

Memorandum of common provisions

Restrictive covenants in a plan

Section 91A Transfer of Land Act 1958

AA010216

Privacy Collection Statement

The information in this form is collected under statutory authority and is used for the purpose of maintaining publicly searchable registers and indexes.

Lodged by	
Name:	Beck Legal
Phone:	03 5445 3333
Address:	177 View Street, Bendigo VIC 3550
Reference:	621813-324 (Stage 10 OFC)
Customer code:	16984L

This memorandum contains provisions which are intended for inclusion in plans under the Subdivision Act 1988 to be subsequently lodged for registration.

Operative words including words to bind the burdened land and words of annexation must not be included.

Provisions to apply to the plan:

Burdened land: As set out in the plan.

Benefited land: As set out in the plan.

Covenants:

1. Preliminary

All Provisions not addressed in this Memorandum of Common Provisions (MCP) are as required in the current Building Regulations.

This MCP cannot be changed or amended unless with the written consent of the Responsible Authority.

2. Approved Building Envelopes

Any building on Lot 1001 to Lot 1013 (inclusive) within subdivision plan PS915746T must be contained within the building envelopes shown on the attached plan and defined by the associated setbacks and written notes contained therein.

3. Text of restrictions:

The matters which are restricted by the building envelopes are:

1. This MCP applies to burdened lots in Restriction No.1 on PS915746T (Plan of Subdivision) as approved under Cardinia Planning Permit No. T220246.
2. Except with the written consent of the Responsible Authority, the registered proprietor or proprietors for the time being of any burdened lot to which this restriction applies must not:

35402012

V3

1. The provisions are to be numbered consecutively from number 1.
2. Further pages may be added but each page should be consecutively numbered.
3. To be used for the inclusion of provisions in plans.

91ATLA

Page 1 of 3

THE BACK OF THIS FORM MUST NOT BE USED

Land Use Victoria contact details: see Contact us

Memorandum of common provisions
Section 91A Transfer of Land Act 1958

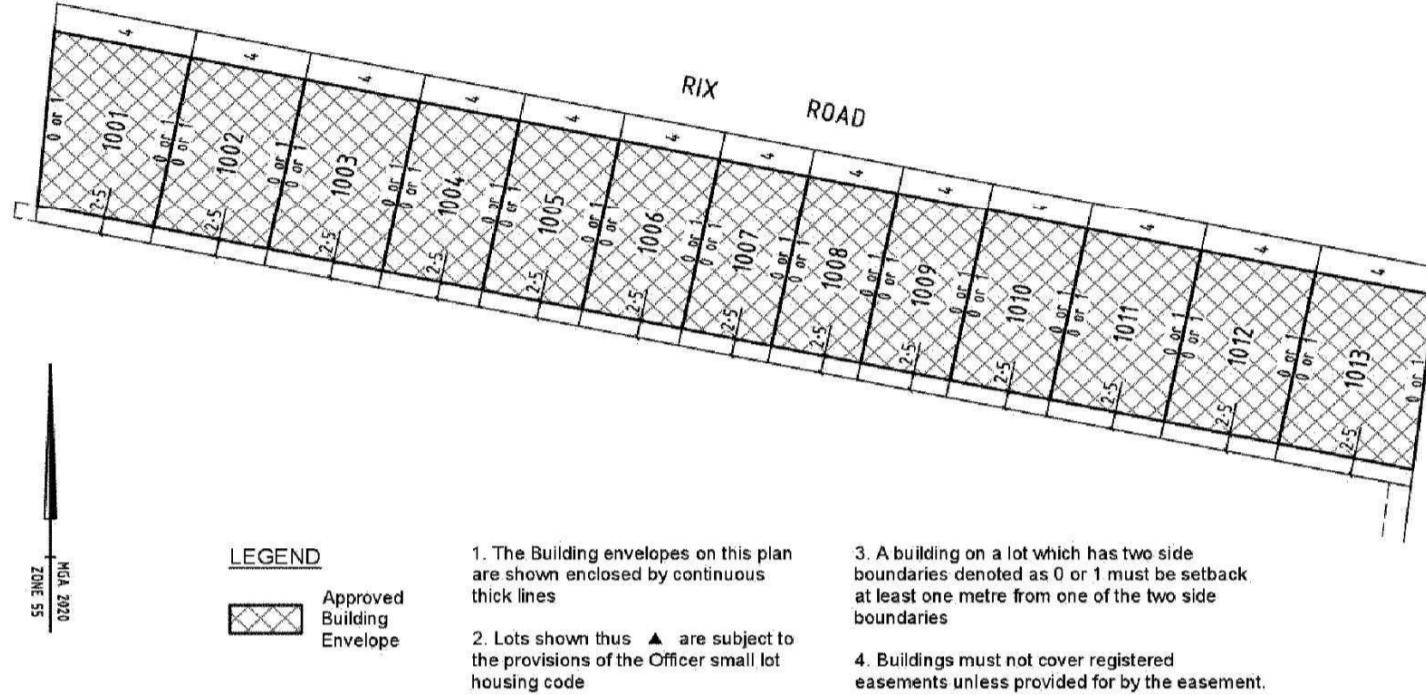
AA010216

- a) Construct or allow to be constructed or remain on the lot any dwelling or garage outside the building envelope shown hatched in the diagram overleaf (excluding allowable projecting building elements that project outside the building envelopes as contained in Part 5 Regulations; 74(3), 79(3) & 79(4) of the Building Regulations 2018).
- b) Construct any dwelling or garage on a side boundary of a lot unless the dwelling or garage is set back a minimum of 1 metre from the other side boundary of the lot.
- c) Construct a building which, notwithstanding the extent of the building envelope, fails to otherwise meet the requirements of Part 5 of the Building Regulations 2018.

Memorandum of common provisions
Section 91A Transfer of Land Act 1958

AA010216

4. Diagrams and plan



Expiry: As set out in the plan

91ATLA

Page 3 of 3

V3

THE BACK OF THIS FORM MUST NOT BE USED

Land Use Victoria contact details: see Contact us