

**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

Page 1 of 1

VOLUME 11561 FOLIO 915

Security no : 124054664591U
Produced 01/04/2015 12:59 pm

LAND DESCRIPTION

Lot L on Plan of Subdivision 724889J.
PARENT TITLE Volume 11535 Folio 120
Created by instrument PS724889J 01/04/2015

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor

PEET CRANBOURNE CENTRAL SYNDICATE LTD of LEVEL 3 492 ST KILDA ROAD MELBOURNE
VIC 3004
PS724889J 01/04/2015

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AG311038R 23/01/2009
NATIONAL AUSTRALIA BANK LTD

COVENANT PS724889J 01/04/2015

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

AGREEMENT Section 173 Planning and Environment Act 1987
AJ564158Q 23/03/2012

AGREEMENT Section 173 Planning and Environment Act 1987
AJ564247R 23/03/2012

DIAGRAM LOCATION

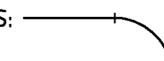
SEE PS724889J FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER	PLAN OF SUBDIVISION	STATUS	DATE
PS724889J (S)		Registered	01/04/2015

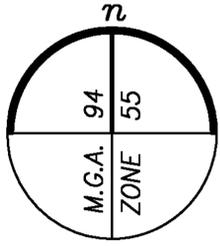
DOCUMENT END

Signed by Council: Casey City Council, Council Ref: SubA00135/14, Original Certification: 29/07/2014, Recertification: 19/02/2015, S.O.C.: 17/03/2015

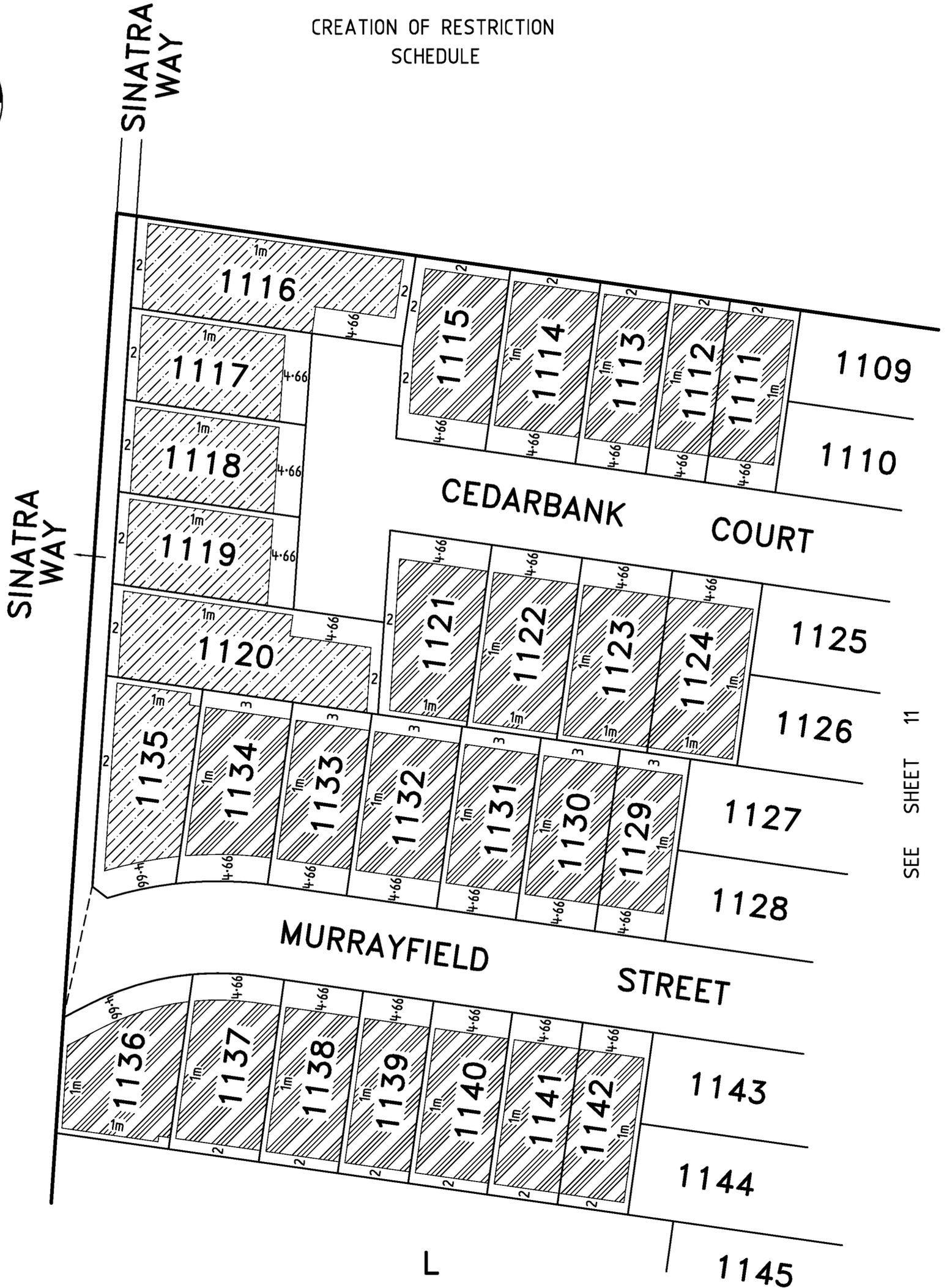
PLAN OF SUBDIVISION		LV use only EDITION 1	Plan Number PS 724889J
Location of Land Parish: CRANBOURNE Township: - Section: - Crown Allotment: - Crown Portion: 18 (PART) Title Reference: VOL 11535 FOL 120 Last Plan Reference: LOT K ON PS721475E Postal Address: NEWINGTON DRIVE (at time of subdivision) CRANBOURNE EAST 3977 MGA 94 Co-ordinates E 350 750 Zone: 55 (of approx. centre of land in plan) N 5 779 550		Council Name: CASEY 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. PlnA00245/12 Depth Limitation DOES NOT APPLY Survey This plan is/ is not based on survey BP2495W This survey has been connected to permanent marks no(s) 89, 151, 163, 169, 179, 275 & NIRVANA PARK TRIG TANGENT POINTS ARE SHOWN THUS:  LOTS 1 TO 1100 AND A TO K (ALL INCLUSIVE) HAVE BEEN OMITTED FROM THIS PLAN AREA OF LAND SUBDIVIDED (EXCLUDING LOT L) - 3.182ha	
ROAD R1 RESERVE No.1	CASEY CITY COUNCIL CASEY CITY COUNCIL		
OTHER PURPOSE OF PLAN TO REMOVE EASEMENT E-4 ON PS721475E (NOW CONTAINED IN NEWINGTON DRIVE)			
GROUNDS FOR REMOVAL OF EASEMENT AGREEMENT BY ALL INTERESTED PARTIES			
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	DRAINAGE	SEE DIAG	LP66909 LOTS ON LP66909
E-2 E-2	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS711366R PS711366R CASEY CITY COUNCIL SOUTH EAST WATER CORPORATION
E-3 E-3	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS721475E PS721475E CASEY CITY COUNCIL SOUTH EAST WATER CORPORATION
E-4 E-4	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	THIS PLAN THIS PLAN CASEY CITY COUNCIL SOUTH EAST WATER CORPORATION
E-5	DRAINAGE	SEE DIAG	LP77145 LOTS ON LP77145
E-6 E-6	DRAINAGE DRAINAGE	SEE DIAG SEE DIAG	LP66909 LP77145 LOTS ON LP66909 LOTS ON LP77145
E-7	SEWERAGE	SEE DIAG	C/E AJ863799G SOUTH EAST WATER CORPORATION
E-8	SEWERAGE	SEE DIAG	C/E AJ863799G SOUTH EAST WATER CORPORATION
E-9 E-9	DRAINAGE SEWERAGE	SEE DIAG SEE DIAG	PS646628X PS646628X CASEY CITY COUNCIL SOUTH EAST WATER CORPORATION
E-10 E-10	SUPPLY OF WATER BY PIPELINE SUPPLY OF GAS	SEE DIAG SEE DIAG	PS711385M PS711385M SOUTH EAST WATER CORPORATION VIC GAS DISTRIBUTION PTY LTD
E-11 E-11 E-11	SEWERAGE SUPPLY OF WATER BY PIPELINE SUPPLY OF GAS	SEE DIAG SEE DIAG SEE DIAG	C/E AK307490L PS711385M PS711385M SOUTH EAST WATER CORPORATION SOUTH EAST WATER CORPORATION VIC GAS DISTRIBUTION PTY LTD
E-12 E-12 E-12 E-12 E-12	SEWERAGE DRAINAGE DRAINAGE SUPPLY OF WATER BY PIPELINE SUPPLY OF GAS	SEE DIAG SEE DIAG SEE DIAG SEE DIAG SEE DIAG	C/E AK307490L LP66909 LP77145 PS711385M PS711385M SOUTH EAST WATER CORPORATION LOTS ON LP66909 LOTS ON LP77145 SOUTH EAST WATER CORPORATION VIC GAS DISTRIBUTION PTY LTD
		CONTINUED	ON SHEET 2
LIVINGSTON - 11		LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS	
45 LOTS AND BALANCE LOT L		SIGNATURE DIGITALLY SIGNED DATE / /	
Bosco Jonson Pty Ltd A.B.N 15 169 138 827 P.O. Box 5075, South Melbourne, Vic 3205 16 Eastern Road South Melbourne Vic 3205 Australia Tel 03) 9699 1400 Fax 03) 9699 5992 		REF 26605113 15/12/14 VERSION G	
		DWG 2660511AG	
		Sheet 1 of 11 sheets Original sheet size A3 PLAN REGISTERED: TIME: 9.09 AM DATE: 1/4/2015 BILL SKALITSIS Assistant Registrar of Titles	

PLAN OF SUBDIVISION

Plan Number
PS 724889J



CREATION OF RESTRICTION SCHEDULE



LIVINGSTON - 11

Bosco Jonson Pty Ltd

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P.O. Box 5075, South Melbourne, Vic 3205
16 Eastern Road South Melbourne
Vic 3205 Australia
Tel 03) 9699 1400 Fax 03) 9699 5992



LEGEND

- Building Envelope - Single Storey dwelling required
- Building Envelope - Single or Double Storey dwelling permitted
- Building Envelope - Double Storey dwelling required

NOTE

THE BUILDING ENVELOPE OF LOTS 1135 AND 1136 ARE PARTIALLY DEFINED BY EASEMENT BOUNDARIES WHICH ARE SHOWN ON SHEET 3

ORIGINAL

SCALE

SCALE SHEET SIZE
1:750 A3



LENGTHS ARE IN METRES

LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS

SIGNATURE DIGITALLY SIGNED DATE / /

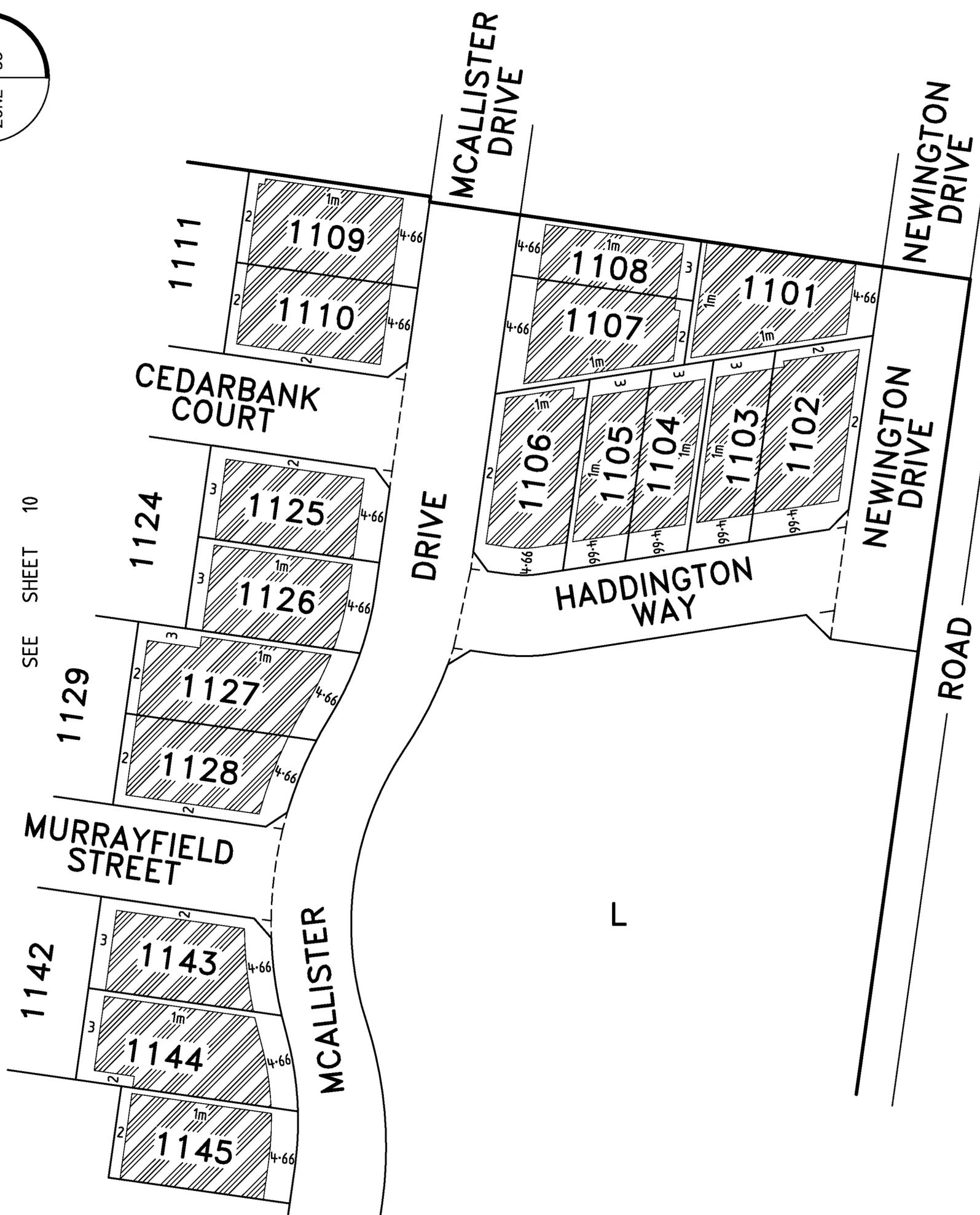
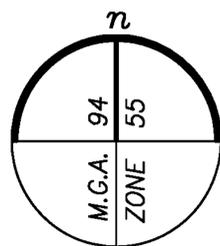
REF 26605113 15/12/14 VERSION G
DWG 2660511AG

Sheet 10

PLAN OF SUBDIVISION

Plan Number
PS 724889J

CREATION OF RESTRICTION SCHEDULE



LIVINGSTON - 11

Bosco Jonson Pty Ltd
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P.O. Box 5075, South Melbourne, Vic 3205
16 Eastern Road South Melbourne
Vic 3205 Australia
Tel 03) 9699 1400 Fax 03) 9699 5992



LEGEND

- Building Envelope - Single Storey dwelling required
- Building Envelope - Single or Double Storey dwelling permitted
- Building Envelope - Double Storey dwelling required

NOTE

THE BUILDING ENVELOPES OF LOTS 1102, 1106, 1107, 1109, 1127 AND 1144 ARE PARTIALLY DEFINED BY EASEMENT BOUNDARIES WHICH ARE SHOWN ON SHEET 4

ORIGINAL		SCALE	
SCALE	SHEET SIZE	7.5 0 15 30	
1:750	A3	LENGTHS ARE IN METRES	

LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS
 SIGNATURE DIGITALLY SIGNED DATE / /
 REF 26605113 15/12/14 VERSION G
 DWG 2660511AG

Sheet 11



Plan of Subdivision PS724889J
Certifying a New Version of an Existing Plan (Form 11)

SUBDIVISION (PROCEDURES) REGULATIONS 2011

SPEAR Reference Number: S051268A
Plan Number: PS724889J
Responsible Authority Name: Casey City Council
Responsible Authority Reference Number 1: SubA00135/14
Surveyor's Plan Version: G

Certification

This plan is certified under section 11 (7) of the Subdivision Act 1988
Date of original certification under section 6: 29/07/2014

Public Open Space

A requirement for public open space under section 18 of the Subdivision Act 1988

- Has been made and the requirement has not been satisfied at Certification
- Has been made and the requirement has been satisfied for: lots excluding Lot L at Statement of Compliance (Document updated 17/03/2015)

Digitally signed by Council Delegate: Belinda Sprake
Organisation: Casey City Council
Date: 19/02/2015

PLAN OF SUBDIVISION

Plan Number
PS 724889J

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-13 E-13 E-13 E-13	SUPPLY OF WATER BY PIPELINE DRAINAGE DRAINAGE SUPPLY OF GAS	SEE DIAG SEE DIAG SEE DIAG SEE DIAG	PS711385M LP66909 LP77145 PS711385M	SOUTH EAST WATER CORPORATION LOTS ON LP66909 LOTS ON LP77145 VIC GAS DISTRIBUTION PTY LTD
E-14 E-14 E-14	SEWERAGE SUPPLY OF WATER BY PIPELINE SUPPLY OF GAS	SEE DIAG SEE DIAG SEE DIAG	C/E AJ863799G PS711385M PS711385M	SOUTH EAST WATER CORPORATION SOUTH EAST WATER CORPORATION VIC GAS DISTRIBUTION PTY LTD
E-15 E-15	SEWERAGE DRAINAGE	SEE DIAG SEE DIAG	PS711385M PS711385M	SOUTH EAST WATER CORPORATION CASEY CITY COUNCIL

LIVINGSTON – 11

Sheet 2

Original sheet size A3

Bosco Jonson Pty Ltd

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P.O. Box 5075, South Melbourne, Vic 3205
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Vic 3205 Australia
Tel 03) 9699 1400 Fax 03) 9699 5992



LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS

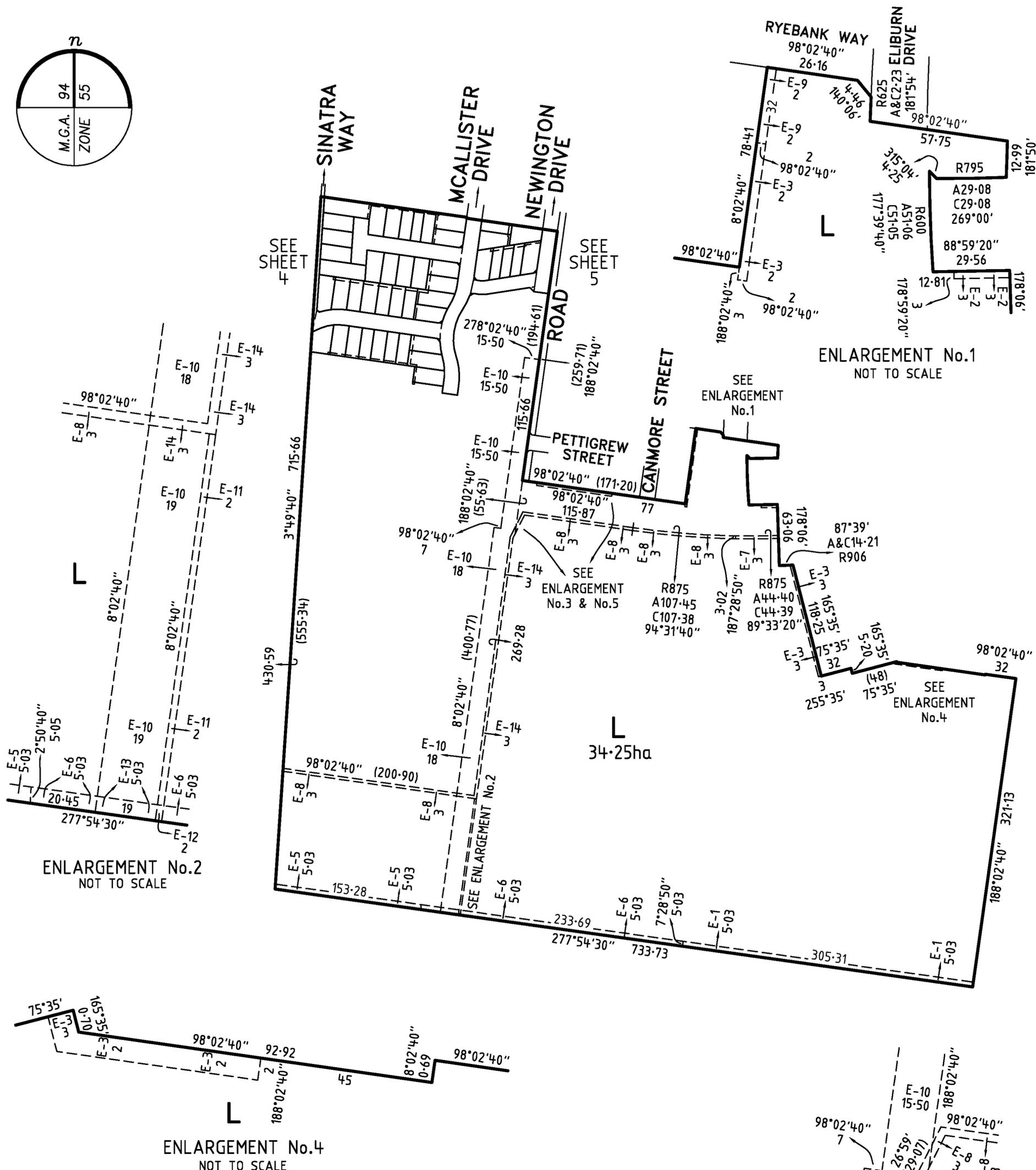
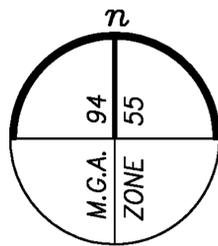
SIGNATURE DIGITALLY SIGNED DATE / /

REF 26605113 15/12/14 VERSION G
DWG 2660511AG

PLAN OF SUBDIVISION

Plan Number

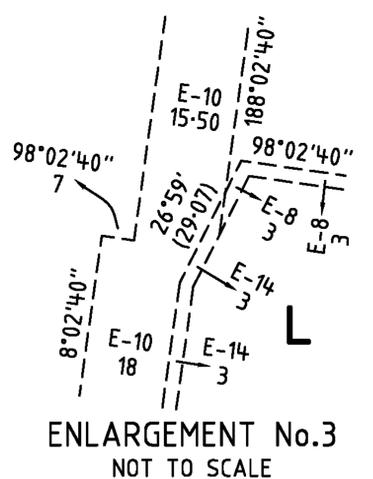
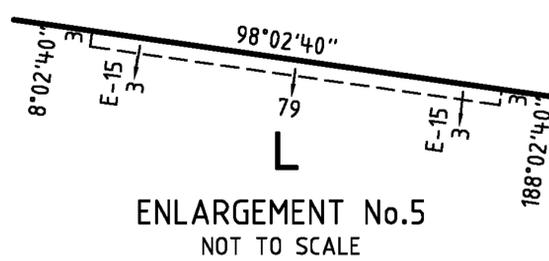
PS 724889J



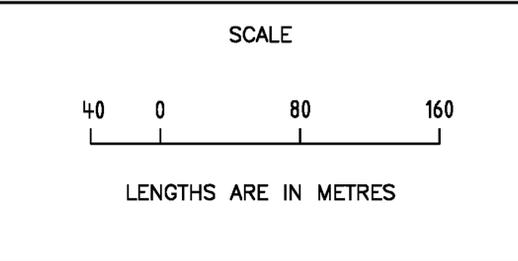
LIVINGSTON - 11

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ORIGINAL	SCALE
SCALE	SHEET SIZE
1:4000	A3

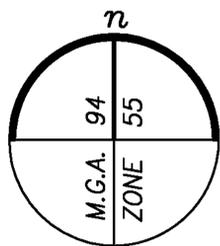


LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS
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 REF 26605113 15/12/14 VERSION G
 DWG 2660511AG

Sheet 3

PLAN OF SUBDIVISION

Plan Number
PS 724889J



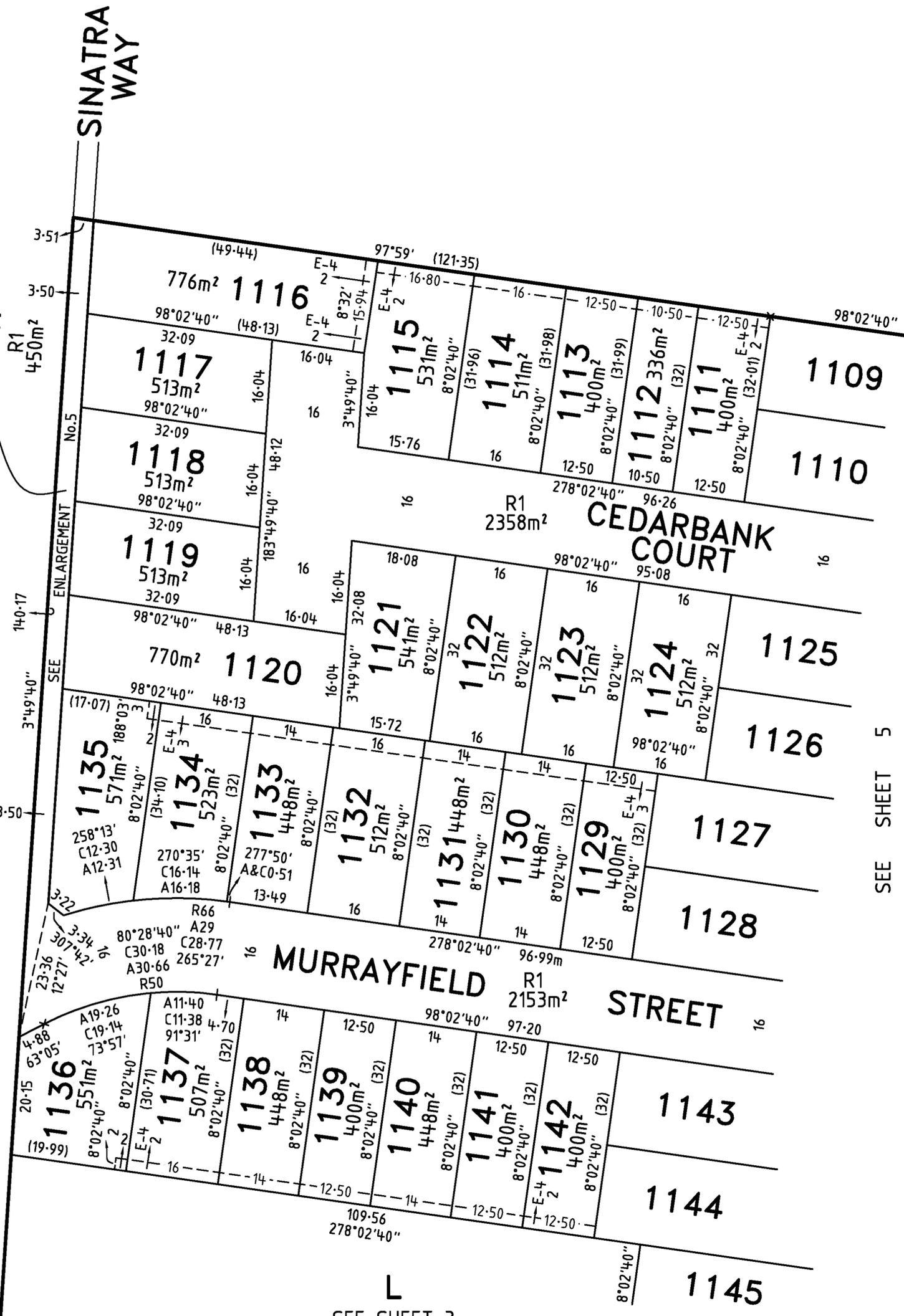
SINATRA WAY

SINATRA WAY

SINATRA WAY

SINATRA WAY

ENLARGEMENT No.5
NOT TO SCALE



SEE SHEET 5

SEE SHEET 3

LIVINGSTON - 11

Bosco Jonson Pty Ltd

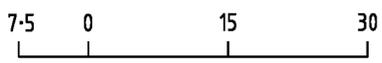
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ORIGINAL

SCALE

SCALE SHEET SIZE
1:750 A3



LENGTHS ARE IN METRES

LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS

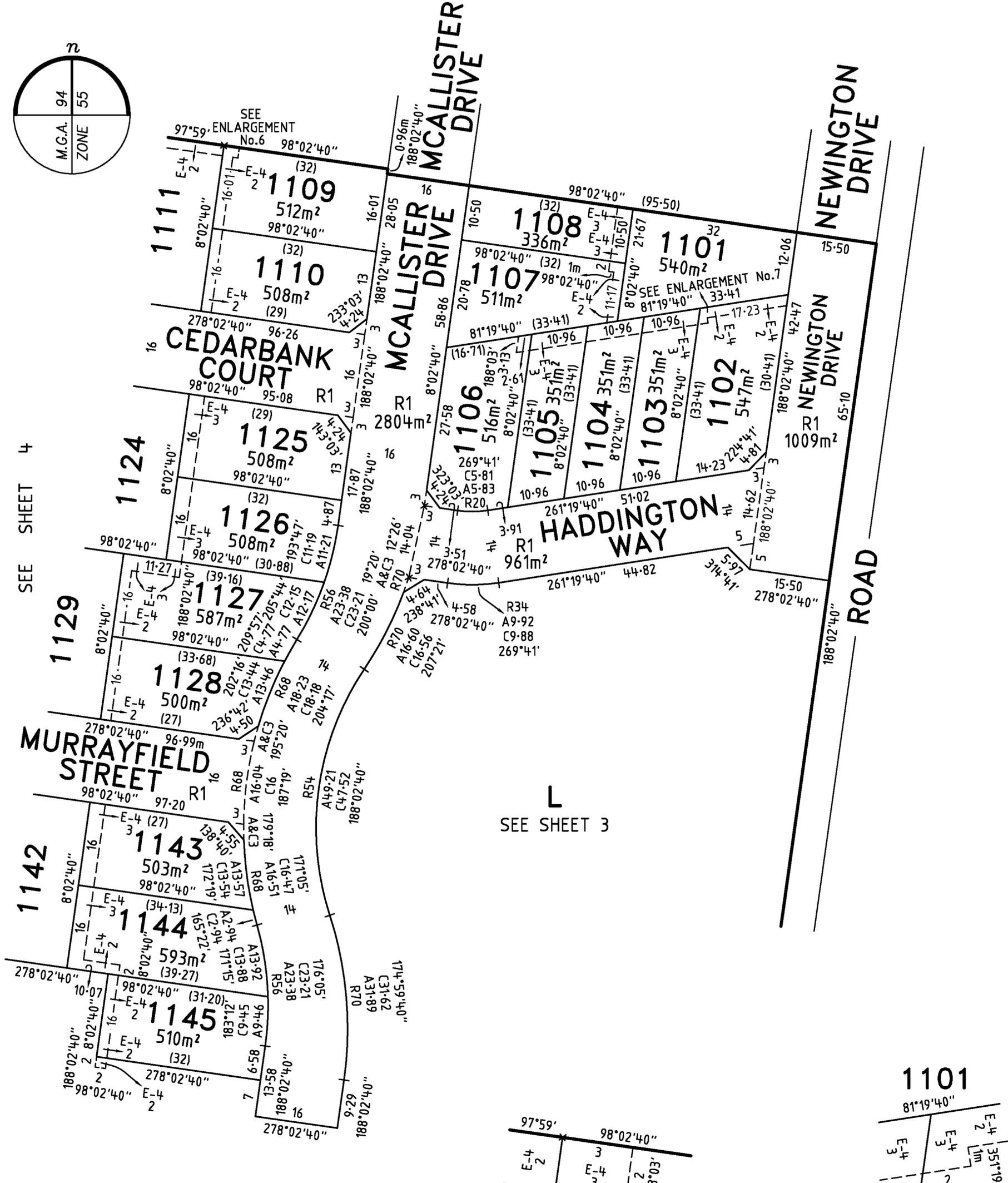
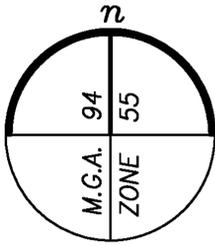
SIGNATURE DIGITALLY SIGNED DATE / /

REF 26605113 15/12/14 VERSION G
DWG 2660511AG

Sheet 4

PLAN OF SUBDIVISION

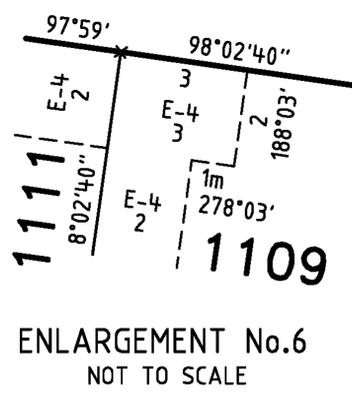
Plan Number
PS 724889J



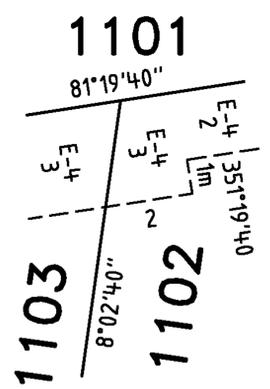
L
SEE SHEET 3

LIVINGSTON - 11

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ENLARGEMENT No.6
NOT TO SCALE



ENLARGEMENT No.7
NOT TO SCALE

ORIGINAL		SCALE	
SCALE	SHEET SIZE	7.5 0 15 30	
1:750	A3	LENGTHS ARE IN METRES	

LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS
SIGNATURE DIGITALLY SIGNED DATE / /
REF 26605113 15/12/14 VERSION G
DWG 2660511AG

Sheet 5

PLAN OF SUBDIVISION

Plan Number
PS 724889J

CREATION OF RESTRICTION

The following restriction is to be created upon registration of Plan of Subdivision No. PS724889J 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
1101	1102, 1103, 1104, 1107, 1108
1102	1101, 1103
1103	1101, 1102, 1104
1104	1101, 1103, 1105, 1107
1105	1104, 1106, 1107
1106	1105, 1107
1107	1101, 1104, 1105, 1106, 1108
1108	1101, 1107
1109	1110, 1111
1110	1109, 1111
1111	1109, 1110, 1112
1112	1111, 1113
1113	1112, 1114
1114	1113, 1115
1115	1114, 1116
1116	1115, 1117
1117	1116, 1118
1118	1117, 1119
1119	1118, 1120
1120	1119, 1121, 1132, 1133, 1134, 1335
1121	1120, 1122, 1131, 1132

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
1122	1121, 1123, 1130, 1131
1123	1122, 1124, 1129, 1130
1124	1123, 1125, 1126, 1127, 1129
1125	1124, 1126
1126	1124, 1125, 1127
1127	1124, 1126, 1128, 1129
1128	1127, 1129
1129	1123, 1124, 1127, 1128, 1130
1130	1122, 1123, 1129, 1131
1131	1121, 1122, 1130, 1132
1132	1120, 1121, 1131, 1133
1133	1120, 1132, 1134
1134	1120, 1133, 1135
1135	1120, 1134
1136	1137
1137	1136, 1138
1138	1137, 1139
1139	1138, 1140
1140	1139, 1141
1141	1140, 1142
1142	1141, 1143, 1144

BURDENED LOT No.	BENEFITING LOTS ON THIS PLAN
1143	1142, 1144
1144	1142, 1143, 1145
1145	1144

DESCRIPTION OF RESTRICTION

RESTRICTION A

The registered proprietor or proprietors for the time being of any burdened Lot on the Plan of Subdivision shall not:

Buildings

- (a) build or allow to be built on a Lot more than one dwelling other than those Lots identified as a multi-dwelling Lot on the attached building envelope plans on sheets 10 and 11;
- (b) build or allow to be built a dwelling house which does not include fittings and connections to the South East Water recycled pipeline, as specified by South East Water, to allow toilet flushing and garden irrigation for any of the land contained in the Plan of Subdivision;
- (c) build or allow to be built a dwelling on a lot abutting reserves which does not have at least one habitable room window oriented towards the reserve at each level;

Building Envelopes

- (d) construct any building or other structure on the Lot that is outside the building envelope plans on sheets 10 & 11, without further written consent from the Responsible Authority;

Garage

- (e) except in the case of a lot with an area less than 250m² build or allow to be built any garage that has openings that occupy more than 40% of the width of the Lot frontage unless in the case of dwellings of two or more storeys on lots with a frontage width less than 12 metres whereby the garage openings must not exceed 25% of the area of the front facade of the dwelling, without further written consent from the Responsible Authority;
- (f) except in the case of a lot with an area less than 250m² build or allow to be built any garage that has setbacks of not less than 0.84m behind the front wall of the dwelling and a minimum of 5.5m from the street, without further written consent from the Responsible Authority;

Expiry

- (g) Restrictions (e) to (f) inclusive do not apply in the event that a planning permit has been granted by the Responsible Authority for the development of more than one dwelling on those Lots identified as a multi-dwelling Lot on the attached building envelope plans on sheets 10 and 11;
- (h) The restrictions specified in paragraphs (a) to (f) above (inclusive) shall cease to burden any Lot on the Plan of Subdivision with effect from 25 years from the date of registration;

LIVINGSTON – 11

Bosco Jonson Pty Ltd

A.B.N 15 169 138 827
P.O. Box 5075, South Melbourne, Vic 3205
16 Eastern Road South Melbourne
Vic 3205 Australia
Tel 03) 9699 1400 Fax 03) 9699 5992



continued.

ORIGINAL	SCALE		Sheet 6
SCALE	SHEET SIZE	LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS	
	A3	SIGNATURE DATE / /	
	LENGTHS ARE IN METRES	REF 26605113	
		DWG 2660511AG	
		15/12/14	VERSION G

PLAN OF SUBDIVISION

Plan Number
PS 724889J

CREATION OF RESTRICTION (CONTINUED)

RESTRICTION B

Except with the written consent of Peet Cranbourne Central Syndicate Limited or 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:

Design Guidelines

- (a) build or allow to be built on the Lot any building other than a building that has been approved by Peet or the Livingston Design Review Panel in accordance with the Livingston Design Guidelines;
- (b) build or allow to be built a dwelling house which is not constructed:
 - (i) to face the primary street frontage;
 - (ii) with an entry which is visible from the primary street;
 - (iii) with an entry with direct access to the house from the primary street frontage;
 - (iv) with a covered entry feature visible from the street frontage;
 - (v) with a variety of material finishes (minimum of two) on the front facade, one of which must cover a minimum of 30% of the facade;
 - (vi) with materials incorporated into the front facade returning a minimum of 840mm along the sides of the house;
 - (vii) with window frame styles, colour and glazing complimenting the overall colour palette of the house;
 - (viii) with any windows on each storey on the front facade having matching head and sill heights;
 - (ix) with any security doors complimentary to the front facade design;
 - (x) with external lighting baffled to minimise light intrusion to adjoining neighbours;
 - (xi) cabled and equipped with optic fibre cabling in accordance with the NBN Co In-Home Wiring Guide or as otherwise specified by NBN Co from time to time;
 - (xii) with a roof of metal sheeting or roof tiles (which must complement the style of the dwelling house and match (or be very similar to) the approved colour scheme as listed in the Livingston Design Guidelines and, in the case of roof tiles, be low profile terra-cotta or concrete roof tiles or slates or shingles) and at a pitch not less than 22 degrees for a dwelling house;
 - (xiii) with gable ends (if any) which are contemporary and have no ornate decorations or period detail;
 - (xiv) where on an allotment with eaves, eaves of less than 450mm; and
 - (xv) where on a corner allotment, with a front facade designed to address both the primary and secondary street with a similar scheme;
- (c) build or allow to be built a dwelling house with an identical facade to another dwelling house, unless such dwelling house is separated by a minimum of three dwelling houses in each direction;
- (d) build or allow to be built a dwelling house which is of a period reproduction style;
- (e) build or allow to be built a dwelling house with a full face brick facade;
- (f) build or allow to be built a dwelling house containing tinted windows or any leadlight or stained glass features;
- (g) build or allow to be built a dwelling house, including outbuildings, with external antennas or satellite dishes that can be viewed from the street front;
- (h) on a corner allotment, build or allow to be built side boundary fencing of more than 60% of the boundary length of the secondary street or park frontage;
- (i) build or allow to be built a front fence;
- (j) on a corner allotment or a lot that has a secondary frontage to a park or reserve, build or allow to be built, side boundary fencing on the secondary frontage other than the Livingston Premium fencing as detailed in the Livingston Design Guidelines;
- (k) build or allow to be built, side and rear boundary fencing which is higher than 1.8m;
- (l) build or allow to be built side boundary fencing forward of the main front building line, except where the side boundary forms the rear boundary of an adjacent lot;
- (m) build or allow to be built return fencing which is higher than 1.8m or less than 840mm behind the principal building frontage;

LIVINGSTON – 11

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continued.

ORIGINAL		SCALE	Sheet 7	
SCALE	SHEET SIZE	<p>LENGTHS ARE IN METRES</p>	LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS	
	A3		SIGNATURE DIGITALLY SIGNED DATE / /	
		REF 26605113	15/12/14	VERSION G
		DWG 2660511AG		

PLAN OF SUBDIVISION

Plan Number
PS 724889J

CREATION OF RESTRICTION (CONTINUED)

- (n) build or allow to be built more than one driveway on a lot, which driveway must not:
 - (i) cover more than 40% of the overall area of the front yard;
 - (ii) be set less than 300mm off any side boundary;
 - (iii) be circular;
 - (iv) be built from any material other than pavers, exposed aggregate or coloured concrete;
 - (v) be a colour that does not compliment the building;
 - (vi) be constructed other than in accordance with specifications detailed by Casey City Council;
- (o) build or allow to be built a letterbox unless it is a low purpose built structure located forward of the dwelling house, compliments the building design and external colour scheme and is located and constructed to Australia Post standards;
- (p) build or allow to be built any retaining walls, other than retaining walls that are tapered to the natural topography and compliment the building design and external colour scheme;
- (q) build or allow to be built a dwelling house which does not, prior to occupation, have constructed at least one roofed and fully enclosed garage of a colour and style which compliments the overall design and external colour scheme of the dwelling house;
- (r) build or allow to be built a carport;
- (s) build or allow to be built any outbuildings more than 20m² in area or more than 2.5 metres in height or visible from the primary street frontage;
- (t) build or allow to be built any outbuildings the design of which is not consistent with the design, colour and material selection of the dwelling house;
- (u) build or allow to be built any meter enclosures other than where the location, design and colour is complimentary to the overall design of the dwelling house;
- (v) build or allow to be built a dwelling house where any exposed plumbing or electrical services are visible from the street;
- (w) commence, carry out, erect, construct or alter any development on the lot without applicable plans and specifications (including finishes schedules) being first prepared and submitted to and approved by Peet and then only in compliance with any condition (consistent with any restrictions effecting the lot) imposed by Peet in respect of that approval;
- (x) allow sheets, blankets or similar materials for which window furnishing is not their primary use, after three months of occupancy;
- (y) allow any plant or machinery or any recreation vehicle or commercial motor vehicle, (including without limitation a caravan, boat, box trailer, boat trailer, and car trailer but excluding motor cycle, motor car, motor station wagon or utility or four wheel drive car registered for use on a highway) to be left or parked on the street or on the lot between the building line and the front boundary or on the nature strip or footpath (unless left or parked on the designated driveway or where left or parked during the normal course of business by visiting tradesperson);
- (z) erect, permit or allow to be erected or to remain erected on the lot any advertisement, hoarding, sign or similar structure and will not permit the lot or any building or buildings constructed thereon to be used for the display of any advertisement, sign or notice provided that this restriction shall not prevent the erection of a signboard that the lot is for sale and shall not prevent the display of the nameplate or light of any medical practitioner, dentist, legal practitioner or other such professional trade or business nameplate;
- (aa) allow any building materials to be delivered or stored on the nature strip or anywhere else outside the title boundary of the lot upon which the dwelling house is being constructed and allow any rubbish to remain unsecured on the lot;

Single and Double Storey Construction

- (bb) 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 building envelope plans shown in the Schedule on sheets 10 and 11;

Garage

- (cc) build or allow to built any garage with roller doors or any garage doors other than panel lift, sectional overhead or tilt doors;

Design Plans

- (dd) 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 Livingston and then only in compliance with any condition (consistent with any restrictions affecting the Lot) imposed by Livingston in respect of that approval;

LIVINGSTON – 11

Bosco Jonson Pty Ltd
 A.B.N 15 169 138 827
 P.O. Box 5075, South Melbourne, Vic 3205
 16 Eastern Road South Melbourne
 Vic 3205 Australia
 Tel 03) 9699 1400 Fax 03) 9699 5992



continued.

ORIGINAL		SCALE		Sheet 8	
SCALE	SHEET SIZE	<p>LENGTHS ARE IN METRES</p>		LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS SIGNATURE DIGITALLY SIGNED DATE / / REF 26605113 15/12/14 VERSION G DWG 2660511AG	
A3					

PLAN OF SUBDIVISION

Plan Number
PS 724889J

CREATION OF RESTRICTION (CONTINUED)

Expiry

- (ee) The restrictions specified in paragraphs (b) to (v) and (x) to (cc) (inclusive) shall cease to burden any Lot on the Plan of Subdivision with effect from 25 years from the date of registration;
- (ff) The restrictions specified in paragraphs (a) and (w) and (dd) shall cease to burden any Lot on the Plan of Subdivision with effect from 7 years from the date of registration;

RESTRICTION C

The registered proprietor or proprietors for the time being of any burdened Lot on the Plan of Subdivision shall not:

- (a) construct, erect or allow construction or erection of any dwelling or garage or any part of any dwelling or garage encroaching in whole or in part outside the building envelope on sheets 10 and 11 unless it is:
 - (i) an encroachment by eaves, balconies, bay windows, open verandas, porticos or pergolas by no more than 1.5m into the front setback where that setback is greater than 4m;
 - (ii) an encroachment by eaves, balconies, bay windows, open verandas, porticos or pergolas by no more than 0.6m into the side setback.
- (b) The restriction specified in paragraph (a) shall cease to burden any Lot on the Plan of Subdivision with effect from 25 years from the date of registration.

For the purposes of this restriction "Peet" means Peet Cranbourne Central Syndicate Limited ABN: 58 115 141 056 or any of its related bodies corporate or associated entities within the meaning of the Corporations Act 2001.

LIVINGSTON – 11

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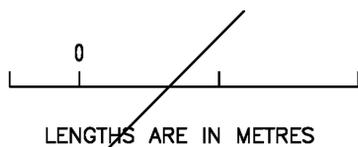


ORIGINAL

SCALE

Sheet 9

SCALE SHEET SIZE
A3



LICENSED SURVEYOR (PRINT) ADRIAN A. THOMAS

SIGNATURE DIGITALLY SIGNED DATE / /

REF 26605113 15/12/14 VERSION G
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