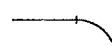



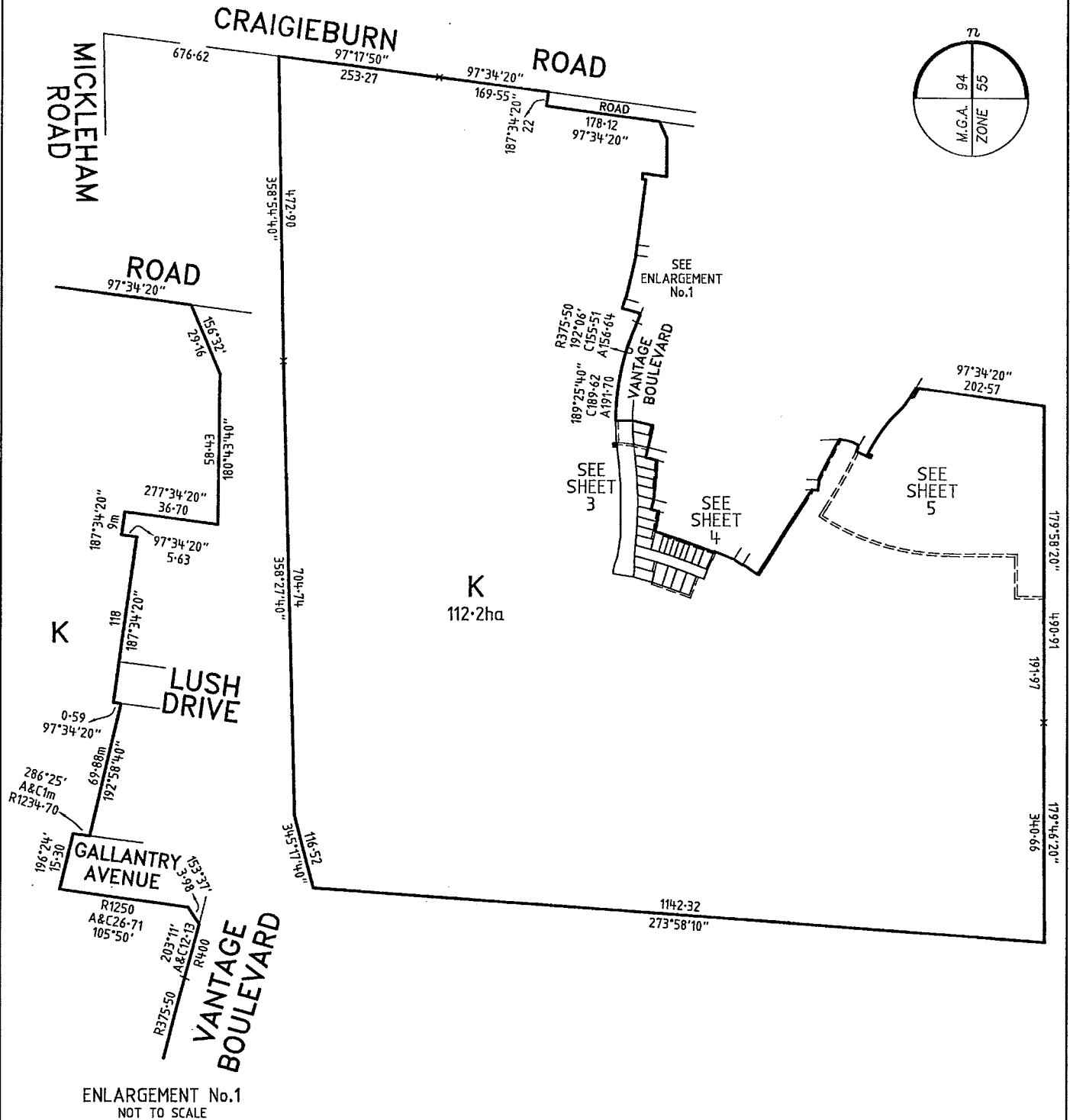
Signed by Council: Hume City Council, Council Ref: S006834, Original Certification: 17/05/2013, Recertification: 26/09/2013, S.O.C.: 01/11/2013

PLAN OF SUBDIVISION			LV use only EDITION 1	Plan Number PS 714636W
Location of Land Parish: YUROKE Township: - Section: 17 Crown Allotment: B (PART) Section: 18 Crown Allotment: A, B, C & D (PARTS) Crown Portion: - Title Reference: LOT H PS711339U Last Plan Reference: VOL 11427 FOL 898 Postal Address: CRAIGIEBURN ROAD (at time of subdivision) CRAIGIEBURN 3064 MGA 94 Co-ordinates E 314 100 Zone: 55 (of approx. centre of land in plan) N 5 836 800			Council Name: HUME CITY COUNCIL Council Ref:	
Vesting of Roads and/or Reserves			Notations	
Identifier	Council/Body/Person		Staging This is is not a staged subdivision Planning Permit No. P15546	
ROAD R1	HUME CITY COUNCIL		Depth Limitation DOES NOT APPLY	
			TANGENT POINTS ARE SHOWN THUS: 	
			LOTS 1 TO 1000 AND LOTS A TO J (ALL INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN AREA OF LAND SUBDIVIDED (EXCLUDING LOT K) - 1928ha	
Survey This plan is/ is not based on survey SEE PS535784N This survey has been connected to permanent marks no(s) 43 In Proclaimed Survey Area No. -				
Easement Information				
Legend: E - Encumbering Easement, Condition in Crown Grant in the Nature of an Easement or Other Encumbrance A - Appurtenant Easement R - Encumbering Easement (Road)				
Subject Land	Purpose	Width (metres)	Origin	Land Benefited/In Favour Of
E-1 E-1	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS711340L PS711340L	HUME CITY COUNCIL YARRA VALLEY WATER LIMITED
E-2 E-2	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	THIS PLAN THIS PLAN	HUME CITY COUNCIL YARRA VALLEY WATER CORPORATION
E-3	SEWERAGE	SEE DIAG	PS711340L	YARRA VALLEY WATER LIMITED
E-4 E-4	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS711339U PS711339U	HUME CITY COUNCIL YARRA VALLEY WATER LIMITED
E-5	SUPPLY OF WATER BY PIPELINE	SEE DIAG	PS640978B	YARRA VALLEY WATER LIMITED
E-6	POWERLINE	SEE DIAG	PS711339U -SEC 88 ELECTRICITY INDUSTRY ACT 2000	JEMENA ELECTRICITY NETWORKS (VIC) LTD
E-7	POWERLINE	SEE DIAG	PS711340L -SEC 88 ELECTRICITY INDUSTRY ACT 2000	JEMENA ELECTRICITY NETWORKS (VIC) LTD
ASTON - 10 25 LOTS & BALANCE LOT K			LICENSED SURVEYOR (PRINT) GEOFFREY JAMES TURNER	
Bosco Jonson Pty Ltd A.B.N 95 282 532 642 P.O. Box 5075, South Melbourne, Vic 3205 16 Eastern Road South Melbourne Vic 3205 Australia Tel 03) 9699 1400 Fax 03) 9699 5992 			SIGNATURE DIGITALLY SIGNED DATE / /	
			REF 29093103 13/08/13 VERSION E DWG 2909310AE	
			Sheet 1 of B sheets Original sheet size A3	
			PLAN REGISTERED TIME: 12:01 PM DATE: 18/11/2013 GREGORY R GILLARD Assistant Registrar of Titles	

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PLAN OF SUBDIVISION

Plan Number
PS 714636W



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 Vic 3205 Australia
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ORIGINAL	SCALE
SCALE 1:6000	SHEET SIZE A3
<p>LENGTHS ARE IN METRES</p>	

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 REF 29093103 13/08/13 VERSION E
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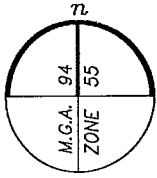
Sheet 2

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PLAN OF SUBDIVISION

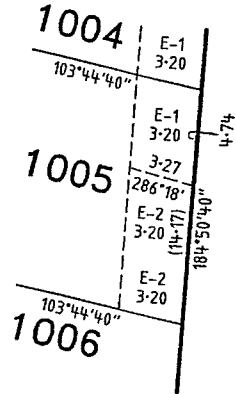
Plan Number

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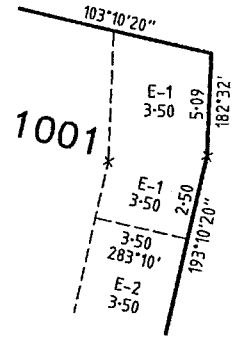
SEE SHEET 2

VANTAGE BOULEVARD

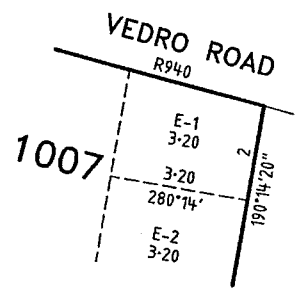


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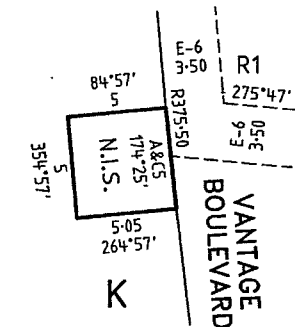
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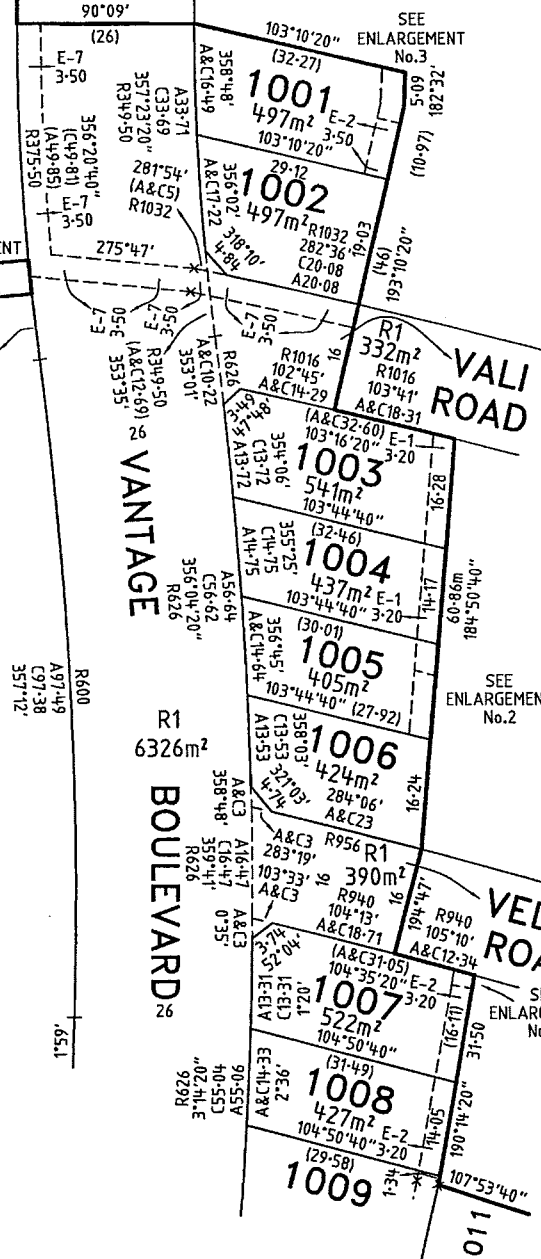
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ENLARGEMENT No.4
NOT TO SCALE



ENLARGEMENT No.5
NOT TO SCALE



SEE SHEET 4

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ORIGINAL

SCALE

SCALE SHEET SIZE
1:750 A3



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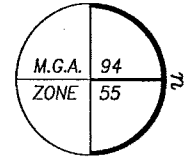
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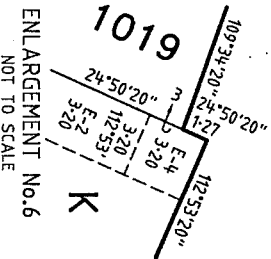
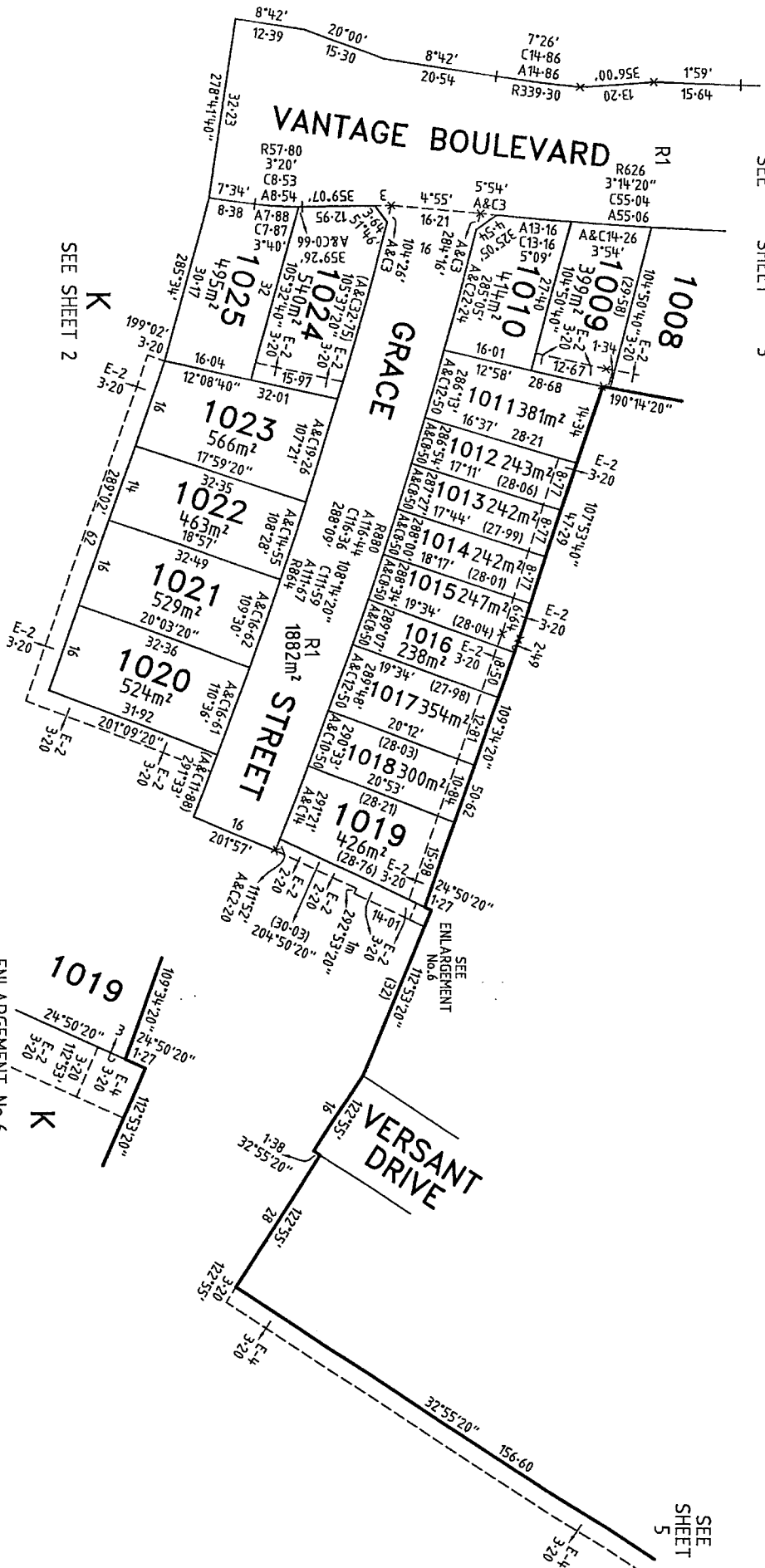
PLAN OF SUBDIVISION

Plan Number
PS 714636W

SEE SHEET 3



SEE SHEET 5



ENLARGEMENT No. 6
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ASTON - 10

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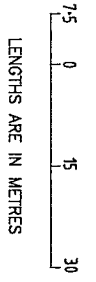
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Sheet 4

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SCALE SHEET SIZE
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LENGTHS ARE IN METRES

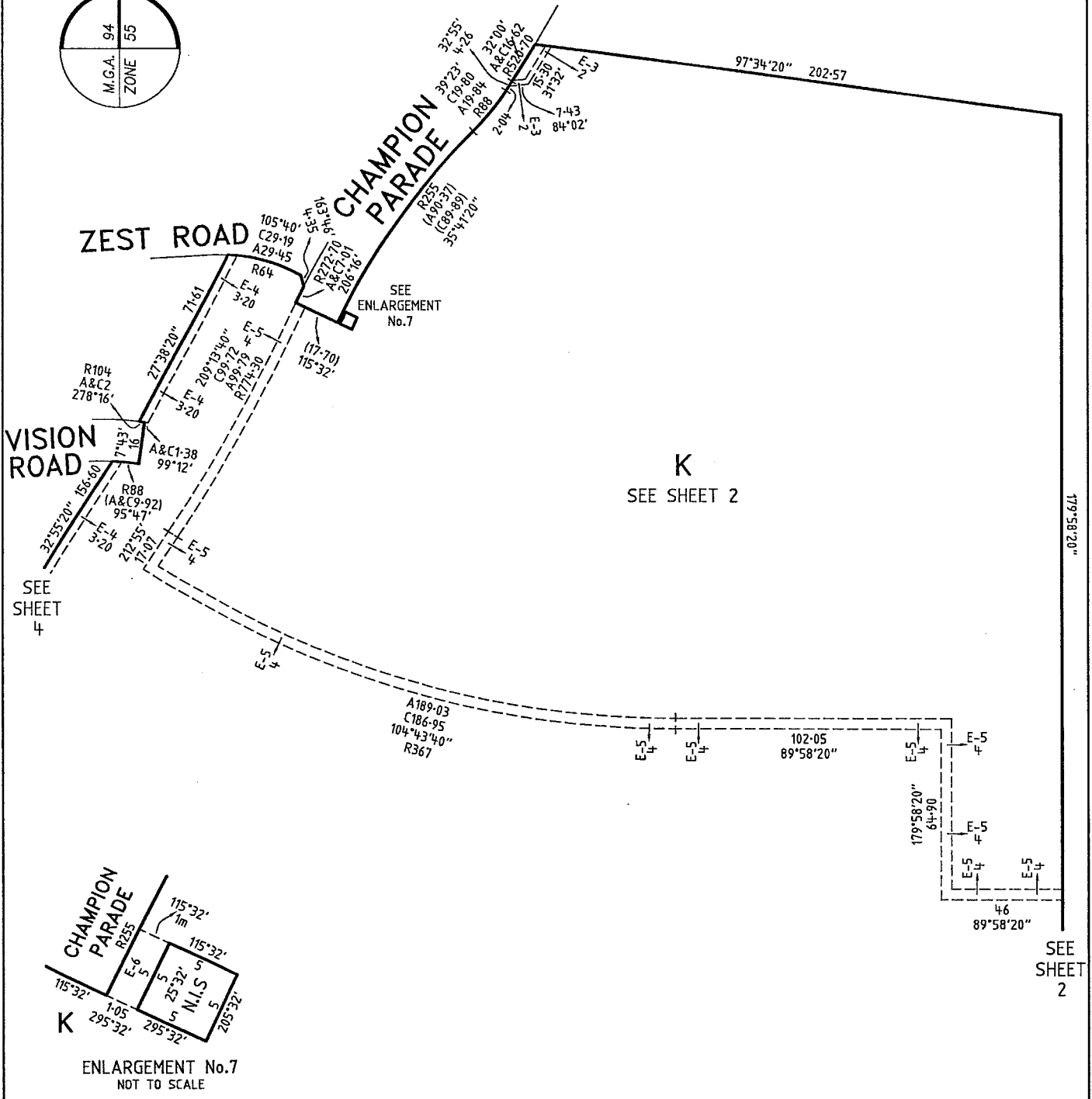
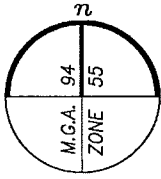
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PLAN OF SUBDIVISION

Plan Number

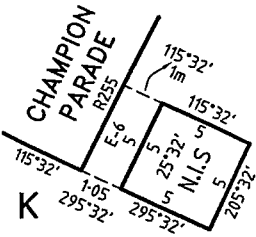
PS 714636W



SEE SHEET 4

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SEE SHEET 2

SEE SHEET 2



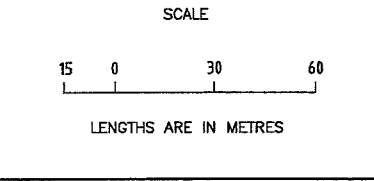
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Sheet 5

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PLAN OF SUBDIVISION

Plan Number

PS 714636W

CREATION OF RESTRICTION

The following restriction is to be created upon registration of Plan of Subdivision No. PS714636W by way of a restrictive covenant and as a restriction as defined in the Subdivision Act 1988.

Table of land burdened and land benefited:

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
1001	1002
1002	1001
1003	1004
1004	1003, 1005
1005	1004, 1006
1006	1005
1007	1008
1008	1007, 1009
1009	1008, 1010, 1011
1010	1009, 1011
1011	1009, 1010, 1012
1012	1011, 1013
1013	1012, 1014

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
1014	1013, 1015
1015	1014, 1016
1016	1015, 1017
1017	1016, 1018
1018	1017, 1019
1019	1018
1020	1021
1021	1020, 1022
1022	1021, 1023
1023	1022, 1024, 1025
1024	1023, 1025
1025	1023, 1024

DESCRIPTION OF RESTRICTION

Except with the written consent of Peet Craigieburn Pty Ltd and in all other instances with the written consent of each and every registered proprietor of a benefiting Lot on the Plan of Subdivision the registered proprietor or proprietors for the time being of any burdened Lot on the Plan of Subdivision shall not:

Memorandum of Common Provisions

- (a) build or allow to be built on the Lot any building other than a building that has been constructed in accordance with the endorsed memorandum of common provisions (MCP) registered in dealing no. AA2192 which MCP is hereby incorporated into the Plan of Subdivision.

Design Guidelines

- (b) build or allow to be built on the Lot any building other than a building that has been approved by Peet or the Peet Craigieburn Pty Ltd Design Review Panel in accordance with the Peet Craigieburn Pty Ltd Design Guidelines.

Building Envelopes

- (c) build or allow to be built on the Lot any building other than in accordance with the building envelope plans shown in the Schedule on sheets 7 and 8.

Single and Double Storey Construction

- (d) build or allow to be built on the Lot any building with a rise of any number of levels other than in accordance with the storey plans shown in the Schedule on sheets 7 and 8.

Garage

- (e) build or allow to be built on the Lot any garage other than in accordance with the garage plans shown in the Schedule on sheets 7 and 8.

Design Plans

- (f) enter into any unconditional domestic building contract with a Builder, commence, carry out, erect, construct, permit or alter any development on the Lot without the applicable plans and specifications (including floor plans and elevations and finishes schedules) being first prepared and submitted to and approved by Peet Craigieburn Pty Ltd and then only in compliance with any condition (consistent with any restrictions affecting the Lot) imposed by Peet Craigieburn Pty Ltd in respect of that approval.

Expiry

- (g) The restrictions specified in paragraphs (a) to (f) (inclusive) shall cease to burden any Lot on the Plan of Subdivision with effect from 10 years from the date of registration.

For the purposes of this restriction "Peet" means Peet Craigieburn Pty Ltd ABN: 88 100 290 640 or any of its related bodies corporate or associated entities within the meaning of the Corporations Act 2001.

ASTON - 10


Bosco Jonson Pty Ltd


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 16 Eastern Road South Melbourne
 Vic 3205 Australia
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ORIGINAL

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SCALE SHEET SIZE
 A3

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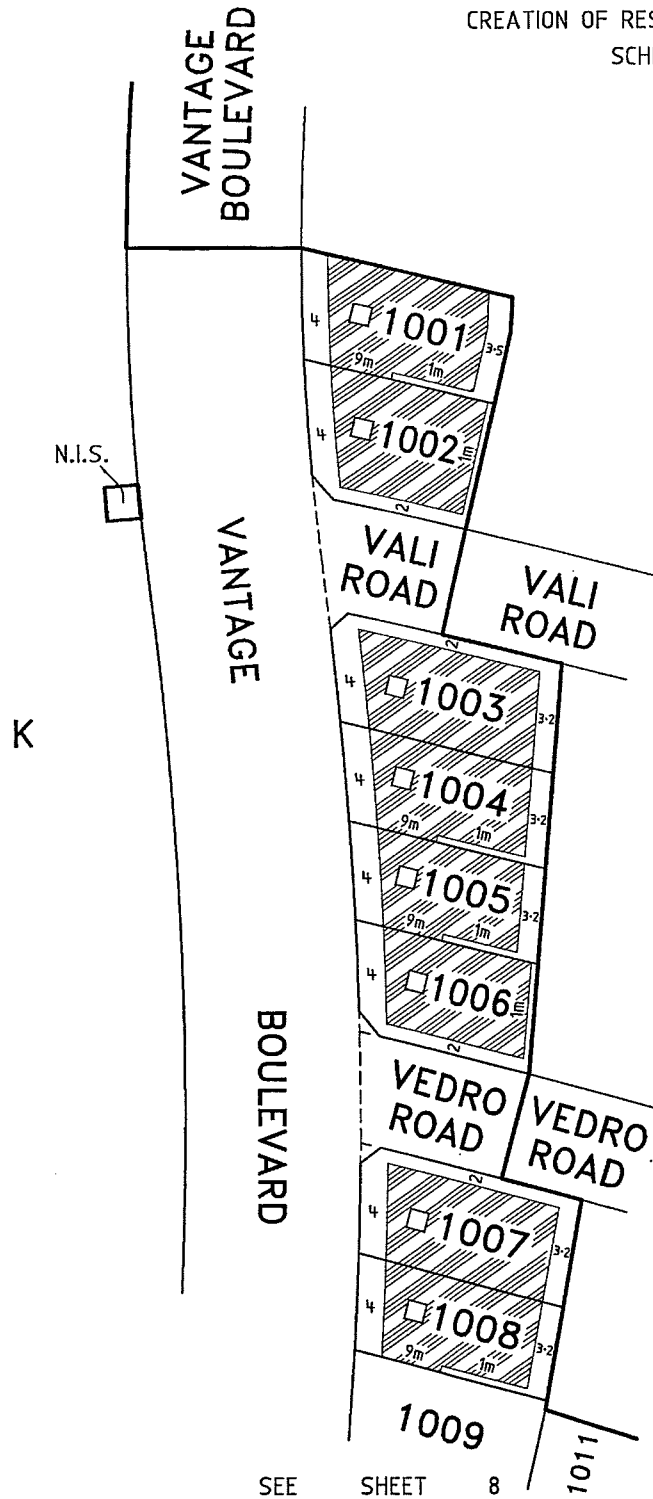
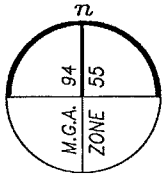
Sheet 6

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PLAN OF SUBDIVISION

Plan Number
PS 714636W

CREATION OF RESTRICTION (CONTINUED)
SCHEDULE



SEE SHEET 8

ASTON - 10

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LEGEND

- △ Minimum Single Garage required
- Double Garage required
- ▨ Single or Double Storey dwelling permitted
- ▩ Double Storey dwelling required

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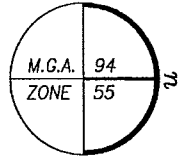


LENGTHS ARE IN METRES

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Sheet 7

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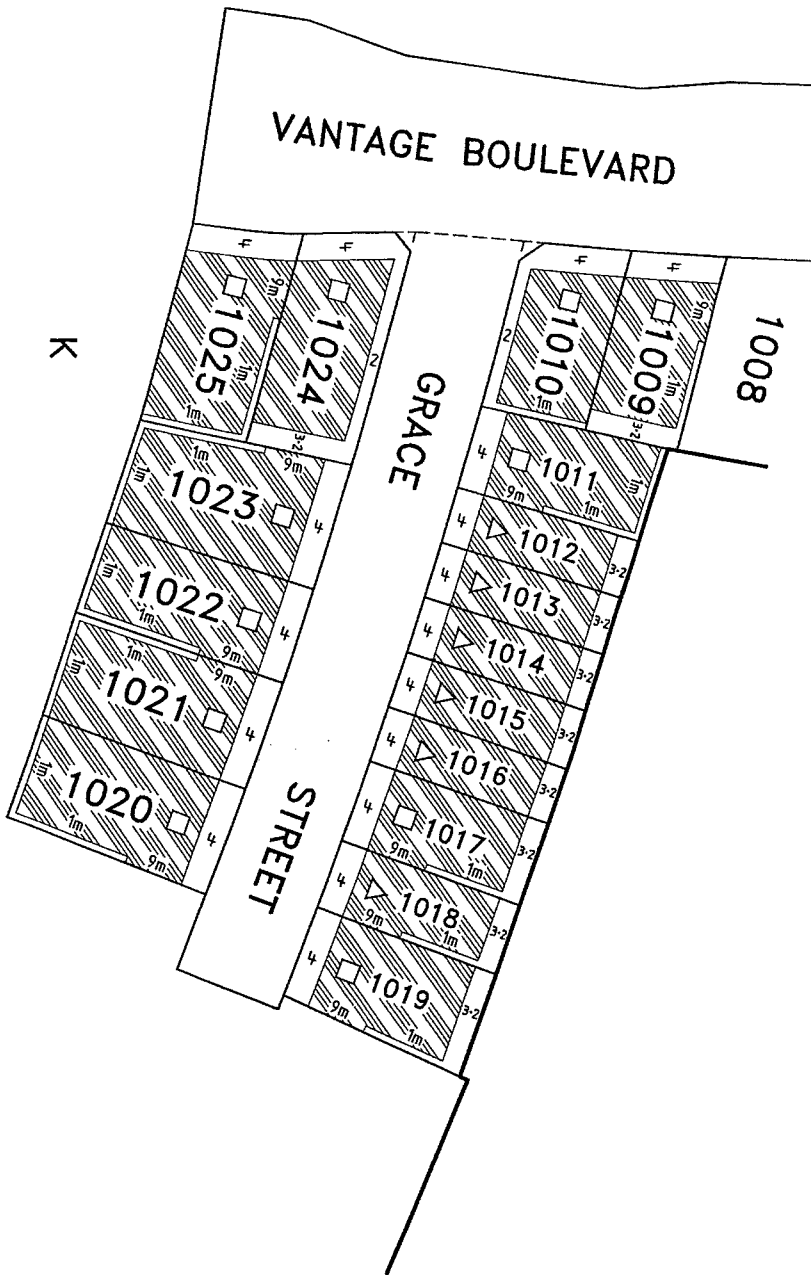


PLAN OF SUBDIVISION

Plan Number
PS 714636W

SEE SHEET 7

CREATION OF RESTRICTION (CONTINUED)
SCHEDULE



- LEGEND**
- △ Minimum Single Garage required
 - Double Garage required
 - ▨ Single or Double Storey dwelling permitted
 - ⊗ Double Storey dwelling required

ASTON — 10

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ORIGINAL

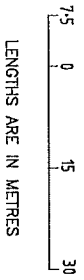
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LENGTHS ARE IN METRES

LICENSED SURVEYOR (PRINT)

GEOFFREY JAMES TURNER

SIGNATURE DIGITALLY SIGNED

DATE / /

REF 29093103
DWG 2909310AE

13/08/13 VERSION E

Sheet 8