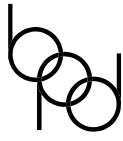
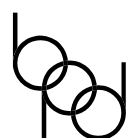
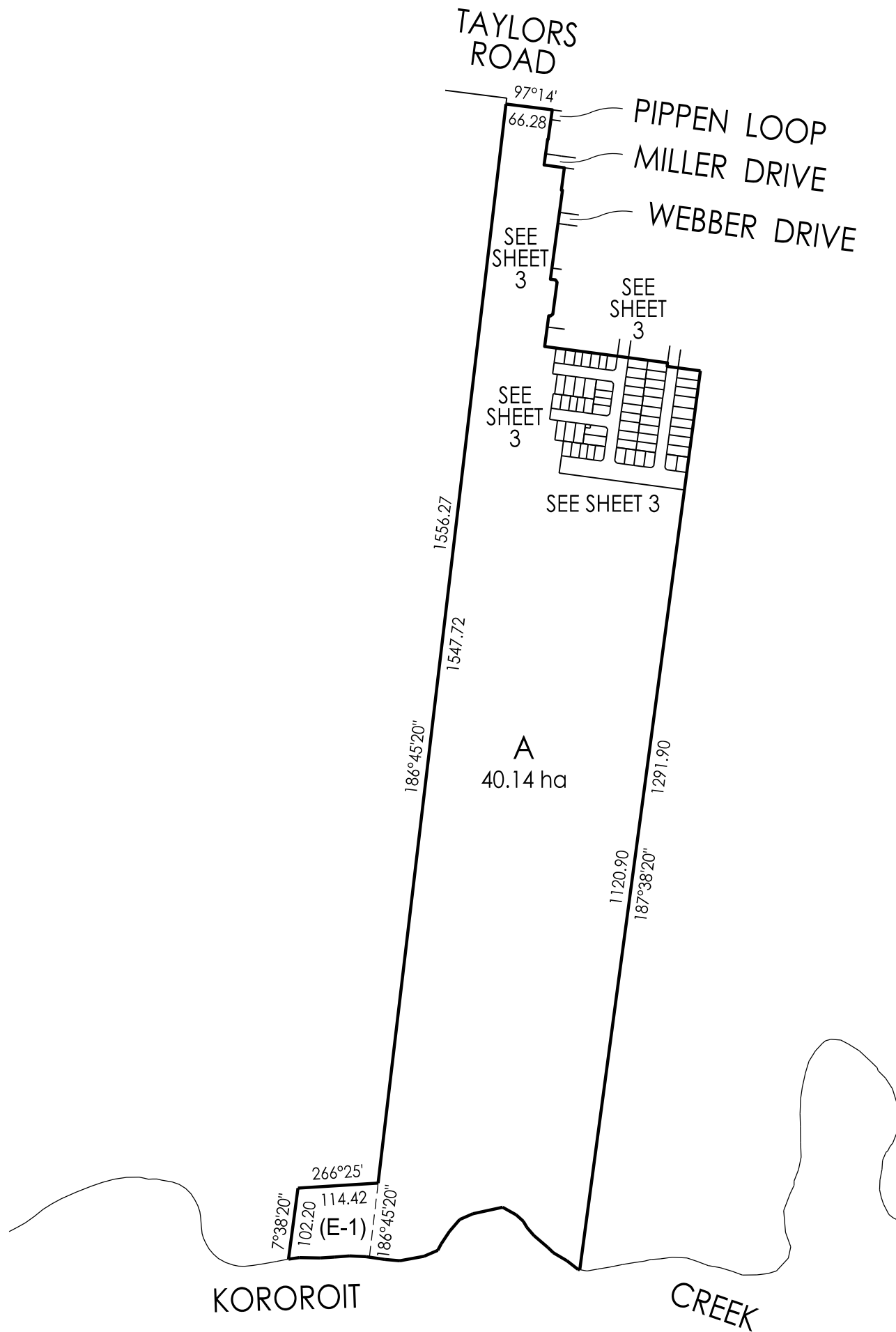
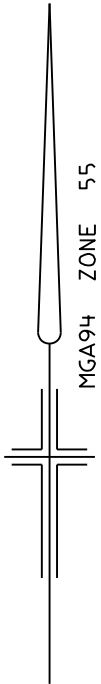


<b>PLAN OF SUBDIVISION</b>		<b>LRS USE ONLY EDITION</b>	<b>PLAN NUMBER PS 817599B</b>	
<b>LOCATION OF LAND</b> <b>PARISH:</b> MARIBYRNONG  <b>TOWNSHIP:</b> ----- <b>SECTION:</b> 2 <b>CROWN ALLOTMENT:</b> ----- <b>CROWN PORTION:</b> C  <b>TITLE REFERENCES:</b> VOL. FOL.  <b>LAST PLAN REFERENCE:</b> LOT A PS811221M <b>POSTAL ADDRESS: (at time of subdivision)</b> 905 - 959 TAYLORS ROAD DEANSIDE 3335  <b>MGA 94 CO-ORDINATES: (of approx. centre of plan)</b> E: 299 270    ZONE: 55 N: 5 822 350    DATUM: GDA94		<b>COUNCIL NAME:</b> MELTON CITY COUNCIL		
<b>VESTING OF ROADS OR RESERVES</b>		<b>NOTATIONS</b>		
<b>IDENTIFIER</b>	<b>COUNCIL/BODY/PERSON</b>	<b>THIS IS A SPEAR PLAN</b>  LOTS 1 TO 300 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN  <b>TOTAL ROAD AREA: 1.203 ha</b>  <b>LOTS ON THIS PLAN ARE NOT AFFECTED BY AN OWNERS CORPORATION.</b>		
ROAD R1 RESERVE No. 1	MELTON CITY COUNCIL POWERCOR AUSTRALIA LTD			
<b>NOTATIONS</b>		<b>DEPTH LIMITATION DOES NOT APPLY</b>  <b>SURVEY:</b> THIS PLAN IS BASED ON SURVEY VIDE BP3236S  THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS Nos. DERRIMUT PM 156, MARIBYRNONG PM 776, PM 1614 & PM 1615  LAND NOT IN A PROCLAIMED SURVEY AREA  <b>STAGING</b> THIS IS NOT A STAGED SUBDIVISION PLANNING PERMIT No.		
<b>NOTATIONS</b>				
<b>NOTATIONS</b>				
<b>ESTATE:</b> ATTWELL 3		<b>AREA:</b> 3.430 ha	<b>No. OF LOTS:</b> 65	<b>MELWAY:</b> 356:C:8
<b>EASEMENT INFORMATION</b>				
<b>LEGEND:</b> A - APPURTENANT    E - ENCUMBERING EASEMENT    R - ENCUMBERING EASEMENT (ROAD)				
<b>EASEMENT REFERENCE</b>	<b>PURPOSE</b>	<b>WIDTH (METRES)</b>	<b>ORIGIN</b>	<b>LAND BENEFITED OR IN FAVOUR OF</b>
(E-1)	TRANSMISSION OF ELECTRICITY	SEE PLAN	C/E INSTR. J876407	SEC OF VICTORIA
(E-2)	DRAINAGE	SEE PLAN	THIS PLAN	MELTON CITY COUNCIL
(E-2)	SEWERAGE	SEE PLAN	THIS PLAN	CITY WEST WATER CORPORATION
(E-3)	SEWERAGE	SEE PLAN	THIS PLAN	CITY WEST WATER CORPORATION
 <b>Breese Pitt Dixon Pty Ltd</b> 1/19 Cato Street Hawthorn East Vic 3123 Ph: 8823 2300 Fax: 8823 2310 www.bpd.com.au info@bpd.com.au		<b>REF: 8257/3</b> <b>VERSION: 1</b>  <b>LICENSED SURVEYOR: DAMIAN SMALE</b>		<b>ORIGINAL SHEET SIZE A3</b> <b>SHEET 1 OF 8 SHEETS</b>
<b>CHECKED</b> JC	<b>DATE: 02/02/18</b>			

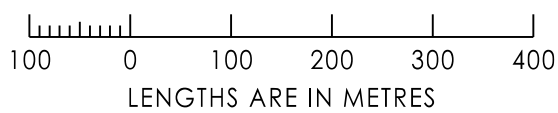
PLAN OF SUBDIVISION

PLAN NUMBER  
PS 817599B



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SCALE  
1:7500



ORIGINAL SHEET SIZE A3  
REF: 8257/3

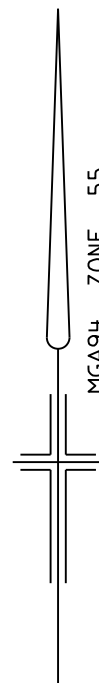
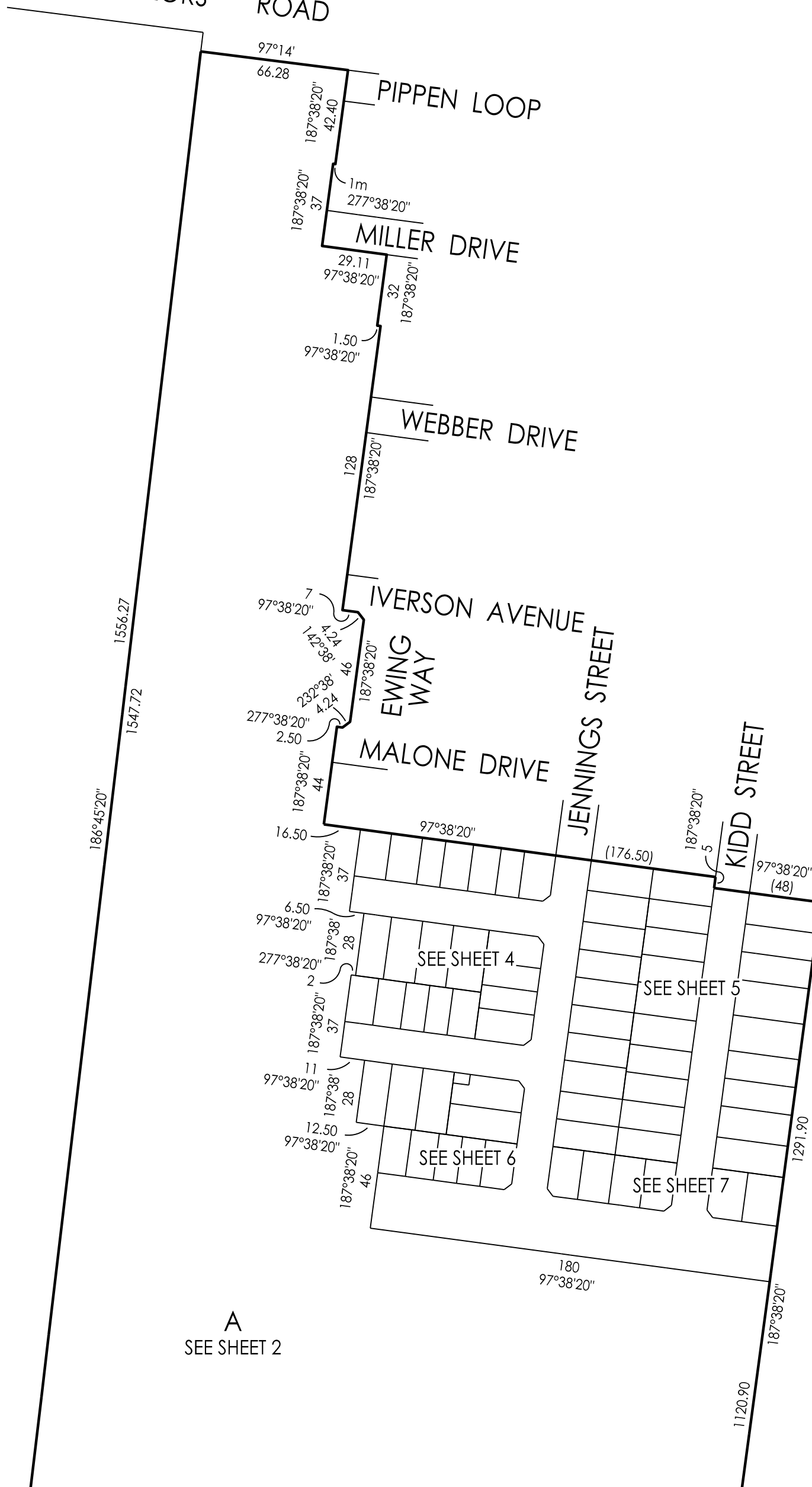
SHEET 2  
VERSION: 1

LICENSED SURVEYOR: DAMIAN SMALE

PLAN OF SUBDIVISION

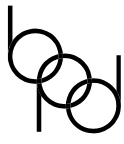
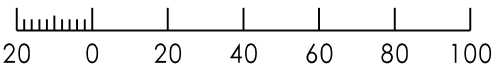
PLAN NUMBER  
PS 817599B

TAYLORS ROAD



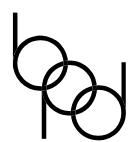
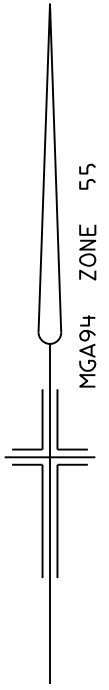
186°45'20"  
1556.27  
1547.72

A  
SEE SHEET 2

 <p>Breese Pitt Dixon Pty Ltd 1/19 Cato Street Hawthorn East Vic 3123 Ph: 8823 2300 Fax: 8823 2310 www.bpd.com.au info@bpd.com.au</p>	<p>SCALE 1:2000</p>	 <p>LENGTHS ARE IN METRES</p>	<p>ORIGINAL SHEET SIZE A3 REF: 8257/3</p>	<p>SHEET 3 VERSION: 1</p>
	<p>LICENSED SURVEYOR: DAMIAN SMALE</p>			

PLAN OF SUBDIVISION

PLAN NUMBER  
PS 817599B



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SCALE  
1:500

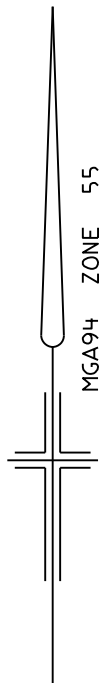


ORIGINAL SHEET SIZE A3 SHEET 4  
REF: 8257/3 VERSION: 1

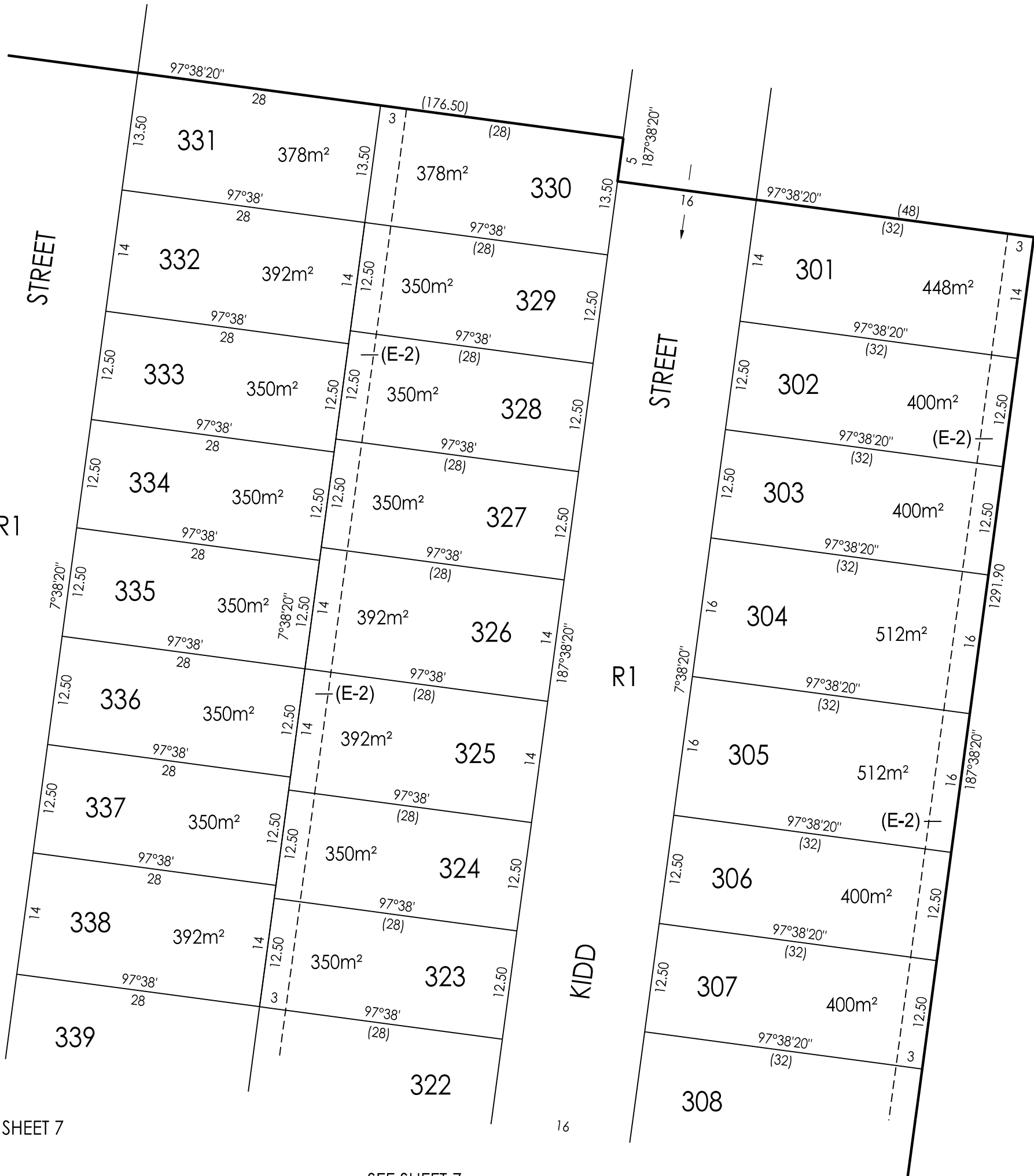
LICENSED SURVEYOR: DAMIAN SMALE

PLAN OF SUBDIVISION

PLAN NUMBER  
PS 817599B



SEE SHEET 4



SEE SHEET 4

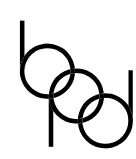
JENNINGS

KIDD

SEE SHEET 7

SEE SHEET 7

SEE SHEET 7



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SCALE  
1:500



ORIGINAL SHEET SIZE A3  
REF: 8257/3

SHEET 5  
VERSION: 1

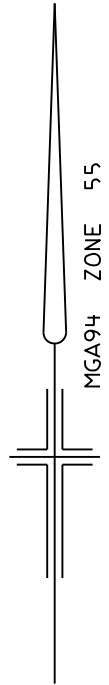
LICENSED SURVEYOR: DAMIAN SMALE

PLAN OF SUBDIVISION

PLAN NUMBER  
PS 817599B

SEE SHEET 4

SEE SHEET 4

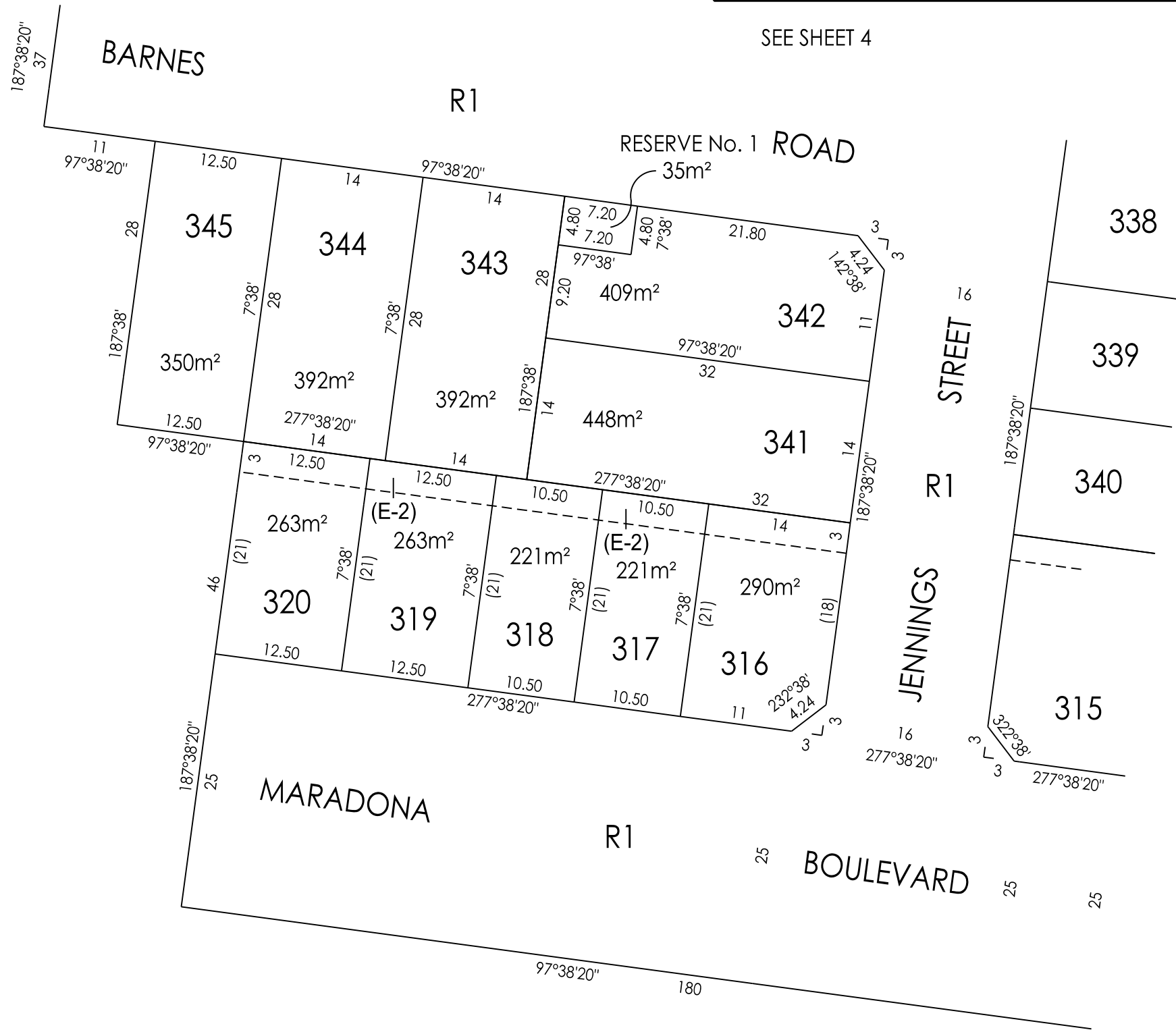


A  
SEE SHEET 2

A  
SEE SHEET 2

SEE SHEET 7

SEE SHEET 7



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SCALE

1:500



REF: 8257/3

VERSION: 1

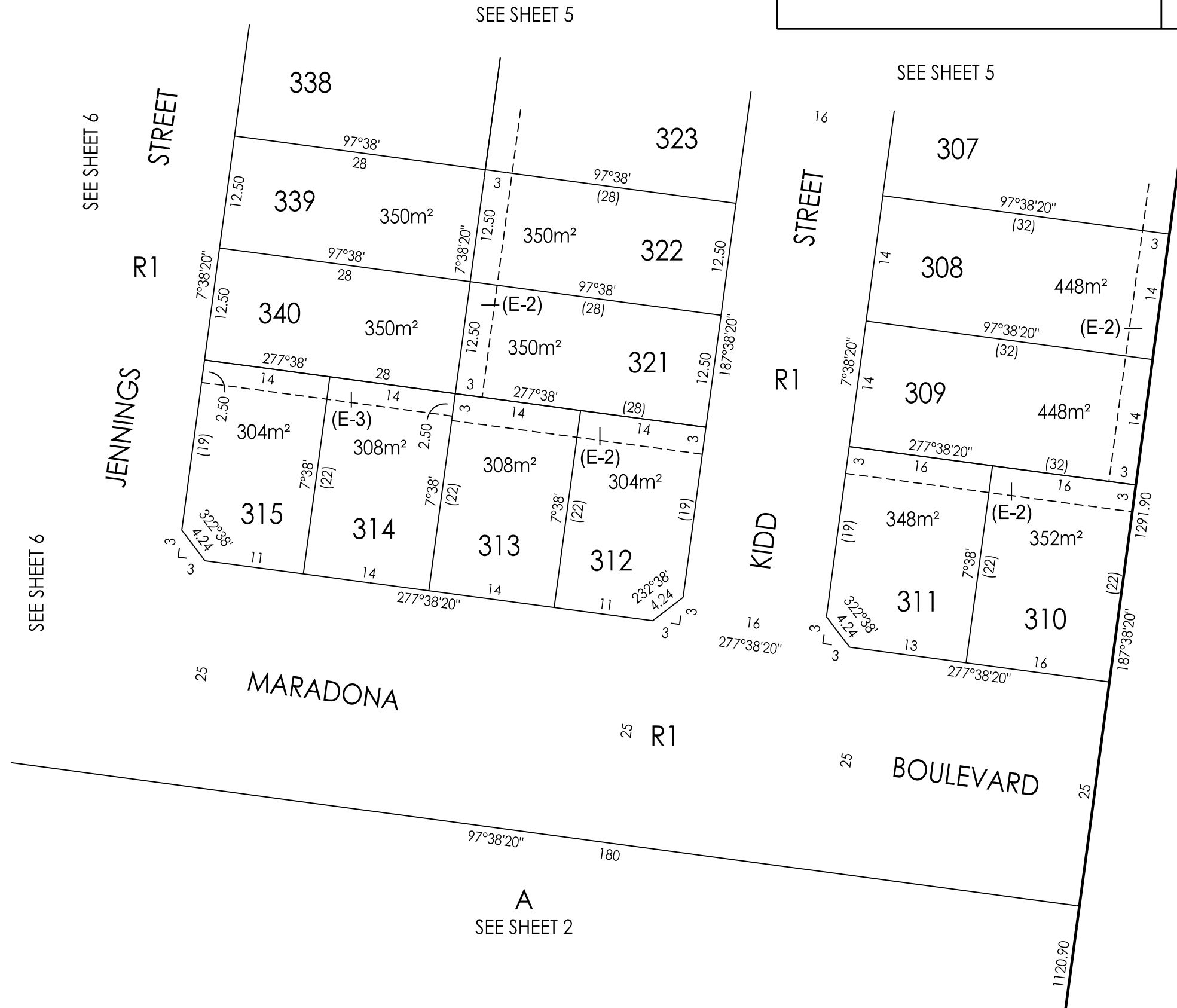
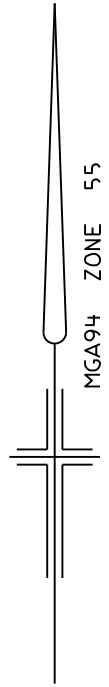
ORIGINAL SHEET SIZE A3

SHEET 6

LICENSED SURVEYOR: DAMIAN SMALE

PLAN OF SUBDIVISION

PLAN NUMBER  
PS 817599B



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SCALE  
1:500



REF: 8257/3

VERSION: 1

ORIGINAL SHEET SIZE A3

SHEET 7

LICENSED SURVEYOR: DAMIAN SMALE

SUBDIVISION ACT 1988  
CREATION OF RESTRICTION

Upon registration of the plan, the following restriction is to be created.  
For the purposes of this restriction:

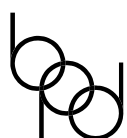
Land to benefit: Lots 301 to 365 (both inclusive).

Land to be burdened: Lots 301 to 365 (both inclusive).

Description of Restriction :

- (1) The registered proprietor or proprietors for the time being of any lot forming part of the Land to be burdened must not, without the permission of the Responsible Authority, construct or permit to be constructed
- (a) Any dwellings, garage, outhouse, fencing or landscaping element unless approved by ID Taylors Road Pty Ltd as being in accordance with the "Attwell Design Guidelines"
  - (b) Anything other than in accordance with MCP No.
  - (c) In the case of lots less than 300m<sup>2</sup> any dwellings unless in accordance with the small lot housing code or unless a specific planning permit for the said dwelling has been obtained from Melton City Council.  
For the purpose of this restriction the following applies:  
Type A - Nil.  
Type B - Lots 316 to 320 (both inclusive), 346 to 350 (both inclusive), 352, 353 & 359 to 365 (both inclusive).

These restrictions will cease to affect any of the burdened lots one year after all the burdened lots are issued with a Occupancy Certificate under the Building Act 1993 or any instrument replacing it.



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SCALE

ORIGINAL  
SHEET SIZE A3

SHEET 8

REF: 8257/3

VERSION: 1

LICENSED SURVEYOR: DAMIAN SMALE