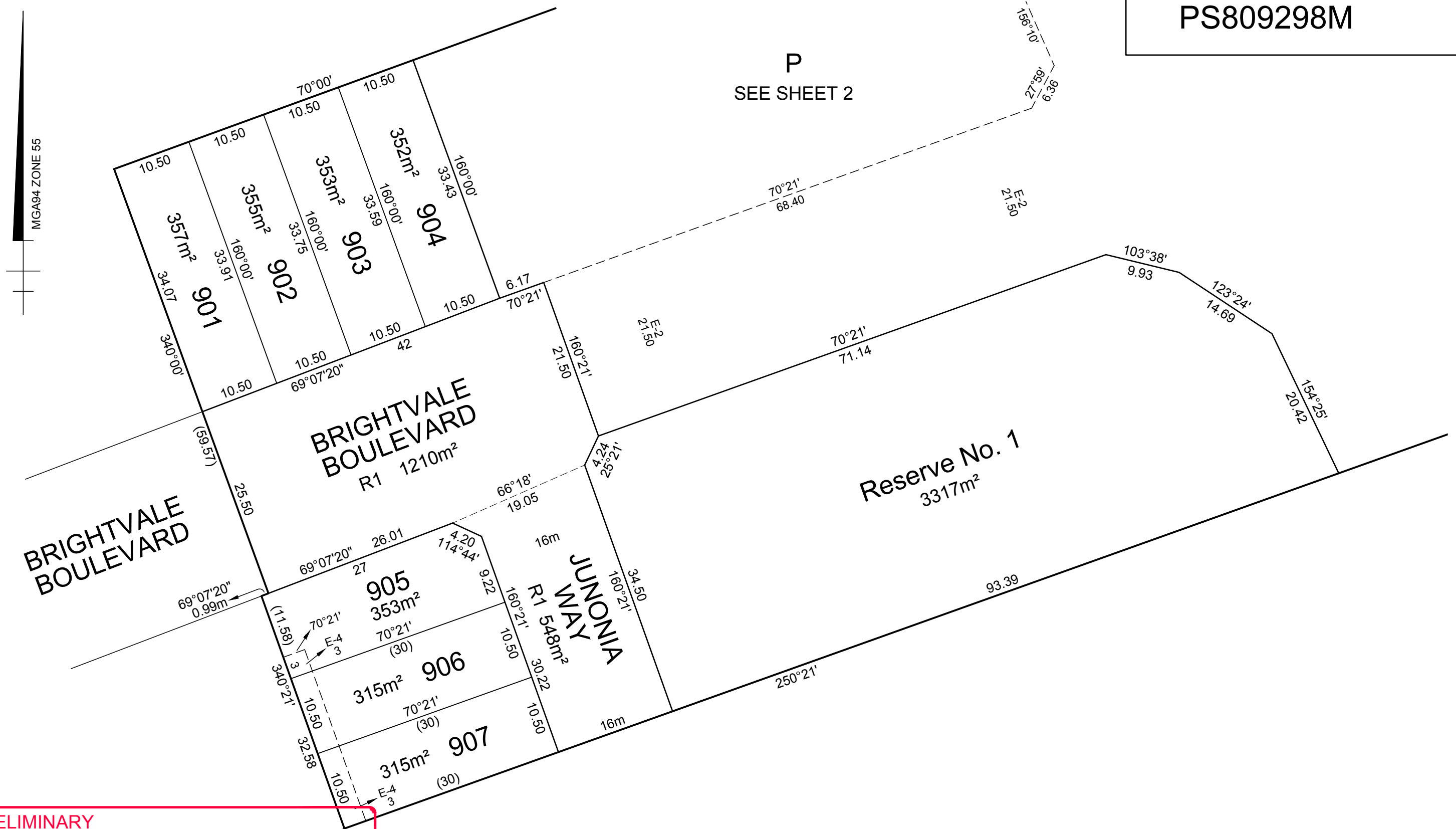
ORIGINAL SHEET
SIZE: A3

Ref. 02188-S9A
Ver. 2

SHEET 3

PS809298M

P
SEE SHEET 2



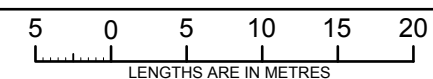
PRELIMINARY
THIS PLAN IS BASED ON DESIGN DRAWING 0314-0557-10 D009 BY TRACT DATED 15 / 12 / 2016 AND 0316-0728-50 D001 (REV: 04) AND IS SUBJECT TO DESIGN CHANGES, VERIFICATION OF BOUNDARIES BY SURVEY, APPROVALS FROM COUNCIL AND REFERRAL AUTHORITIES, AND ULTIMATE REGISTRATION AT LAND REGISTRATION SERVICES.

THIS PLAN IS BASED ON DESIGN DRAWING 0314-0557-10 D009 BY TRACT DATED 15 / 12 / 2016 AND 0316-0728-50 D001 (REV: 04) AND IS SUBJECT TO DESIGN CHANGES, VERIFICATION OF BOUNDARIES BY SURVEY, APPROVALS FROM COUNCIL AND REFERRAL AUTHORITIES, AND ULTIMATE REGISTRATION AT LAND REGISTRATION SERVICES.

TAYLORS

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

SCALE
1:500



ORIGINAL SHEET SIZE: A3

Ref. 02188-S9A Ver. 2

SHEET 4

Licensed Surveyor:

RICHARD ILLINGWORTH / Version No 2

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
901	902
902	901, 903
903	902, 904
904	903
905	906
906	905, 907
907	906

CREATION OF RESTRICTION B

Upon registration of this plan the following restriction is created.

LAND TO BE BURDENED: Lots 901 to 907 (both inclusive) on this plan.
LAND TO BENEFIT: Lots 901 to 907 (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 AVAILABLE.

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.

PRELIMINARY
THIS PLAN IS BASED ON DESIGN DRAWING 0314-0557-10 D009 BY TRACT DATED 15 / 12 / 2016 AND 0316-0728-50 D001 (REV: 04) AND IS SUBJECT TO DESIGN CHANGES, VERIFICATION OF BOUNDARIES BY SURVEY, APPROVALS FROM COUNCIL AND REFERRAL AUTHORITIES, AND ULTIMATE REGISTRATION AT LAND REGISTRATION SERVICES.