
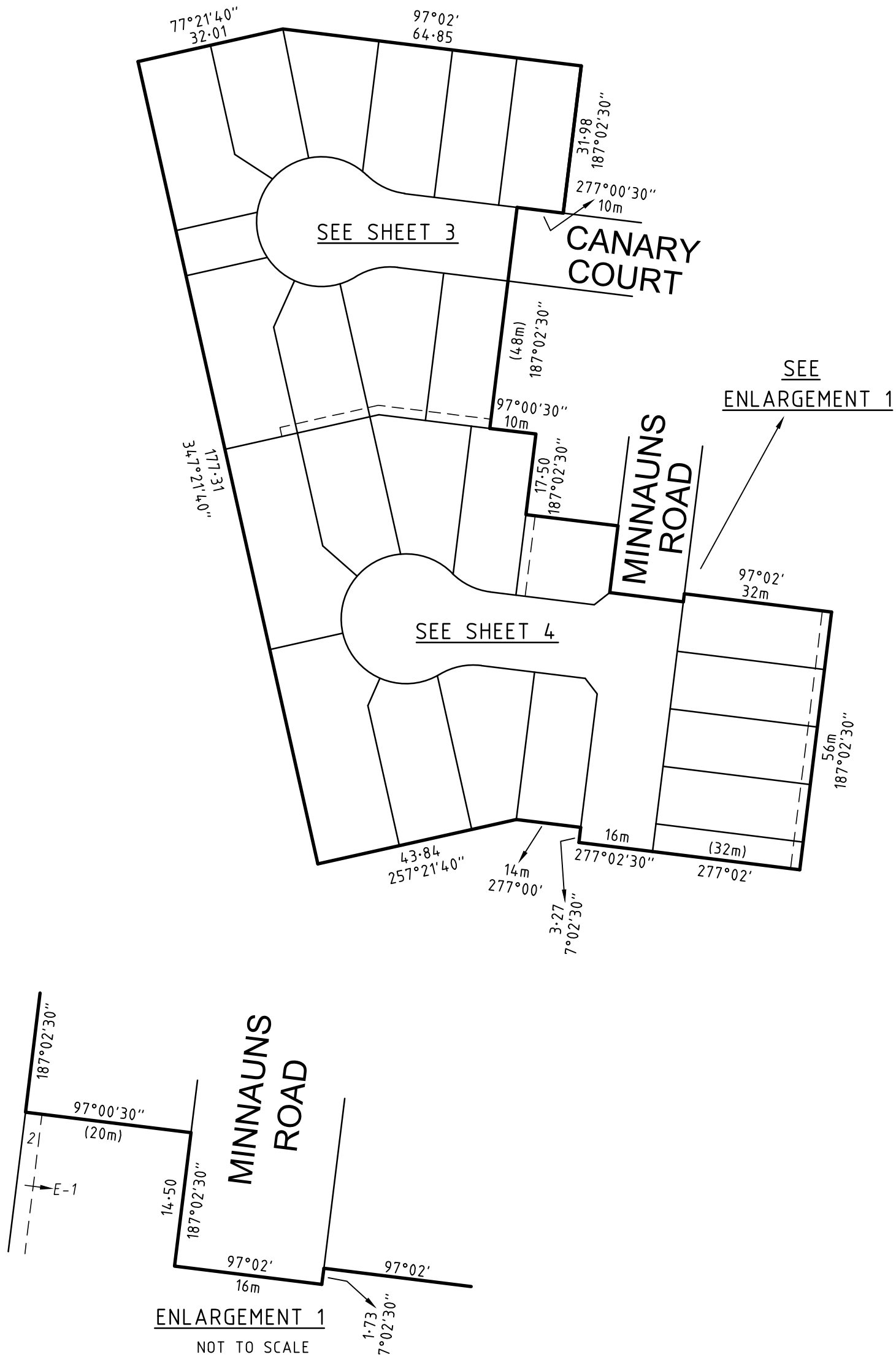
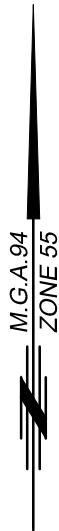


PLAN OF SUBDIVISION				EDITION 1		PLAN NUMBER PS834025H	
LOCATION OF LAND PARISH: MOORPANYAL TOWNSHIP: - SECTION: - CROWN ALLOTMENT: 134 (PART) & 135 (PART) CROWN PORTION: - TITLE REFERENCE: VOL. 12164 FOL. 368 LAST PLAN REFERENCE: LOT B ON PS740227S POSTAL ADDRESS: MINNAUNS ROAD (at time of subdivision) LOVELY BANKS, 3213. MGA CO-ORDINATES: E: 266 350 ZONE: 55 (of approx centre of land in plan) N: 5 782 140 GDA 94				Council Name: City of Greater Geelong Council Reference Number: 14612 Planning Permit Reference: 1123/2004/A SPEAR Reference Number: S152480B Certification This plan is certified under section 6 of the Subdivision Act 1988 Public Open Space A requirement for public open space under section 18 of the Subdivision Act 1988 has not been made Digitally signed by: Hugh Griffiths for City of Greater Geelong on 20/07/2020			
VESTING OF ROADS AND/OR RESERVES				NOTATIONS			
IDENTIFIER		COUNCIL/BODY/PERSON		LOTS 1-1000 (BOTH INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN. LOTS 1001-1023 (BOTH INCLUSIVE) ARE THE RESULT OF THIS SURVEY. <u>CREATION OF RESTRICTION</u> SEE SHEET 5 FOR RESTRICTION DETAILS.			
ROAD R1 ROADS R2		CITY OF GREATER GEELONG CITY OF GREATER GEELONG					
NOTATIONS				PHALARIS PARK ESTATE STAGE 10 23 LOTS 1.482ha			
DEPTH LIMITATION: DOES NOT APPLY							
SURVEY: This plan is is not based on survey. STAGING: This is is not a staged subdivision. Planning Permit No. 1123/2004/A This survey has been connected to permanent marks No(s). 90 & 446 In Proclaimed Survey Area No. -							
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	PIPELINES OR ANCILLARY PURPOSES	2	THIS PLAN & SECTION 136 WATER ACT 1989	BARWON REGION WATER CORPORATION			
E-2	PIPELINES OR ANCILLARY PURPOSES	SEE PLAN	PS740227S & SECTION 136 WATER ACT 1989	BARWON REGION WATER CORPORATION			
 ABN 11 125 568 461 Level 1, 27-31 Myers Street (PO Box 1137) Geelong, VIC Australia 3220 Phone +61 3 5202 4600 Fax +61 3 5202 4691 Email: victoria@cardno.com.au Web: www.cardno.com			SURVEYORS FILE REF: 4108-110		ORIGINAL SHEET SIZE: A3		SHEET 1 OF 5 SHEETS
			Digitally signed by: David Reginald Rendle, Licensed Surveyor, Surveyor's Plan Version (1), 20/01/2020, SPEAR Ref: S152480B				

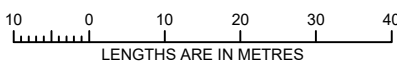


SURVEYORS FILE REF: 4108-110



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SCALE
1:1000

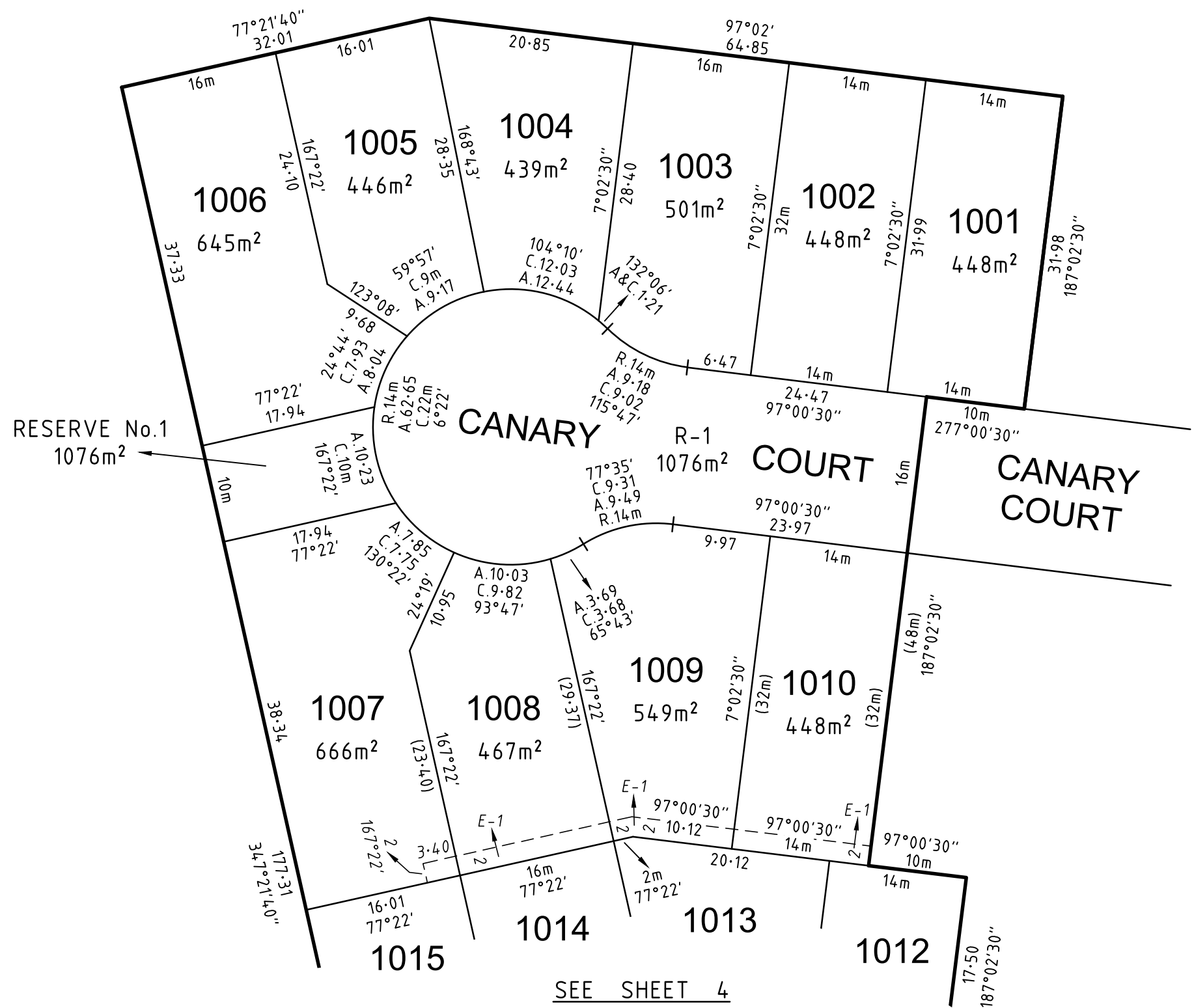


Digitally signed by: David Reginald Rendle, Licensed
Surveyor,
Surveyor's Plan Version (1),
20/01/2020, SPEAR Ref: S152480B

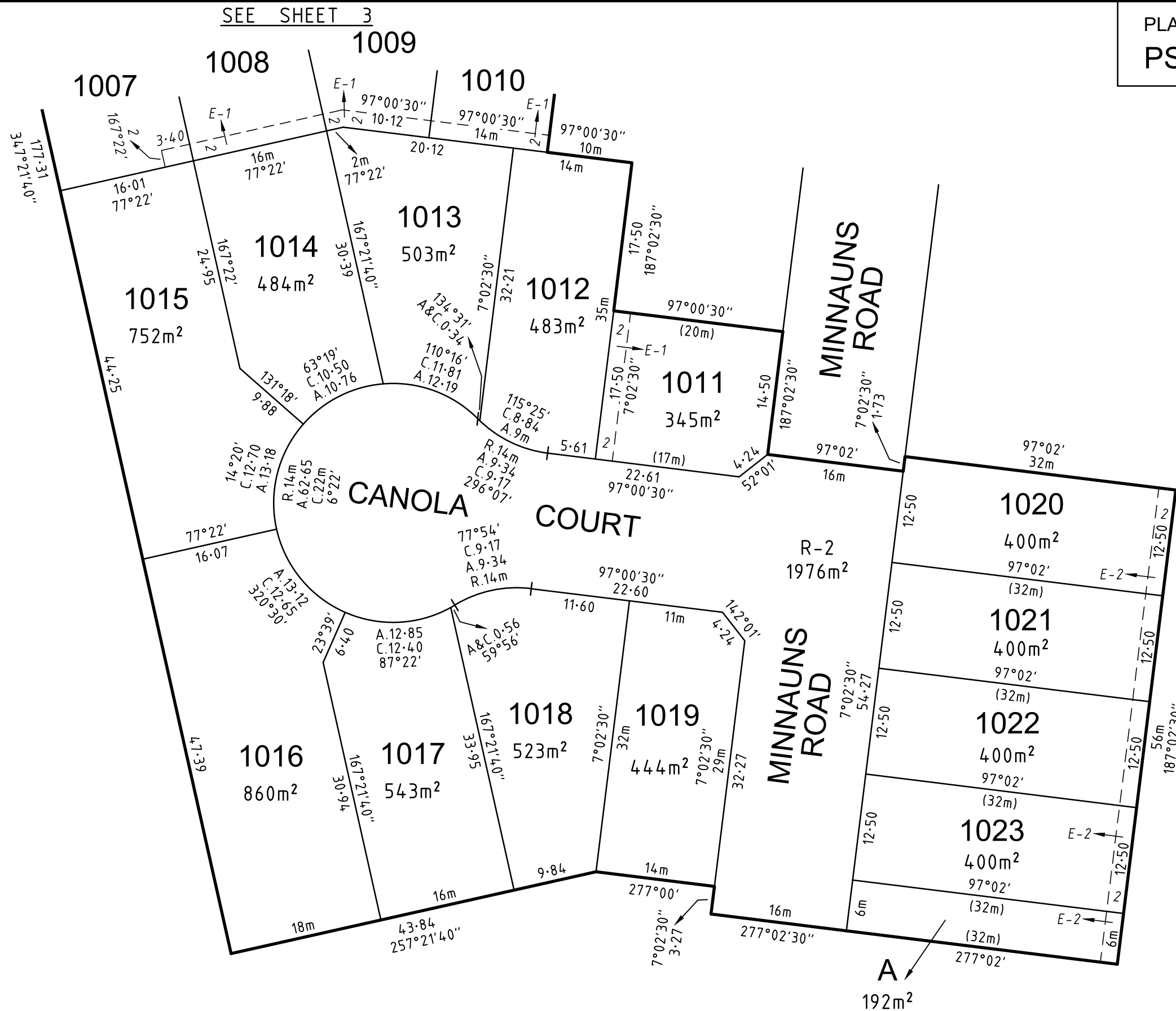
ORIGINAL SHEET
SIZE: A3

SHEET 2

Digitally signed by:
City of Greater Geelong,
20/07/2020,
SPEAR Ref: S152480B



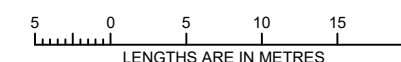
SEE SHEET 3



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SURVEYORS FILE REF: 4108-110

SCALE
1:500



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Surveyor,
Surveyor's Plan Version (1),
20/01/2020, SPEAR Ref: S152480B

ORIGINAL SHEET
SIZE: A3

SHEET 4

Digitally signed by:
City of Greater Geelong,
20/07/2020,
SPEAR Ref: S152480B

CREATION OF RESTRICTION A.

Upon registration of this plan (PS834025H) the following restriction is created:

Land to benefit : Lots 1001-1023 (both inclusive) on this plan (PS834025H).

Land to be burdened : Lots 1001-1006 (both inclusive), 1008-1015 (both inclusive) & 1017-1023 (both inclusive) on this plan (PS834025H).

DESCRIPTION OF RESTRICTION A.

The owners of lots 1001-1006 (both inclusive), 1008-1015 (both inclusive) & 1017-1023 (both inclusive) on this plan (PS834025H).

- shall not allow the erection of more than one dwelling on any single allotment
- shall not further subdivide the lots.

CREATION OF RESTRICTION C:

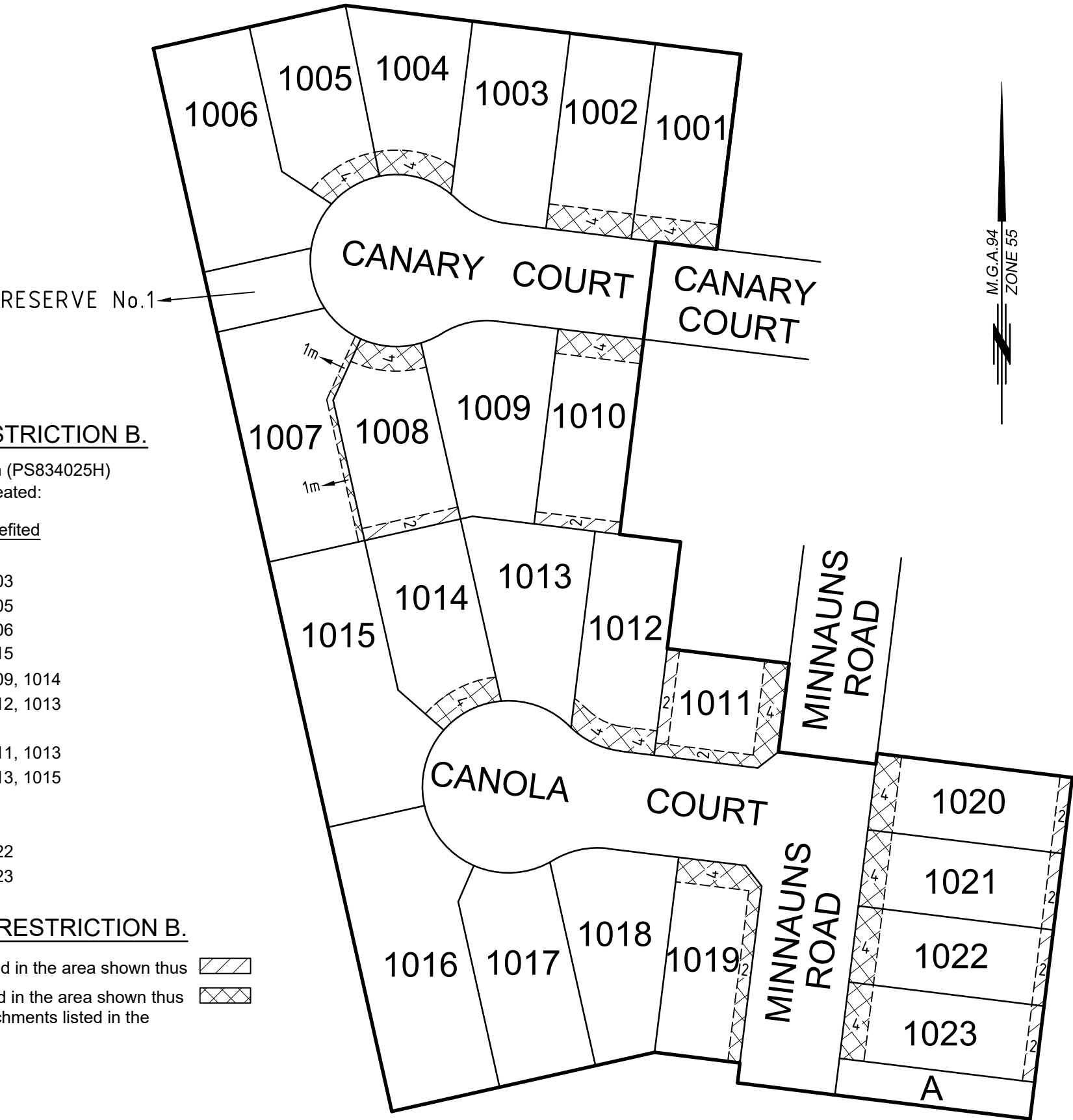
Upon registration of this plan (PS834025H) the following restriction is created:

Lot burdened	Lot/s benefited
1007	1008
1008	1007
1009	1008
1010	1009
1020	1021
1021	1022
1022	1023
1023	1022

DESCRIPTION OF RESTRICTION C:

The registered proprietor or proprietors for the time being of the burdened lot must not:

1. Build or permit to build any building(s) that does not provide 1.0 metre clear horizontal access down the entire length of at least one side boundary of the lot.





CREATION OF RESTRICTION B.

Upon registration of this plan (PS834025H) the following restriction is created:

Lot burdened	Lot/s benefited
1001	1002
1002	1001, 1003
1004	1003, 1005
1005	1004, 1006
1007	1008, 1015
1008	1007, 1009, 1014
1010	1009, 1012, 1013
1011	1012
1012	1010, 1011, 1013
1014	1008, 1013, 1015
1019	1018
1020	1021
1021	1020, 1022
1022	1021, 1023
1023	1022

DESCRIPTION OF RESTRICTION B.

Dwellings shall not be located in the area shown thus 
Buildings shall not be located in the area shown thus 
except for allowable encroachments listed in the Building Regulations 2006.

DEFINITIONS

BUILDING - Any structure
DWELLING - House- Habitable Room (excludes carport/garage)

SURVEYORS FILE REF: 4108-110