

PLAN OF SUBDIVISION

LUV USE ONLY
EDITION

PLAN NUMBER
PS841631W

LOCATION OF LAND

PARISH: TARNEIT
TOWNSHIP: -
SECTION: 22
CROWN ALLOTMENT: -
CROWN PORTION: D (PART)
TITLE REFERENCES: Vol. Fol.
LAST PLAN REFERENCE/S: PS830849E (LOT AG)
POSTAL ADDRESS: CHERISH DRIVE
(At time of subdivision) TARNEIT 3029
MGA94 Co-ordinates E 296 400
(of approx centre of N 5 812 050
land in plan) ZONE 55

Council Name: Wyndham City Council

Council Reference Number: WYS5468/20
Planning Permit Reference: WYP10365/17
SPEAR Reference Number: S160782A

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: Klaas Meekel for Wyndham City Council on 16/03/2021

Statement of Compliance issued: 26/05/2021

VESTING OF ROADS AND/OR RESERVES

NOTATIONS

IDENTIFIER	COUNCIL/BODY/PERSON
ROAD R1	WYNDHAM CITY COUNCIL
ROAD R2	WYNDHAM CITY COUNCIL
RESERVE No.1	WYNDHAM CITY COUNCIL

LOTS 1 TO 400, 417 TO 453 AND 500 TO 4100 (ALL INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN.
FOR RESTRICTION A AFFECTING LOTS 401 TO 416, 454 TO 499 AND 4101 TO 4108 (ALL INCLUSIVE) SEE SHEET 10.

EASEMENTS E-3 AND E-7 HAVE BEEN OMITTED FROM THIS PLAN.

PURSUANT TO SCHEDULE 5 SECTION 14 OF THE ROADS MANAGEMENT ACT 2004 THAT PART OF WAY EASEMENT E-9 ON PS830849E AS AFFECTS CHERISH DRIVE AND KAREN ROAD CEASES TO EXIST UPON REGISTRATION OF THIS PLAN.

NOTATIONS

DEPTH LIMITATION DOES NOT APPLY

STAGING This ~~is~~ is not a staged subdivision.
Planning permit No.

SURVEY. THIS PLAN IS ~~IS NOT~~ BASED ON SURVEY.

THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS No(s):
PM 90 (TARNEIT), PM158 & PM159 (TRUGANINA)

PROCLAIMED SURVEY AREA:

MARIGOLD 4A
3.821ha

70 LOTS

OTHER PURPOSE OF PLAN:

REMOVAL OF THAT PART OF SEWERAGE EASEMENT E-6 ON PS830849E AS AFFECTS CHERISH DRIVE AND PURE LANE ON THIS PLAN.
REMOVAL OF THAT PART OF SEWERAGE EASEMENT E-8 ON PS830849E AS AFFECTS CHERISH DRIVE AND FUN LANE ON THIS PLAN.
REMOVAL OF THAT PART OF SEWERAGE EASEMENT E-10 ON PS830849E AS AFFECTS FUN LANE AND FROLIC STREET ON THIS PLAN.
REMOVAL OF THAT PART OF DRAINAGE AND SEWERAGE EASEMENT E-11 ON PS830849E AS AFFECTS SOCIAL STREET ON THIS PLAN.

GROUND FOR REMOVAL:

BY AGREEMENT OF ALL INTERESTED PARTIES UPON REGISTRATION OF THIS PLAN PURSUANT TO SECTION 6(1)(k)(iv) OF THE SUBDIVISION ACT 1988.

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	ELECTRICITY SUPPLY	SEE PLAN	INST. A773783	STATE ELECTRICITY COMMISSION OF VICTORIA
E-2	ELECTRICITY SUPPLY	5	INST. A773783	STATE ELECTRICITY COMMISSION OF VICTORIA
	WATER SUPPLY (AS SETOUT IN MEMORANDUM OF COMMON PROVISIONS (MCP) No. AA1195)	5	PS820469W	MELBOURNE WATER CORPORATION
E-4	DRAINAGE	SEE PLAN	PS820469W	WYNDHAM CITY COUNCIL
E-5	DRAINAGE SEWERAGE	SEE PLAN SEE PLAN	PS820469W PS820469W	WYNDHAM CITY COUNCIL CITY WEST WATER CORPORATION

SEE SHEET 2 FOR CONTINUATION



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SURVEYOR REF: 2360s-04A

ORIGINAL SHEET
SIZE: A3

SHEET 1 OF 10

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Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-6	DRAINAGE SEWERAGE	SEE PLAN SEE PLAN	PS820470N PS820470N	WYNDHAM CITY COUNCIL CITY WEST WATER CORPORATION
E-8	WAY	SEE PLAN	PS820469W	WYNDHAM CITY COUNCIL
E-9	SEWERAGE	SEE PLAN	PS830849E	CITY WEST WATER CORPORATION
E-10	DRAINAGE	SEE PLAN	THIS PLAN	WYNDHAM CITY COUNCIL
E-11	SEWERAGE	SEE PLAN	THIS PLAN	CITY WEST WATER CORPORATION
E-12	DRAINAGE SEWERAGE	SEE PLAN SEE PLAN	THIS PLAN THIS PLAN	WYNDHAM CITY COUNCIL CITY WEST WATER CORPORATION

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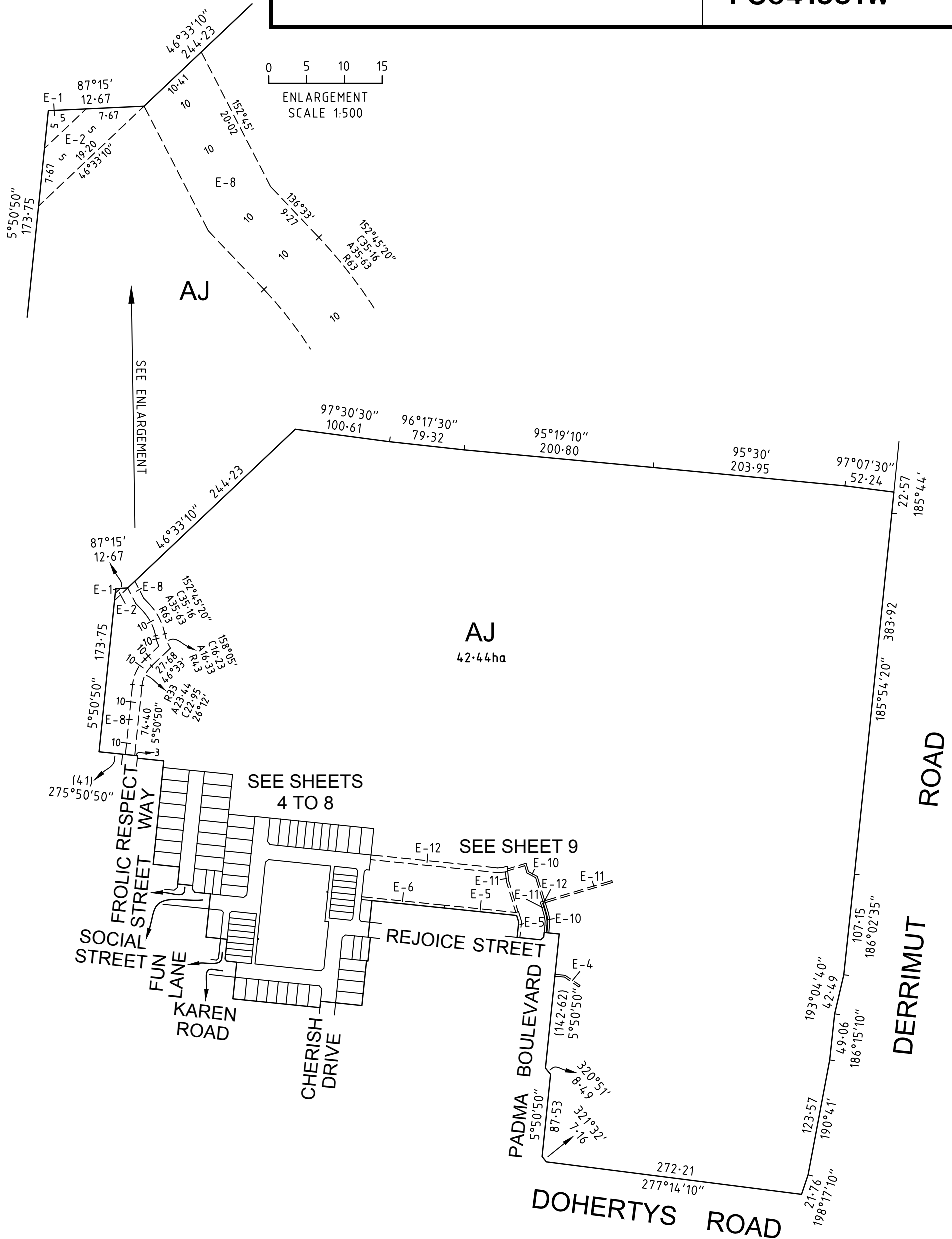
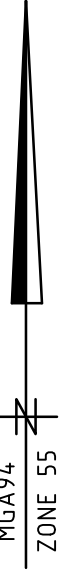
SHEET 2

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PLAN OF SUBDIVISION

PLAN NUMBER
PS841631W

0 5 10 15
ENLARGEMENT
SCALE 1:500



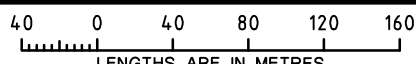
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REF 2360s-04A

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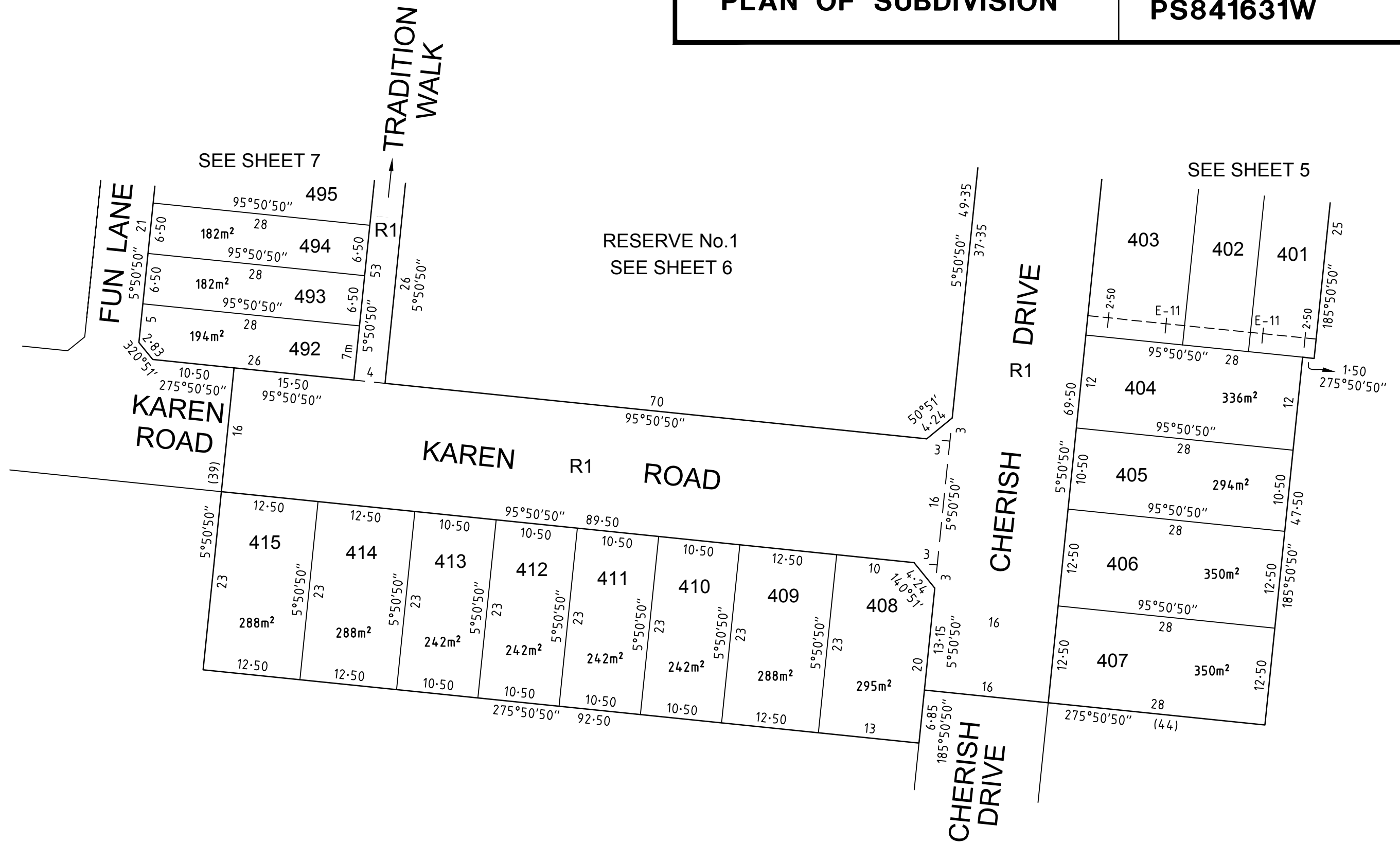
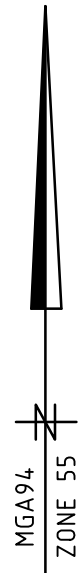
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SHEET 3

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SCALE
1:500

LENGTHS ARE IN METRES

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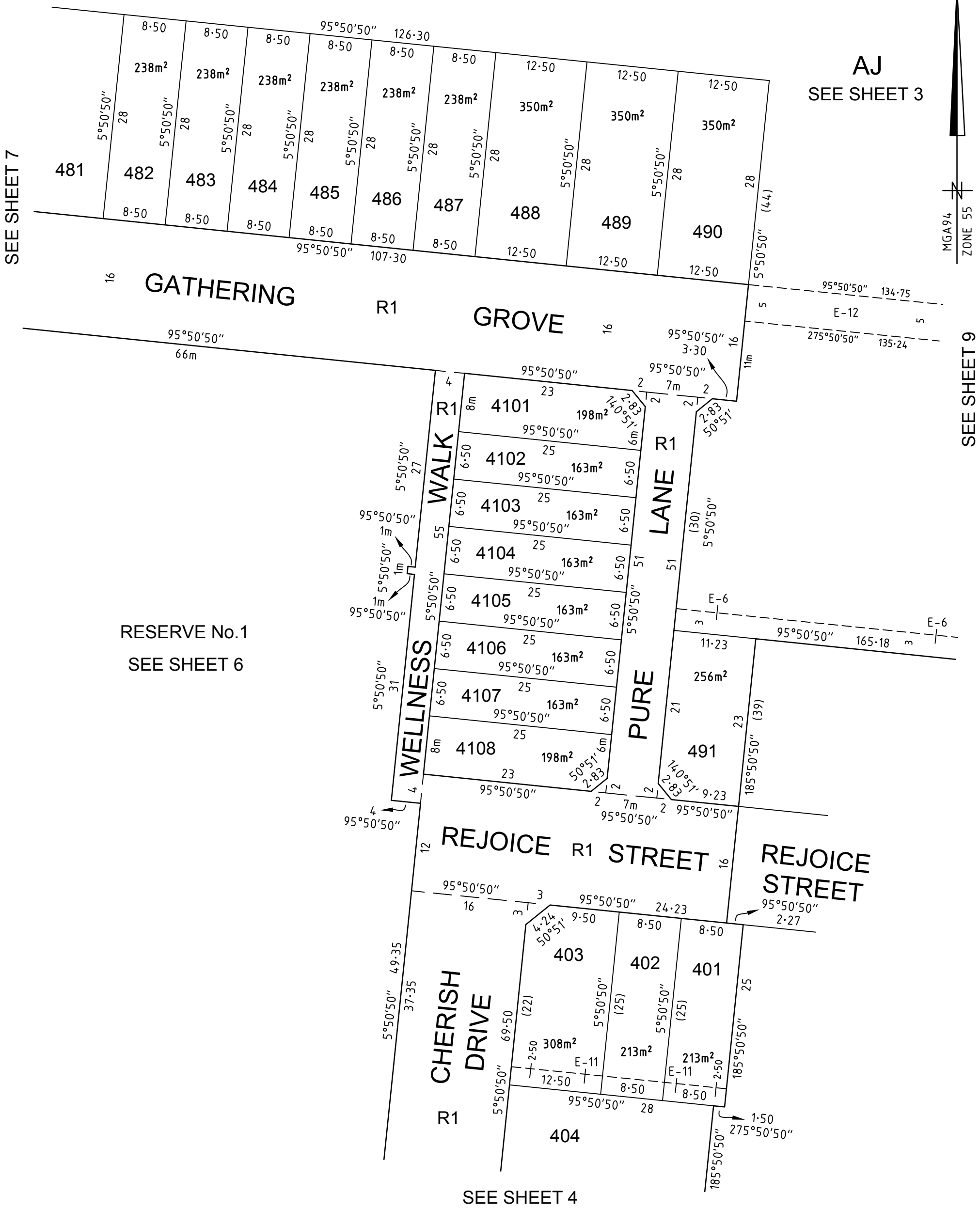
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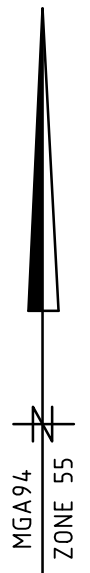
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PLAN OF SUBDIVISION

PLAN NUMBER
PS841631W



AJ
SEE SHEET 3



SEE SHEET 7

SEE SHEET 9

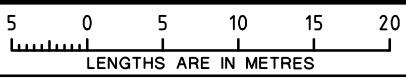
RESERVE No.1
SEE SHEET 6

SEE SHEET 4



REF 2360s-04A

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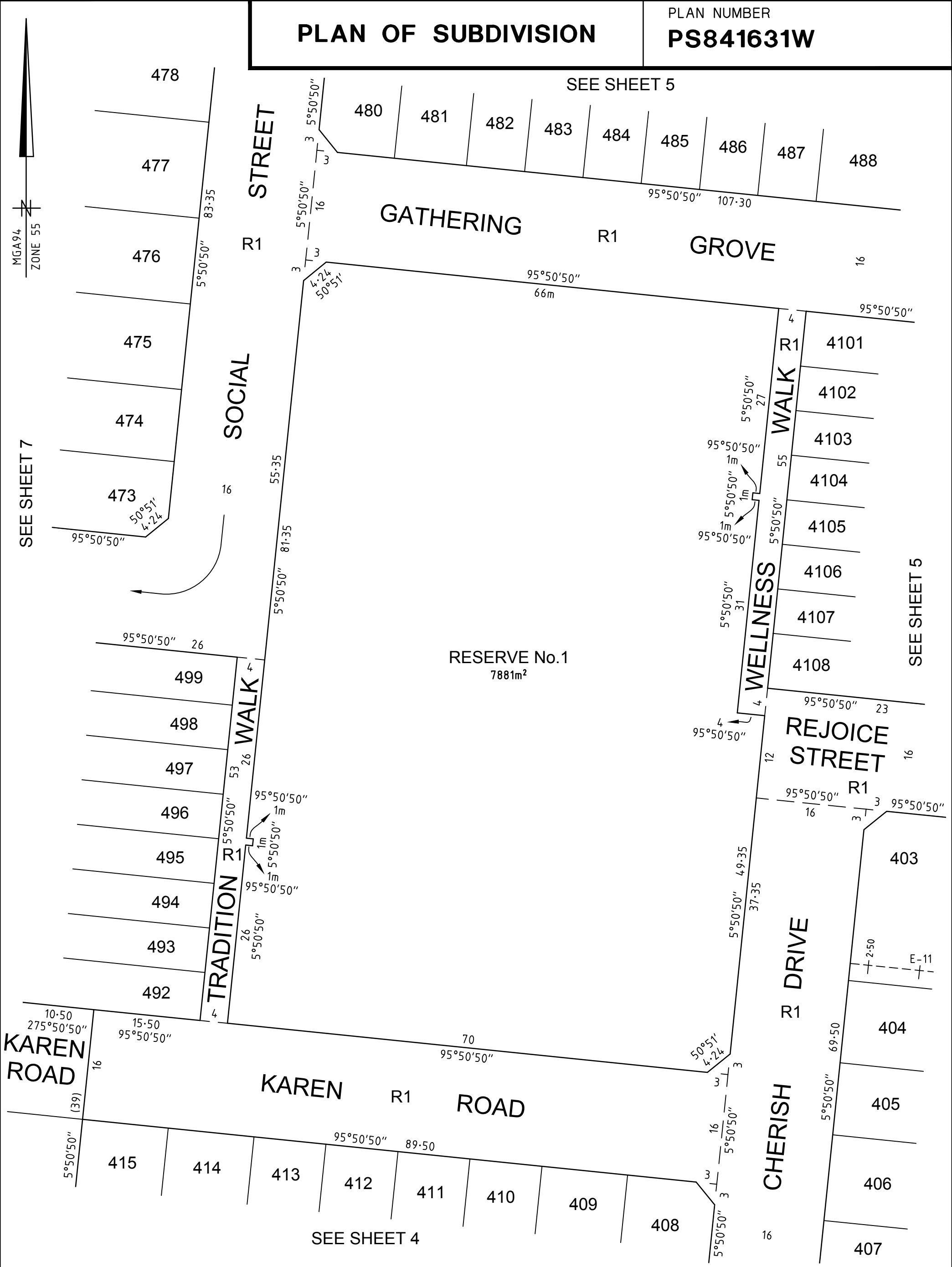
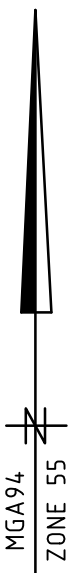
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SEE SHEET 7

SEE SHEET 5

SEE SHEET 5

KAREN ROAD
R1
16

KAREN ROAD
R1

CHERISH DRIVE
R1

REJOICE STREET
R1

WELLNESS WALK
R1

TRADITION WALK
R1

SOCIAL STREET
R1

GATHERING GROVE
R1

RESERVE No.1
7881m²

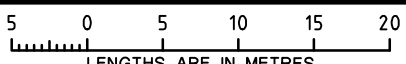
SEE SHEET 4



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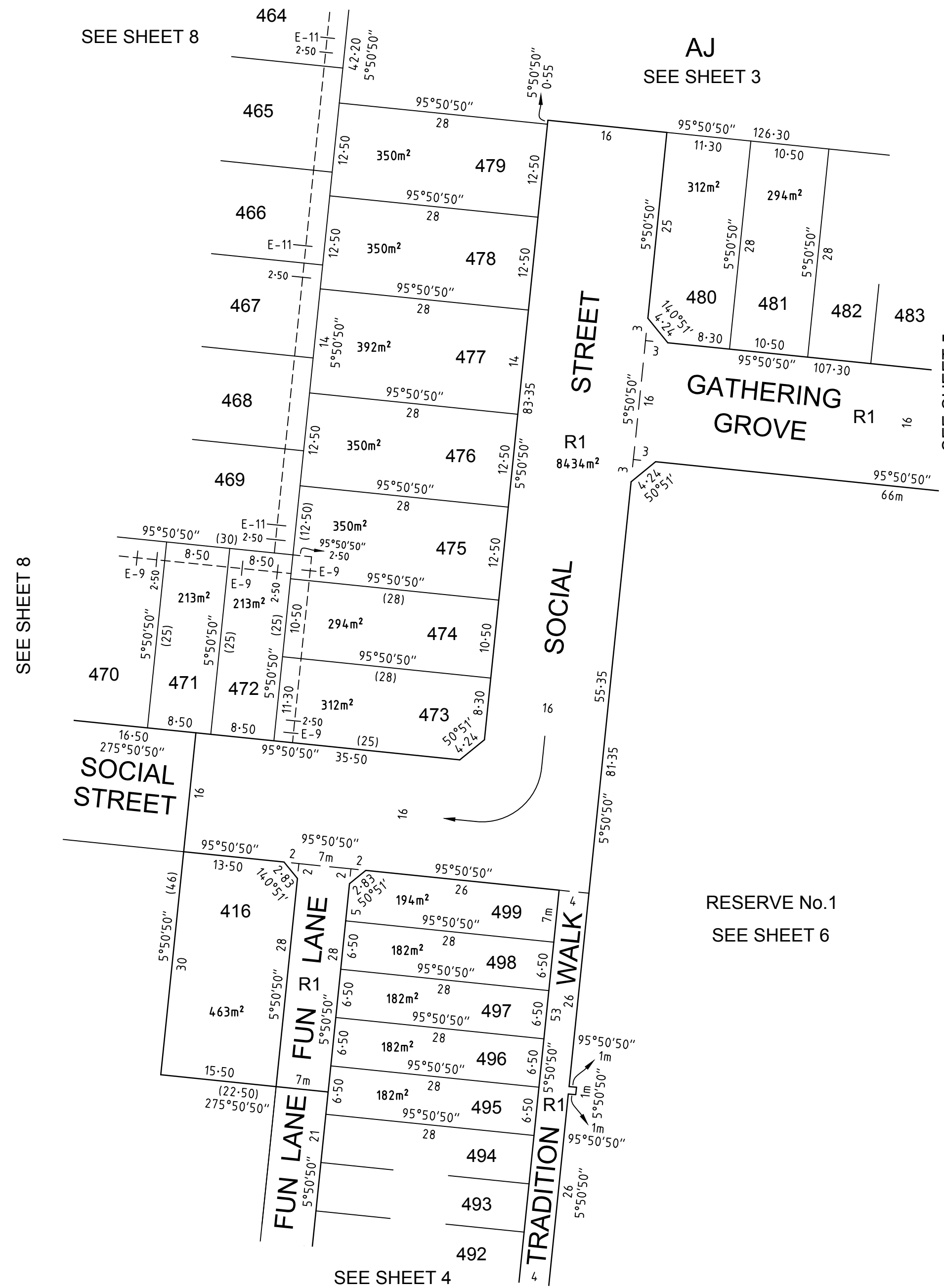
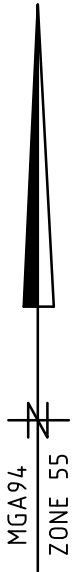
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SEE SHEET 8

AJ
SEE SHEET 3

SEE SHEET 8

SEE SHEET 5

SOCIAL STREET

STREET

SOCIAL

GATHERING GROVE

RESERVE No.1
SEE SHEET 6

FUN LANE

TRADITION WALK

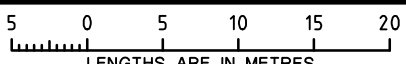
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SHEET 7

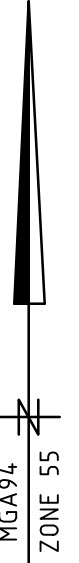
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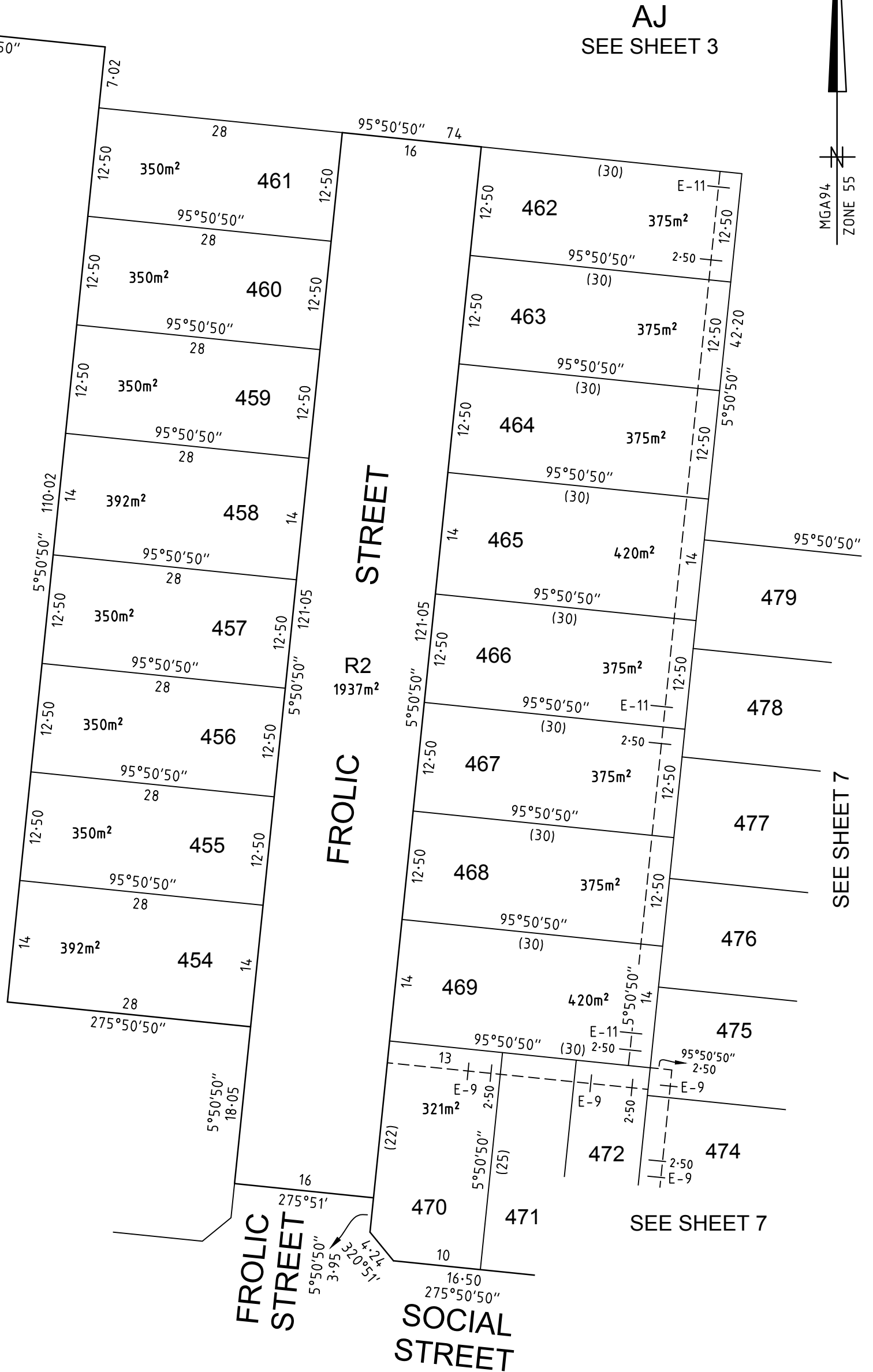
PLAN NUMBER
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AJ
SEE SHEET 3



SEE SHEET 3

RESPECT WAY

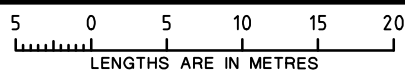


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SHEET 8

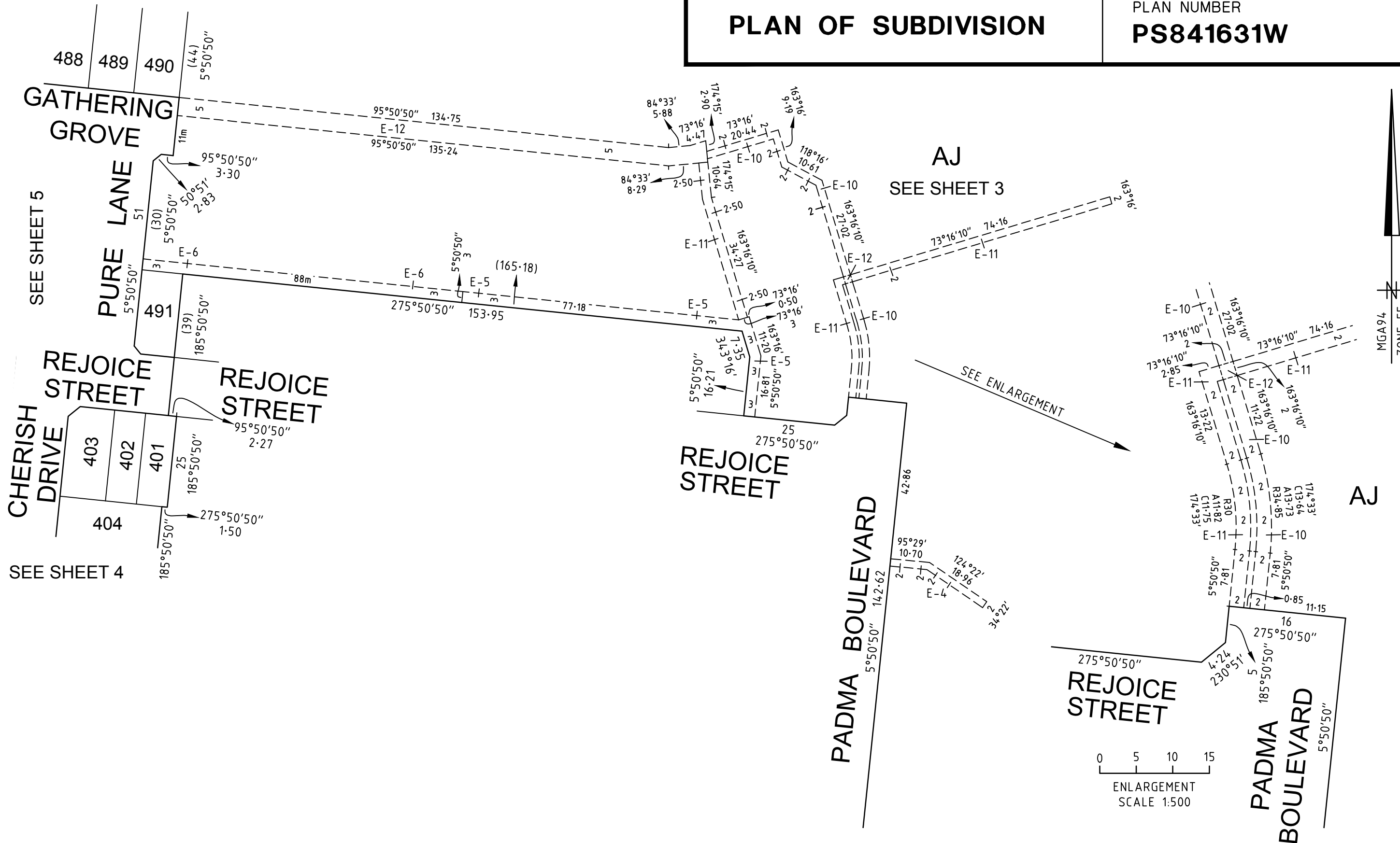
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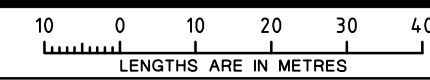
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SCALE 1:1000



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ORIGINAL SHEET SIZE A3	SHEET 9
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CREATION OF RESTRICTION A

The following Restriction is to be created upon registration of Plan of Subdivision PS841631W 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
401	402, 404
402	401, 403, 404
403	402, 404
404	401, 402, 403, 405
405	404, 406
406	405, 407
407	406
408	409
409	408, 410
410	409, 411
411	410, 412
412	411, 413
413	412, 414
414	413, 415
415	414
416	499
454	455
455	454, 456
456	455, 457
457	456, 458
458	457, 459
459	458, 460
460	459, 461
461	460
462	463
463	462, 464
464	463, 465
465	464, 466, 479
466	465, 467, 478, 479
467	466, 468, 477, 478
468	467, 469, 476, 477
469	468, 470, 471, 472, 475, 476
470	469, 471
471	469, 470, 472
472	469, 471, 473, 474, 475

BURDENED LOT No.	BENEFITING LOTS
473	472, 474
474	472, 473, 475
475	469, 472, 474, 476
476	468, 469, 475, 477
477	467, 468, 476, 478
478	466, 467, 477, 479
479	465, 466, 478
480	481
481	480, 482
482	481, 483
483	482, 484
484	483, 485
485	484, 486
486	485, 487
487	486, 488
488	487, 489
489	488, 490
490	489
491	4108
492	493
493	492, 494
494	493, 495
495	494, 496
496	495, 497
497	496, 498
498	497, 499
499	498
4101	4102
4102	4101, 4103
4103	4102, 4104
4104	4103, 4105
4105	4104, 4106
4106	4105, 4107
4107	4106, 4108
4108	4107

DESCRIPTION OF RESTRICTION

The registered proprietor or proprietors for the time being of any burdened lot on the Plan of Subdivision must not without the consent of the Responsible Authority build or allow to be built on the lot:

Memorandum of Common Provisions (MCP)

- Any building other than a building which has been constructed and sited in accordance with the Memorandum of Common Provisions registered in Dealing No. AA4937 and which Memorandum of Common Provisions is incorporated in this plan.

Small Lot Housing Code

- Any building in the case of lots less than 300 square metres unless in accordance with the Small Lot Housing Code which:
 - for Lots 401, 402, 405, 408 to 415 (both inclusive), 471, 472, 474, 481 to 487 (both inclusive) and 491 are Type A Lots, and
 - for Lots 492 to 499 (both inclusive), 4101 to 4108 (both inclusive) are Type B Lots,unless a specific Planning Permit for the building has been obtained from Wyndham City Council.

Design Guidelines

- Any building in the case of Lots 492 to 499 and 4101 to 4108 (all inclusive), other than a building that is in accordance with the Marigold Design Guidelines Rear Loaded Lots 190920, which has been endorsed by Wyndham City Council Planning Permit WYP10365/17.07 and as amended from time to time by the Responsible Authority.

The restrictions in paragraphs 1, 2 and 3 shall cease to burden any lot on the Plan of Subdivision after 1st January 2031.

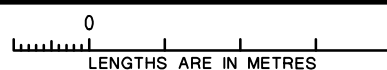


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SHEET 10

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