
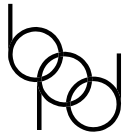
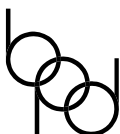
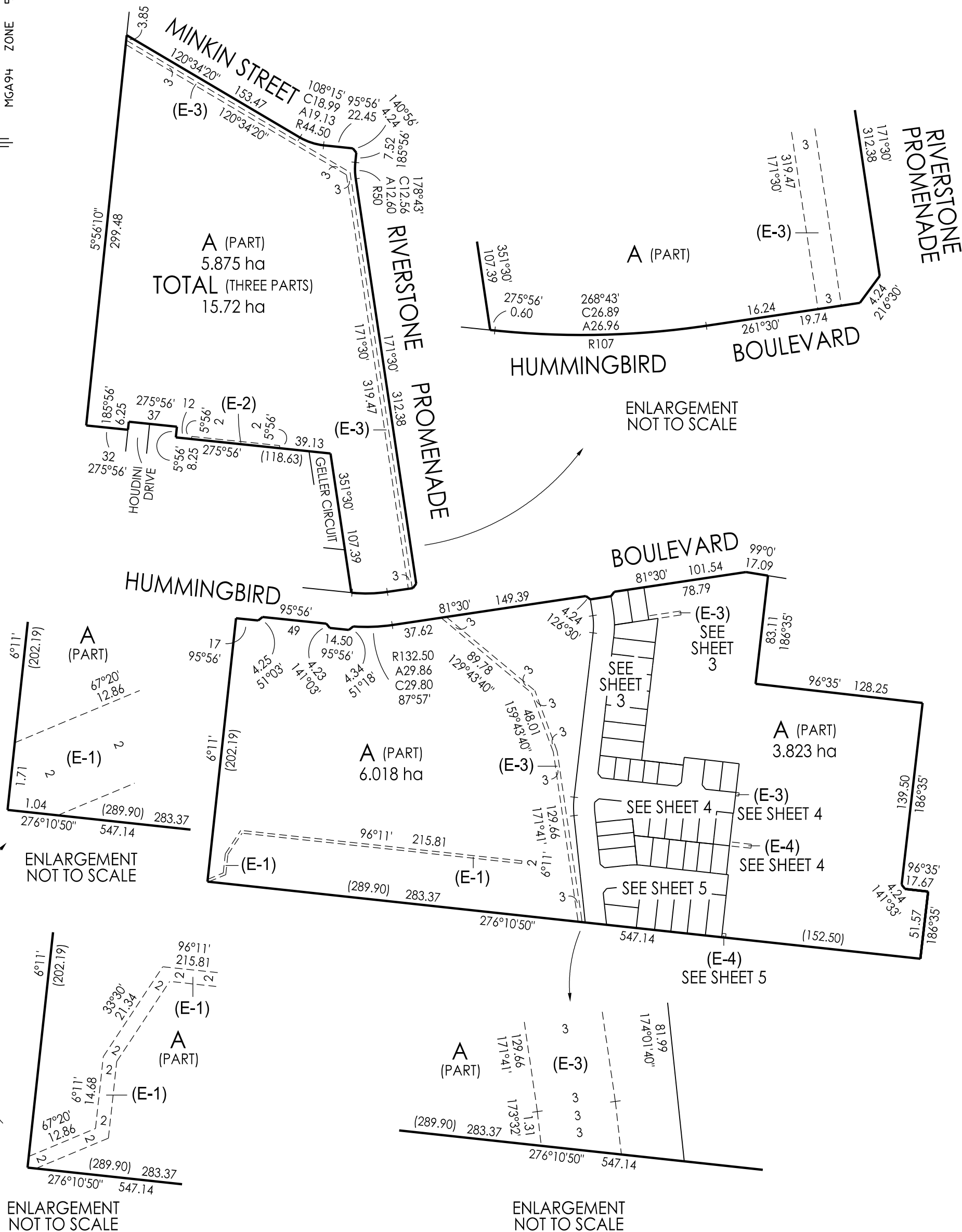
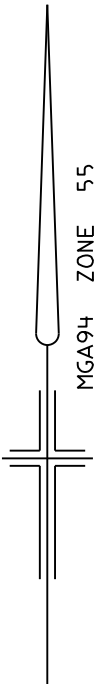


|  |                     |  |                         |   |                           |  |
|--|---------------------|--|-------------------------|---|---------------------------|--|
|  | PLAN OF SUBDIVISION |  | LRS USE ONLY<br>EDITION |   | PLAN NUMBER<br>PS 811235A |  |
| LOCATION OF LAND   |                     |  |                         | COUNCIL NAME: WYNDHAM CITY COUNCIL  |                           |  |
| PARISH:  |                     | TARNEIT  |                         |   |                           |  |
| TOWNSHIP:  |                     | -----  |                         |   |                           |  |
| SECTION:   |                     | 15   |                         |   |                           |  |
| CROWN ALLOTMENT:   |                     | -----  |                         |   |                           |  |
| CROWN PORTION:   |                     | B (PART)   |                         |   |                           |  |
| TITLE REFERENCES:  |                     | VOL FOL  |                         |   |                           |  |
| LAST PLAN REFERENCE:   |                     | LOT A ON PS811236X   |                         |   |                           |  |
| POSTAL ADDRESS:<br>(at time of subdivision)  |                     | HUMMINGBIRD BOULEVARD<br>TARNEIT 3029                      |                         |   |                           |  |
| MGA 94 CO-ORDINATES:<br>(of approx. centre of plan)  |                     | E: 293 120      ZONE: 55<br>N: 5 809 790      DATUM: GDA94 |                         |   |                           |  |
|  |                     |  |                         |   |                           |  |
| VESTING OF ROADS OR RESERVES   |                     |  |                         | NOTATIONS   |                           |  |
| IDENTIFIER   |                     | COUNCIL/BODY/PERSON  |                         | TANGENT POINTS ARE SHOWN THUS: <br><br>LOTS 1 TO 1903 (BOTH INCLUSIVE), 1910, 1911, 1916 TO 1920 (BOTH INCLUSIVE), 1937 TO 1958 (BOTH INCLUSIVE), 1961 TO 1963 (BOTH INCLUSIVE) AND 1971 TO 1977 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.<br><br>TOTAL ROAD AREA: 7630m² |                           |  |
| ROAD R1<br>RESERVE No. 1   |                     | WYNDHAM CITY COUNCIL<br>POWERCOR AUSTRALIA LTD             |                         |   |                           |  |
| NOTATIONS  |                     |  |                         |   |                           |  |
| DEPTH LIMITATION DOES NOT APPLY  |                     |  |                         |   |                           |  |
| SURVEY: THIS PLAN IS BASED ON SURVEY.<br>THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS No. TARNEIT PM 134.<br><br>LAND NOT IN A PROCLAIMED SURVEY AREA.<br><br>STAGING<br>THIS IS NOT A STAGED SUBDIVISION<br>PLANNING PERMIT No. WYP9457/16 |                     |  |                         |   |                           |  |
| ESTATE: RIVERDALE 19      AREA: 2.100 ha      No. OF LOTS: 40      MELWAY: 234:G:2   |                     |  |                         |   |                           |  |
| LEGEND:      A - APPURTENANT      E - ENCUMBERING EASEMENT      R - ENCUMBERING EASEMENT (ROAD)  |                     |  |                         |   |                           |  |
| EASEMENT<br>REFERENCE  | PURPOSE             | WIDTH<br>(METRES)  | ORIGIN                  | LAND BENEFITED<br>OR IN FAVOUR OF   |                           |  |
| (E-1)  | DRAINAGE            | SEE PLAN   | PS746842N               | WYNDHAM CITY COUNCIL  |                           |  |
| (E-2)  | DRAINAGE            | SEE PLAN   | PS811236X               | WYNDHAM CITY COUNCIL  |                           |  |
| (E-3)  | SEWERAGE            | SEE PLAN   | THIS PLAN               | CITY WEST WATER CORPORATION   |                           |  |
| (E-4)  | DRAINAGE            | SEE PLAN   | THIS PLAN               | WYNDHAM CITY COUNCIL  |                           |  |
| (E-4)  | SEWERAGE            | SEE PLAN   | THIS PLAN               | CITY WEST WATER CORPORATION   |                           |  |
| (E-5)  | DRAINAGE            | SEE PLAN   | THIS PLAN               | WYNDHAM CITY COUNCIL  |                           |  |
|  |                     |  |                         |   |                           |  |
| <br>Breese Pitt Dixon Pty Ltd<br>1/19 Cato Street<br>Hawthorn East Vic 3123<br>Ph: 8823 2300 Fax: 8823 2310<br>www.bpd.com.au info@bpd.com.au                 |                     | REF: 8554/19      VERSION: 8                               |                         | ORIGINAL SHEET<br>SIZE A3   | SHEET 1 OF 6 SHEETS       |  |
|  |                     | LICENSED SURVEYOR: DAMIAN SMALE                            |                         |   |                           |  |
|  |                     | CHECKED JC   |                         | DATE: 01/09/20  |                           |  |

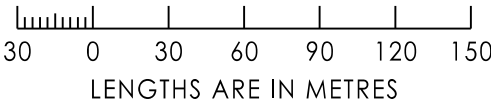
PLAN OF SUBDIVISION

PLAN NUMBER  
PS 811235A



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SCALE  
1:3000

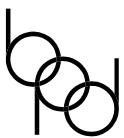
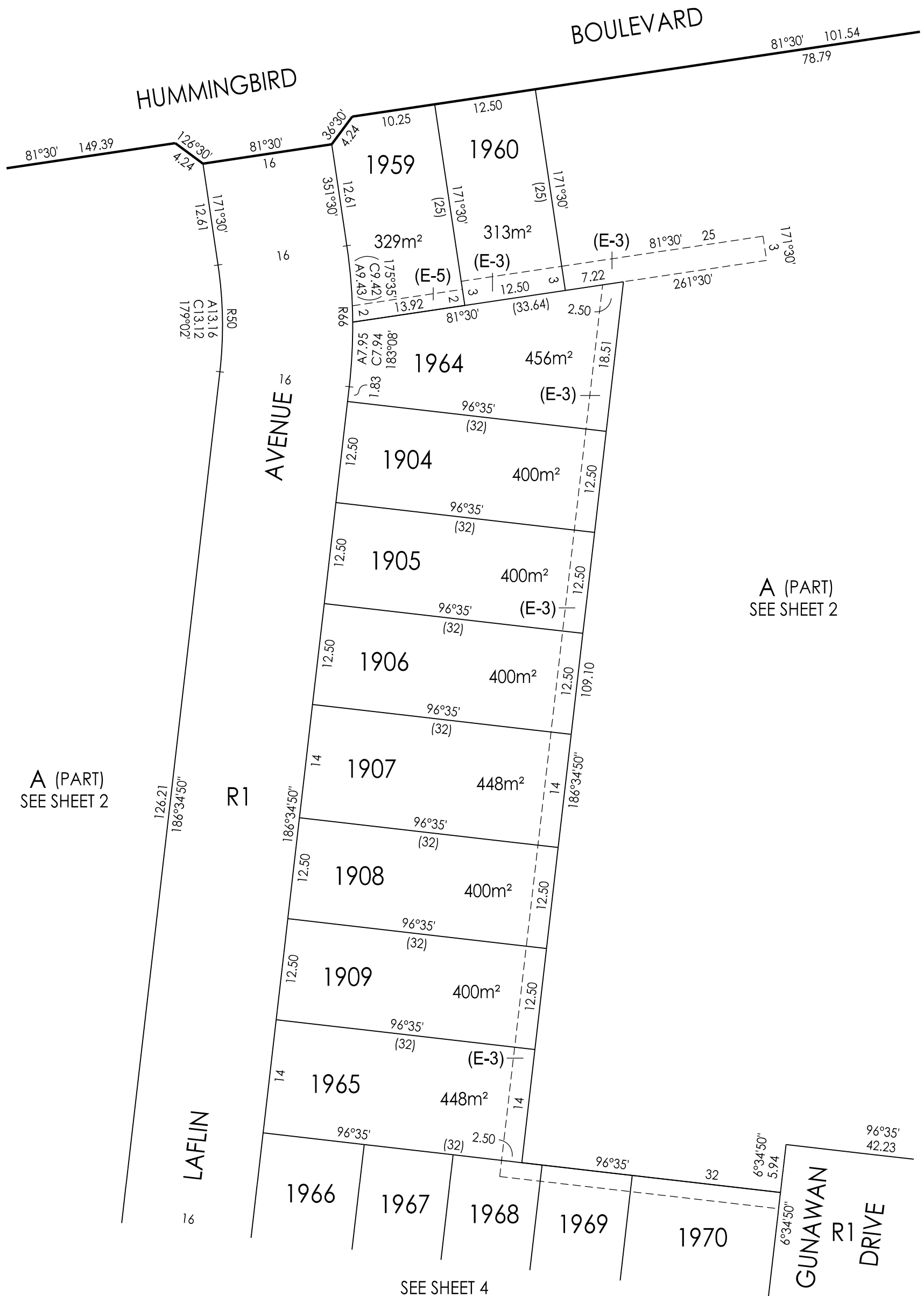
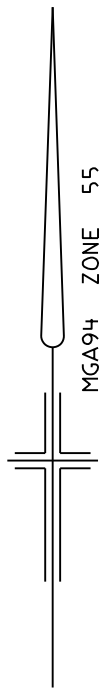


LICENSED SURVEYOR: DAMIAN SMALE

ORIGINAL  
SHEET SIZE A3  
REF: 8554/19

SHEET 2  
VERSION: 8

PLAN NUMBER  
PS **811235A**



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1:500



SHEET 3

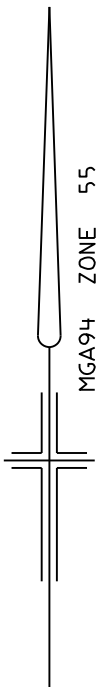
VERSION: 8

LICENSED SURVEYOR: DAMIAN SMALE

PLAN OF SUBDIVISION

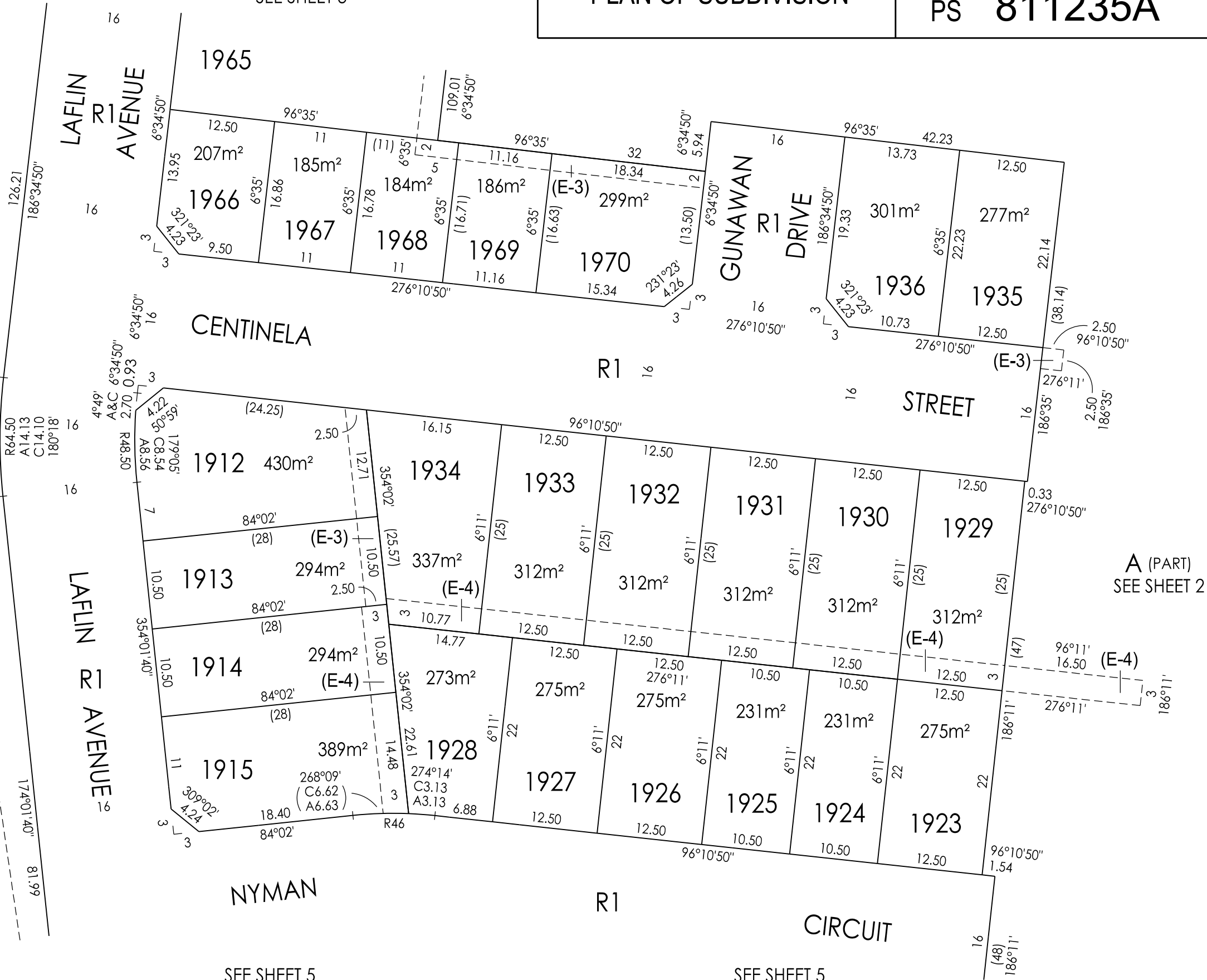
PLAN NUMBER  
PS 811235A

SEE SHEET 3



A (PART)  
SEE SHEET 2

(E-3)  
SEE SHEET 2



A (PART)  
SEE SHEET 2

SEE SHEET 5

SEE SHEET 5



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SCALE

1:500



REF: 8554/19

VERSION: 8

LICENSED SURVEYOR: DAMIAN SMALE

ORIGINAL  
SHEET SIZE A3

SHEET 4

PLAN OF SUBDIVISION

PLAN NUMBER  
PS 811235A

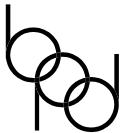
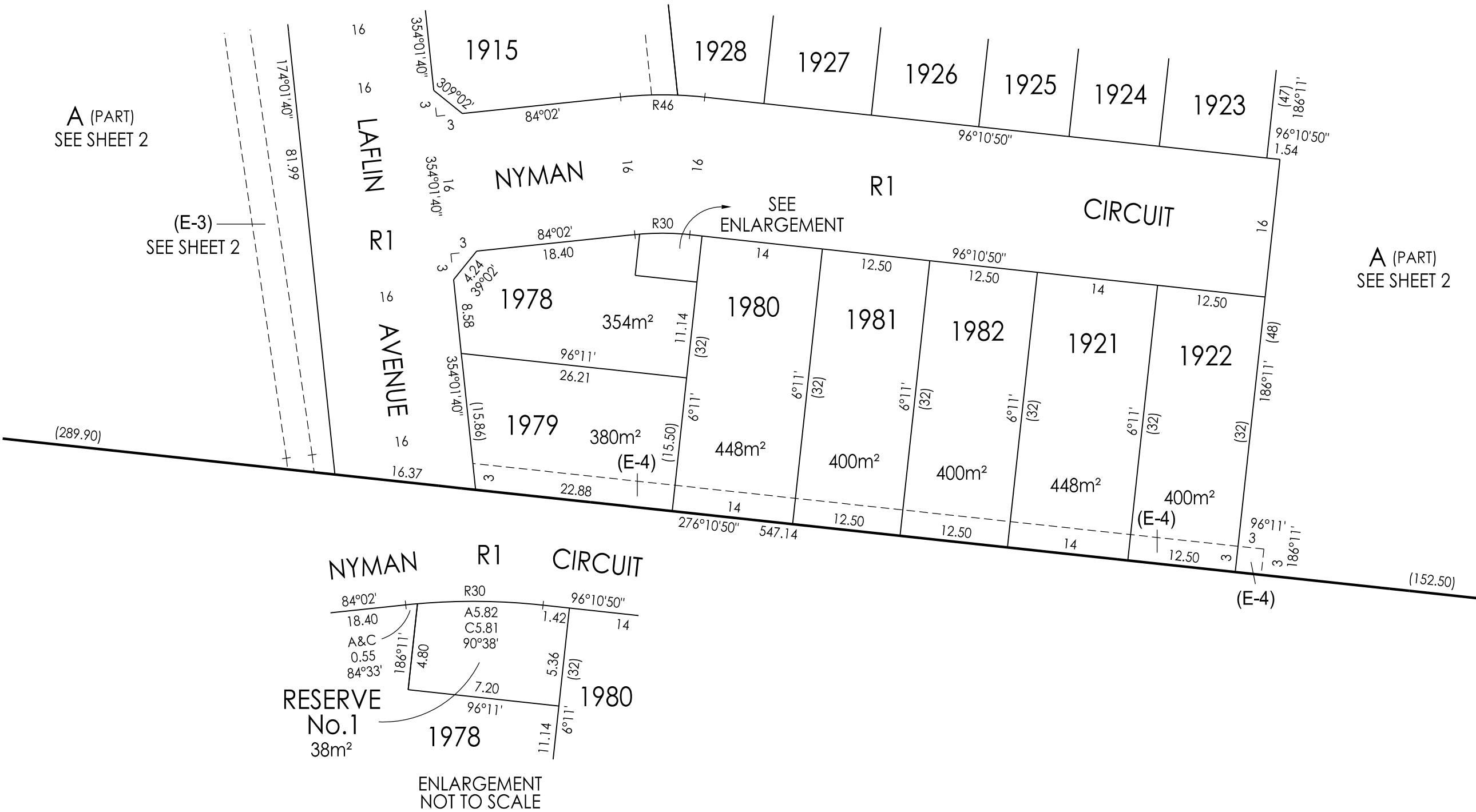
SEE SHEET 4

SEE SHEET 4

A (PART)  
SEE SHEET 2

(E-3)  
SEE SHEET 2

A (PART)  
SEE SHEET 2



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SCALE

1:500



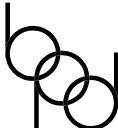
REF: 8554/19

VERSION: 8

ORIGINAL  
SHEET SIZE A3

SHEET 5

LICENSED SURVEYOR: DAMIAN SMALE

|   |  |                                 |                           |                           |            |
|---|--|---------------------------------|---------------------------|---------------------------|------------|
|   |  | PLAN OF SUBDIVISION             |                           | PLAN NUMBER<br>PS 811235A |            |
| <div><div>SUBDIVISION ACT 1988</div><div>CREATION OF RESTRICTION</div></div>  |  |                                 |                           |                           |            |
| Upon registration of the plan, the following restriction is to be created.  |  |                                 |                           |                           |            |
| For the purpose of this restriction:  |  |                                 |                           |                           |            |
| Land to benefit: Lots 1904 to 1909 (both inclusive), 1912 to 1915 (both inclusive), 1921 to 1936 (both inclusive), 1959, 1960, 1964 to 1970 (both inclusive) and 1978 to 1982 (both inclusive).   |  |                                 |                           |                           |            |
| Land to be burdened: Lots 1904 to 1909 (both inclusive), 1912 to 1915 (both inclusive), 1921 to 1936 (both inclusive), 1959, 1960, 1964 to 1970 (both inclusive) and 1978 to 1982 (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 dwelling or structure other than a building unless approved by Urbtech PTY LTD as being in accordance with the “Riverdale Village Design Guidelines”   |  |                                 |                           |                           |            |
| b) Anything other than in accordance with MCP No. AA6565  |  |                                 |                           |                           |            |
| c) Any building unless the building incorporates dual plumbing for the use or recycled water for toilet flushing and garden watering where recycled water is available to the said lot  |  |                                 |                           |                           |            |
| d) In the case of lots less than 300m² any dwelling unless in accordance with the small lot housing code or unless a specific planning permit for the said dwelling has been obtained from Wyndham City Council.  |  |                                 |                           |                           |            |
| For the purposes of this restriction the following applies;   |  |                                 |                           |                           |            |
| Type A – Nil  |  |                                 |                           |                           |            |
| Type B – Lots 1913, 1914, 1923 to 1928 (both inclusive), 1935 and 1966 to 1970 (both inclusive).  |  |                                 |                           |                           |            |
| These restrictions will cease to affect any of the burdened lots seven years after registration of this plan.   |  |                                 |                           |                           |            |
| <div><div></div><div>Breese Pitt Dixon Pty Ltd<br/>1/19 Cato Street<br/>Hawthorn East Vic 3123<br/>Ph: 8823 2300 Fax: 8823 2310<br/>www.bpd.com.au info@bpd.com.au</div></div> |  | SCALE                           | ORIGINAL<br>SHEET SIZE A3 |                           | SHEET 6    |
|   |  | LICENSED SURVEYOR: DAMIAN SMALE |                           |                           | VERSION: 8 |