
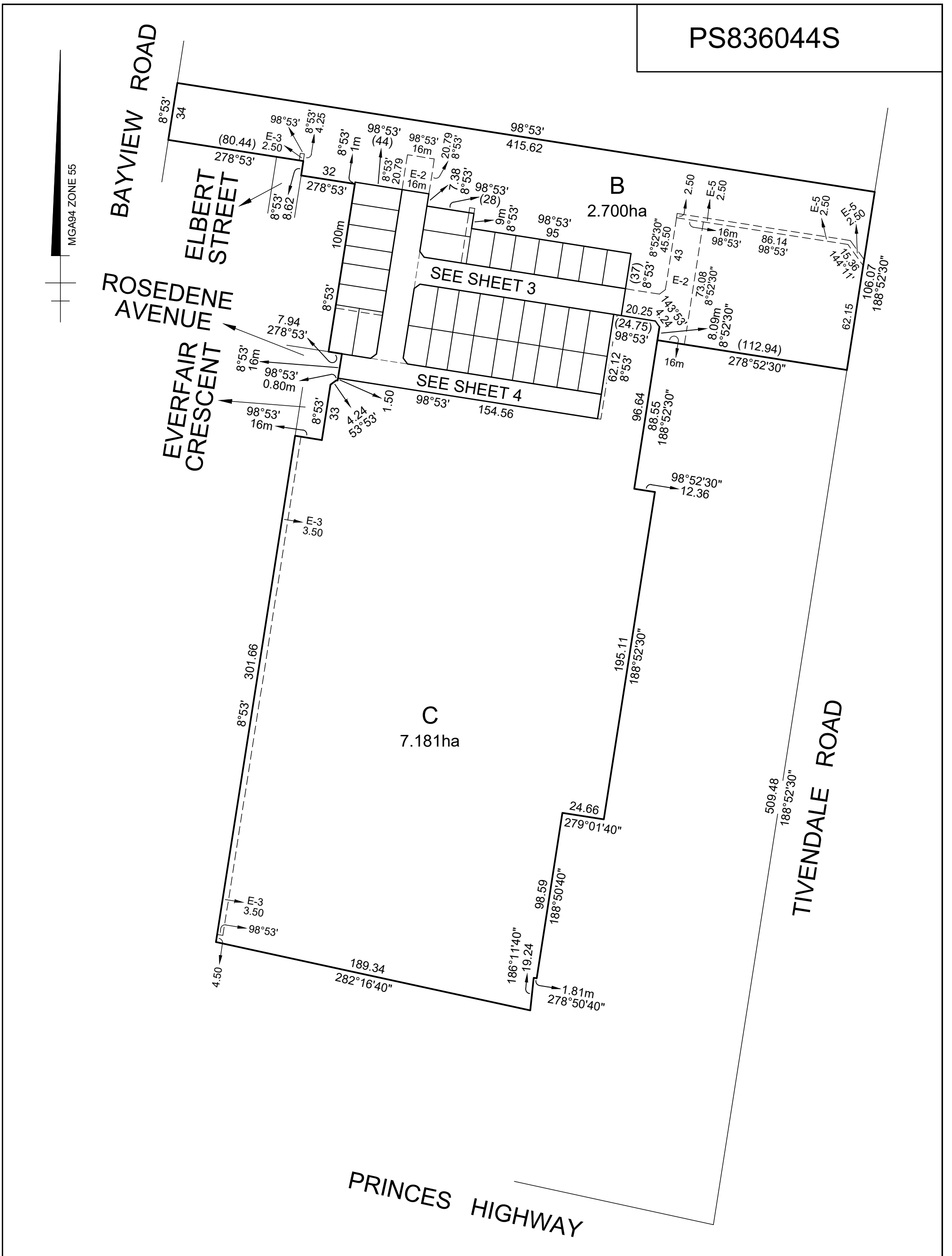
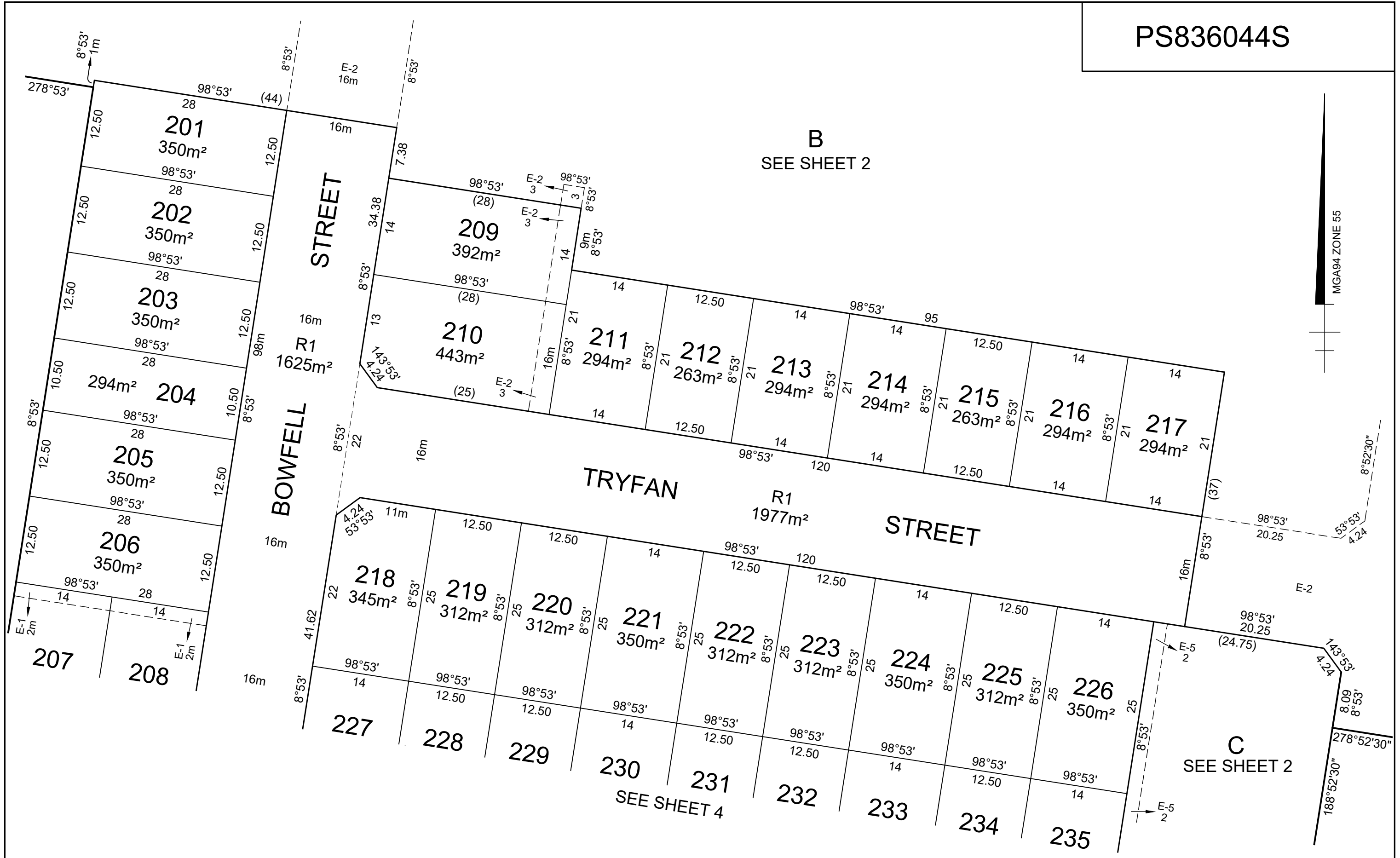
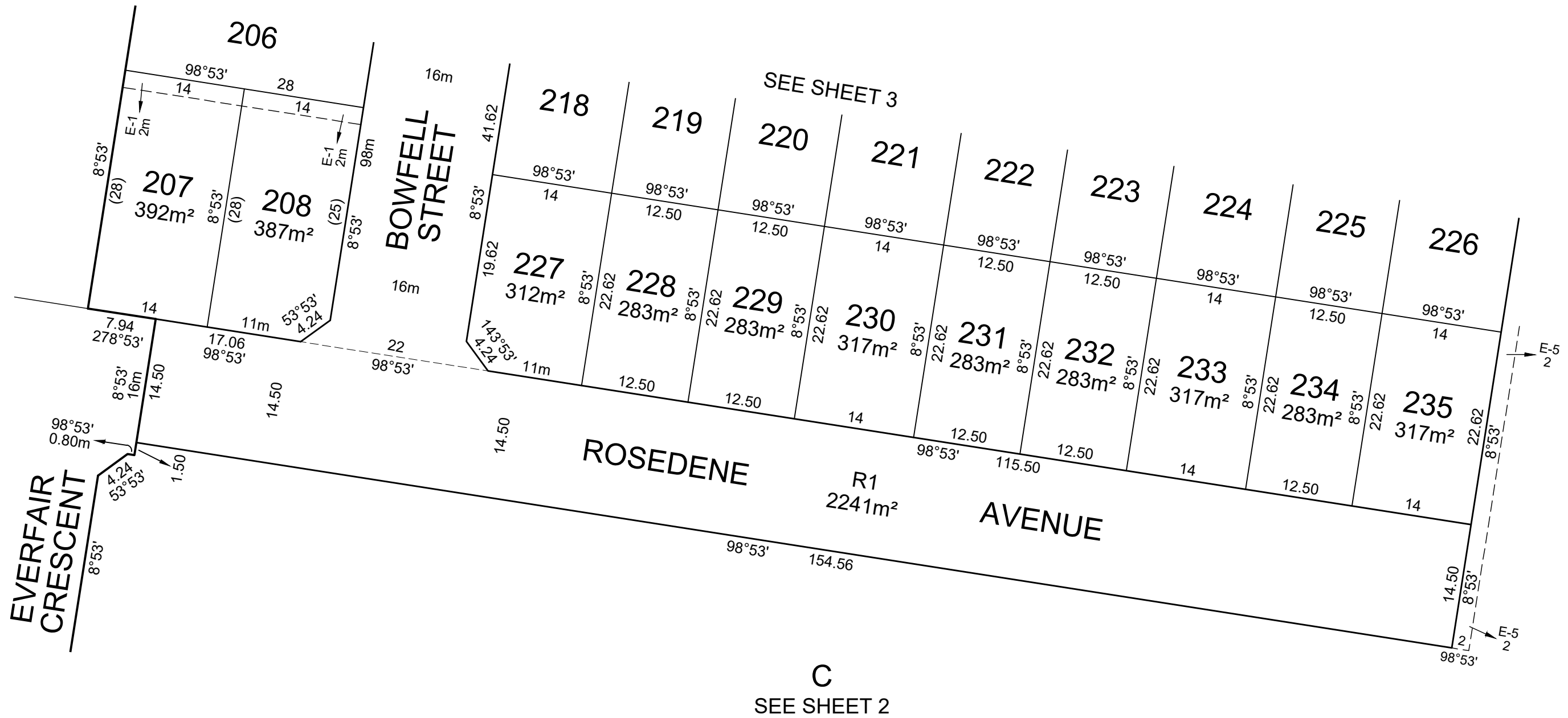


PLAN OF SUBDIVISION		EDITION 1	PS836044S	
LOCATION OF LAND PARISH: PAKENHAM TOWNSHIP: SECTION: CROWN ALLOTMENT: 39A (PART) & 39B (PART) CROWN PORTION: TITLE REFERENCE: Vol. Fol. LAST PLAN REFERENCE: Lot A on PS826731D POSTAL ADDRESS: 46 - 50 Bayview Road (at time of subdivision) OFFICER 3809 MGA 94 CO-ORDINATES: E: 360 370 ZONE: 55 (of approx centre of land N: 5786 850 in plan)		COUNCIL NAME: CARDINIA SHIRE COUNCIL		
VESTING OF ROADS AND/OR RESERVES		NOTATIONS		
IDENTIFIER	COUNCIL/BODY/PERSON		Lots 201 to 235 (both inclusive) may be affected by one or more restrictions. Refer to Creation of Restrictions A, B & C on Sheets 5 & 6 of this plan for details. OTHER PURPOSE OF PLAN Removal of the drainage easement marked E-2 on PS826731D in so far as where it lies within new roads R1 on this plan, upon registration of this plan. GROUND FOR REMOVAL: By agreement between all interested parties vide Sec.6(1)(k) of the Subdivision Act 1988.	
Road R1	Cardinia Shire Council			
NOTATIONS				
DEPTH LIMITATION: Does Not Apply				
SURVEY: This plan is based on survey. STAGING: This is not a staged subdivision. This survey has been connected to Pakenham PM 82 and Pakenham PM 20 In Proclaimed Survey Area No. (Not Applicable)				
HILLSTOWE ESTATE - Release No. 2 Area of Release: 1.713ha No. of Lots: 35 Lots and Balance Lots B & C				
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	Drainage	2	PS826731D	Cardinia Shire Council
E-2	Drainage	See Diagram	This Plan	Cardinia Shire Council
	Sewerage			South East Water Corporation
E-3	Sewerage	See Diag.	PS826731D	South East Water Corporation
EASEMENT E-4 HAS BEEN OMITTED FROM THIS PLAN				
E-5	Sewerage	See Diag.	This Plan	South East Water Corporation
 TAYLORS Urban Development Built Environments Infrastructure 8 / 270 Ferntree Gully Road, Notting Hill, Victoria, 3168 Tel: 61 3 9501 2800 Web: taylorstds.com.au		SURVEYORS FILE REF: Ref. 01177-S2 Ver. 6		ORIGINAL SHEET SIZE: A3 SHEET 1 OF 6
		Licensed Surveyor: RAYMOND LI / Version No 6		







CREATION OF RESTRICTION A

The registered proprietors of the burdened land covenant with the registered proprietors of the benefited land as set out in the restriction with the intent that the burden of the restriction runs with and binds the burdened land and the benefit of the restriction is annexed to and runs with the benefited land.

BURDENED LAND: See Table 1
 BENEFITED LAND: See Table 1

RESTRICTION:

The burdened land cannot be used except in accordance with the provisions recorded in MCP AA5969
 Expiry date: 31/12/2034

TABLE 1

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
201	202
202	201, 203
203	202, 204
204	203, 205
205	204, 206
206	205, 207, 208
207	206, 208
208	206, 207
209	210, 211
210	209, 211
211	209, 210, 212
212	211, 213
213	212, 214
214	213, 215
215	214, 216
216	215, 217
217	216
218	219, 227

TABLE 1 continued

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
219	218, 220, 228
220	219, 221, 229
221	220, 222, 230
222	221, 223, 231
223	222, 224, 232
224	223, 225, 233
225	224, 226, 234
226	225, 235
227	218, 228
228	219, 227, 229
229	220, 228, 230
230	221, 229, 231
231	222, 230, 232
232	223, 231, 233
233	224, 232, 234
234	225, 233, 235
235	226, 234

CREATION OF RESTRICTION B

The registered proprietors of the burdened land covenant with the registered proprietors of the benefited land as set out in the restriction with the intent that the burden of the restriction runs with and binds the burdened land and the benefit of the restriction is annexed to and runs with the benefited land.

BURDENED LAND: See Table 2
 BENEFITED LAND: See Table 2

RESTRICTION:

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 Officer Small Lot Housing Code (SLHC) forming part of the Officer Precinct Structure Plan unless a planning permit is granted by the Responsible Authority for a building that does not conform with the SLHC.

Expiry date: 31/12/2034

TABLE 2

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
204	203, 205
211	209, 210, 212
212	211, 213
213	212, 214
214	213, 215
215	214, 216
216	215, 217

TABLE 2 continued

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
217	216
228	219, 227, 229
229	220, 228, 230
231	222, 230, 232
232	223, 231, 233
234	225, 233, 235

CREATION OF RESTRICTION C

The registered proprietors of the burdened land covenant with the registered proprietors of the benefited land as set out in the restriction with the intent that the burden of the restriction runs with and binds the burdened land and the benefit of the restriction is annexed to and runs with the benefited land.

BURDENED LAND: See Table 3

BENEFITED LAND: See Table 3

DESCRIPTION OF RESTRICTION

The registered proprietor or proprietors for the time being of any burdened lot must not construct any house or garage on a side boundary of a lot unless the house or garage is set back a minimum of 1 metre from the other side boundary of the lot.

TABLE 3

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
209	210
210	209