

PLANNING

Permit No.: **40890**

PERMIT

Planning Scheme: **Monash Planning Scheme**

Responsible Authority: **Monash City Council**

ADDRESS OF THE LAND

10-12 Bogong Avenue GLEN WAVERLEY VIC 3150

THE PERMIT ALLOWS

Erection and display of a business identification sign

THE FOLLOWING CONDITIONS APPLY TO THIS PERMIT

1. The location and details of the sign (except for the magnetic message board) shown on the endorsed plans must not be altered without the written consent of the Responsible Authority.
2. The magnetic message board is only to be used to publicise events to be held within the property.
3. If it is deemed that the advertising content of the signs is inappropriate the signs are to be removed within 24 hours of the Responsible Authority advising the owner of the land in writing.
4. Signs must not be illuminated by external lights without the written consent of the Responsible Authority.
5. The sign must not distract drivers due to its colouring, be mistaken for a traffic signal, be able to be mistaken as an instruction to drivers or constitute a road safety hazard in any way.
6. This permit will expire 15 years from the date of issue

NOTES-

1. Building approval must be obtained prior to the commencement of the above approved works.



PLANNING PERMIT

No. 40890

END OF CONDITIONS

Expiry of permit:

In accordance with section 68 of the Planning and Environment Act 1987, this permit will expire if one of the following circumstances applies:

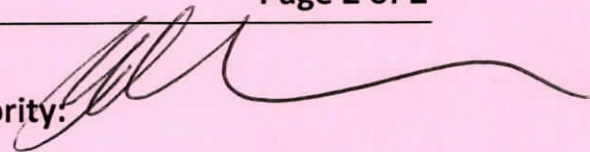
- The development is not started before 8 November 2014.
- The development is not completed before 8 November 2016.

In accordance with section 69 of the *Planning and Environment Act 1987*, the responsible authority may extend the periods referred to if a request is made in writing before the permit expires, or within three months afterwards.

Page 2 of 2

Date issued:
8 November 2012

**Signature for the
Responsible Authority:**



Note: Under Part 4, Division 1A of the *Planning and Environment Act 1987*, a permit may be amended. Please check with the responsible authority that this permit is the current permit and can be acted upon.



Planning Enquiries
Phone: (03) 9518 3555
Web: www.monash.vic.gov.au

Office Use Only	Fee: \$
Application No.:	Receipt No.:
Date Lodged: / /	Ward:
Date Allocated: / /	Zone(s):
Allocated to:	Overlay(s):

Application for Planning Permit

Use this form to make an application for a planning permit and to provide the information required by section 47 of the *Planning and Environment Act 1987* and regulations 15 and 38 of the *Planning and Environment Regulations 2005*.

Supplementary information requested in this form should be provided as an attachment to your application. Please print clearly or complete the form electronically (refer to How to complete the Application for Planning Permit form).

Privacy notice

Information collected with this application will only be used to consider and determine the application. It will be made available for public inspection in accordance with section 51 of the *Planning and Environment Act 1987*.

Need help with the application?

If you need help to complete this form, read *How to complete the Application for Planning Permit form*. For more information about the planning process, refer to *Planning: a Short Guide*. These documents are available from your local council, the Planning Information Centre (Ph: 03 9637 8610, 8 Nicholson Street, Melbourne), or www.dse.vic.gov.au/planning.

Contact council to discuss the specific requirements for this application and obtain a planning permit checklist. Insufficient or unclear information may delay your application.

- ① Has there been a pre-application meeting with a council officer?

Yes No

If yes, with whom?:

Date: / /

The land

- ② Address of the land. Complete the Street Address and one of the Formal Land Descriptions.

Street Address

Street No.:	Street Name:
1-5	BOGONG AVE (CNR KINGWAY)
Suburb/Locality:	Postcode:
GLEN WAVERLEY	3150

Formal Land Description

This information can be found on the certificate of title.

Lot No.: on Lodged Plan, Title Plan or Subdivision Plan No.:

OR

Crown Allotment No.:	Section No.:	Parish Name:
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- ③ Title information.

Attach a full, current copy of title information for each individual parcel of land, forming the subject site.

- ④ Describe how the land is used and developed now.

eg. single dwelling, three dwellings, shop, factory, medical centre with two practitioners, licensed restaurant with 80 seats.

CHURCH + 3 MANSERS.

- ⑤ Plan of the land.

Attach a plan of the existing conditions. Photos are also helpful.

Contact, applicant and owner details

⑪ Provide details of the contact, applicant and owner of the land.

Contact

The person you want Council to communicate with about the application.

Name:	WARREN GREENWOOD			
Organisation (if applicable):	GLEN WAVERLEY UNITING CHURCH			
Postal address:	CNR BOGONG AVE + KINGSWAY			
	GLEN WAVERLEY			Postcode: 3150
Contact phone:	03 9560 3580	<input type="checkbox"/>	Indicate preferred contact method	
Mobile phone:	0403028948	<input checked="" type="checkbox"/>		
Email:	wgreenwo@gmail.com	<input type="checkbox"/>		
Fax:	—	<input type="checkbox"/>		

Applicant

The person or organisation who wants the permit.

Same as contact. If not, complete details below.

Name:	
Organisation (if applicable):	
Postal address:	
	Postcode: [] [] [] []

Owner

The person or organisation who owns the land.

Same as contact Same as applicant

Where the owner is different from the applicant or contact, provide the name of the person or organisation who owns the land.

Name (if applicable):	IAN FIRTH		
Organisation (if applicable):	UNITING CHURCH of AUSTRALIAN PROPERTY TRUST		
Postal address:	c/- U.C.A. (VIC). 130 LITTLE COLLINS ST.		
	MELBOURNE.	Postcode:	3000

Checklist

⑫ Have you?

- Filled in the form completely?
- Paid or included the application fee?
- Attached all necessary supporting information and documents?
- Completed the relevant council planning permit checklist?
- Signed the declaration on the next page?

PLAN OF SUBDIVISION				STAGE NO. / LTO use only EDITION 1	Plan Number PS 309615Q
Location of Land Parish: Mulgrave Township: _____ Section: _____ Crown Allotment: _____ Crown Portion: 76 (Part) LTO Base Record: Chart 61 (3212) Title Reference: Vol.9473 Fol.660, Vol.7933 Fol.194 & Vol.8459 Fols. 594 & 595 Last Plan Reference: C.P153799, L.P26006 & L.P61139 Postal Address: 10-12 Bogong Avenue (LOT 13 + PL 12) + Southdown Avenue, (LOTS 55 + 56) Glen Waverley. 3150 AMG Co-ordinates E 338340 Zone: 55 (of approx. centre of land in plan) N5805440				Council Certificate and Endorsement Council Name: City of Waverley Ref: 32614 1. This plan is certified under section 6 of the Subdivision Act 1988. 2. This plan is certified under section 11(7) of the Subdivision Act 1988. Date of original certification under section 6 / / 3. This is a statement of compliance issued under section 21 of the Subdivision Act 1988. OPEN SPACE (i) A requirement for public open space under section 18 of the Subdivision Act 1988 has/has not been made. (ii) The requirement has been satisfied. (iii) The requirement is to be satisfied in Stage..... Council delegate Council seal Date 5 / 7 / 91 Re-certified under section 11(7) of the Subdivision Act 1988 Council Delegate Council Seal Date / /	
Vesting of Roads and/or Reserves					
Identifier	Council/Body/Person				
ROAD R1	City of Waverley				
Notations					
Staging		This is/is not a staged subdivision Planning Permit No.			
Depth Limitation Does not apply					
Survey This plan is/is-not based on survey This survey has been connected to permanent marks no(s) In Proclaimed Survey Area No.					
Easement Information					
Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)					LTO use only
					Statement of Compliance/ Exemption Statement
					Received Date / /
					LTO use only PLAN REGISTERED TIME DATE 25/10/91 <i>[Signature]</i> Assistant Registrar of Titles
					Sheet 1 of 2 Sheets
ADSHEAD AND McGUIE PTY. LTD. LAND SURVEYORS AND PLANNERS 173 DRUMMOND STREET CARLTON 3053 TEL: 6632713 FAX: 6637887				LICENSED SURVEYOR (PRINT) PHILIP FRANCIS CULVENOR SIGNATURE..... DATE 8 / 1 / 91 REF 6828 VERSION DATE / / COUNCIL DELEGATE SIGNATURE Original sheet size A3	

Building Permit Applicants – Please Note
It is your responsibility to ensure that any other permits required in relation to your building works are obtained from Council.



Engineering Department Tel: 9518 3409
Permits Obtainable and Fees Payable as at 1 July 2011

Vehicle Crossing Permit	Typically: \$144.00 + Security
Road Opening Permit	Typically: \$144.00 + Security
Occupy Part of Roadway/Hoarding	Typically: \$144.00 + Security
Building Over Easement	\$100.00 (minor) - \$430.00 (major)
Asset Protection Permit	\$177.00 + Security
Access Through Reserves	\$117.00 + Security
Legal Point of Discharge	\$45.50 per application

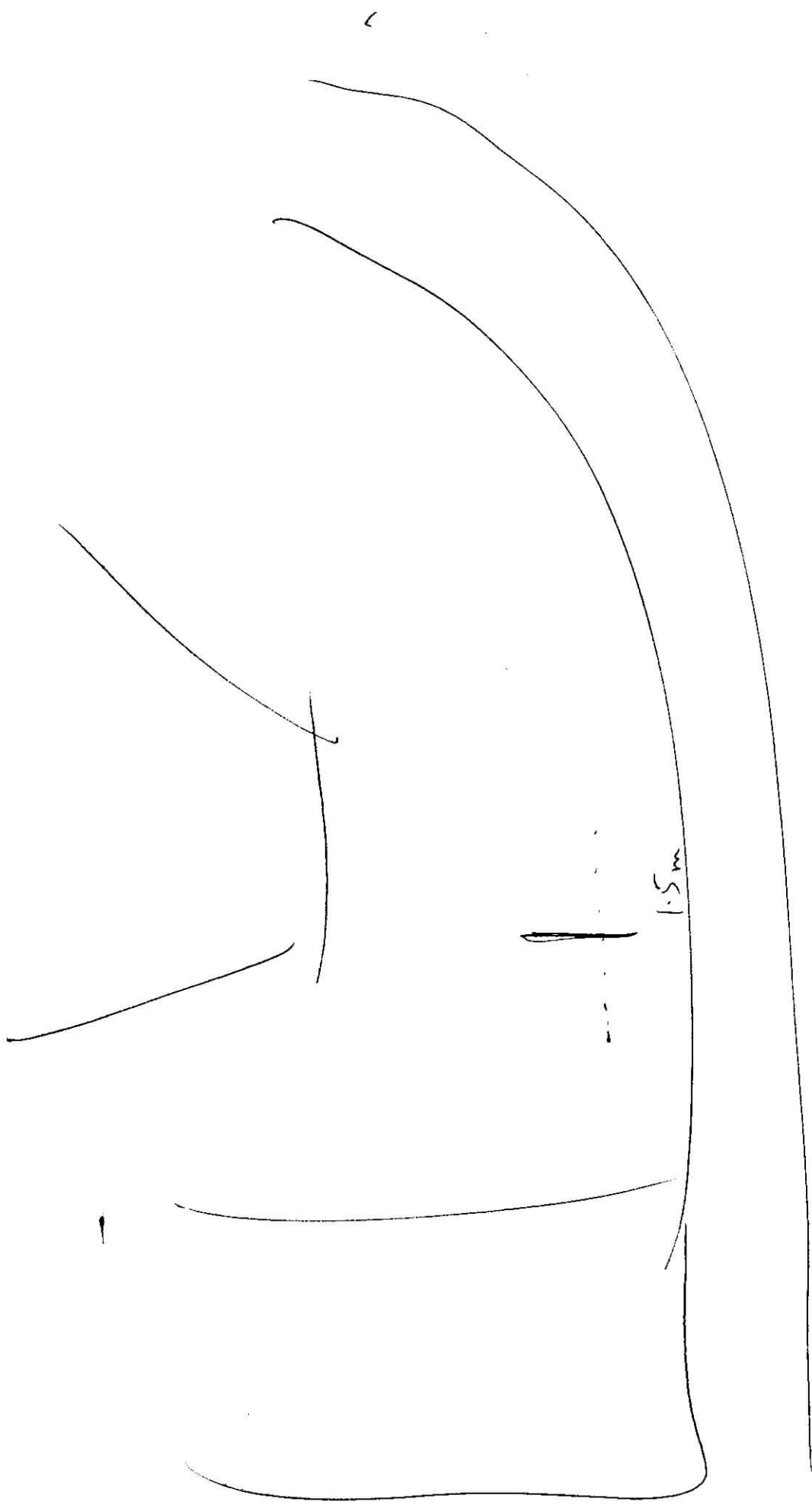
In order to ensure safe and effective infrastructure services to ratepayers, the City of Monash requires work in the road reserve or property easement to be done within Council guidelines and specifications. This often involves on site inspections, information retrieval and a thorough approval and documentation process. Each of the charges above represents the cost of this process. Much effort is put into ensuring that all charges are an accurate representation of the costs involved. Note: the permit costs, fees and information contained within this document are issued as a guide only and may be changed or amended at any time.

An Asset Protection Permit is required prior to work commencing, and is additional to obtaining a Building Permit.

An Asset Protection Permit is required for all building permit holders where Council deems it to be necessary and includes construction, demolitions, removals, fencing and swimming pools. This permit is required in order to protect Council assets during the transportation of equipment, machinery and building materials across the road reserve.

Upon notification from a Building Surveyor, an inspection of the site is undertaken and the Council determines the amount of security deposit which is required (taking into account the extent of the works and the potential for damage). The owner of the property is notified in writing and required to take out the above permit before the building works commence. **A condition of this permit requires the temporary fencing of the building site and a Builders refuse bin to be on site. . You are required to contact council in regards to making an appointment for the collect of the waste, recycling and green waste bins from the property. Council will reissue the bins on notification of completion of the construction.**

On the completion of the building works and by notification of a Certificate of Final Inspection, or an Occupancy Permit, Council will conduct an inspection to ensure that all appropriate care and/or reinstatement has been undertaken. Any damage not previously identified at the initial inspection, will be reinstated at the permit holder's expense or withdrawn from the security deposit and the balance refunded or invoiced. Where all appropriate reinstatement has been undertaken, a full refund of the deposit will be made to the permit holder.



162

Leahman & Long



VICTORIA

REGISTER BOOK

VOL. **10040** FOL. **952**

Certificate of Title

UNDER THE "TRANSFER OF LAND ACT"

THE UNITING CHURCH IN AUSTRALIA PROPERTY TRUST (VICTORIA) of 130 Little Collins Street Melbourne is the proprietor of an estate in fee simple subject to the encumbrances notified hereunder in all that land in the Parish of Mulgrave being Lot 1 on Plan of Subdivision No. 309615Q-

Issued under Section 24 of the Subdivision Act 1988-

Derived From
Vol. 7933 Fol. 194
Vol. 8459 Fols. 504 and 505
Vol. 9473 Fol. 660
25/10/91



[Signature]

Assistant Registrar of Titles

ENCUMBRANCES REFERRED TO

Any encumbrances created by Section 98 of the Transfer of Land Act 1958 or Section 24 of the Subdivision Act 1988-

Any other encumbrances shown or entered on the said Plan-

As to parts
THE COVENANTS contained in Transfers C18081 B881247 and B912518-

SEE PS309615Q FOR BOUNDARIES AND OTHER DETAILS



Register Search Statement - Volume 10040 Folio 952
15/12/2005 11:24:55

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REGISTER SEARCH STATEMENT Land Victoria

Security no : 124016351392C

Volume 10040 Folio 952
Produced 15/12/2005 11:23 am

LAND DESCRIPTION

Lot 1 on Plan of Subdivision 309615Q.

PARENT TITLES :

Volume 07933 Folio 194

Volume 08459 Folio 594 to Volume 08459 Folio 595

Volume 09473 Folio 660

REGISTERED PROPRIETOR

Estate Fee Simple

Sole Proprietor

THE UNITING CHURCH IN AUSTRALIA PROPERTY TRUST (VICTORIA) of 130 LITTLE
COLLINS STREET MELBOURNE 3000

ENCUMBRANCES, CAVEATS AND NOTICES

COVENANT (as to whole or part of the land) in instrument B881247

COVENANT (as to whole or part of the land) in instrument B912518

COVENANT (as to whole or part of the land) in instrument C018081

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.

DIAGRAM LOCATION

SEE PS309615Q FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

STATEMENT END

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Identifier		Council/Body/Person				
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Notations						
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Easement Information						LTO use only
Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)						Statement of Compliance/ Exemption Statement
						Received Date / /
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of		
R1	Way, Drainage, Water, Sewerage, Gas, Electricity Telephone & Data Transmission.	See Diag	This plan	Land in this plan		
E-1	Drainage & Sewerage	1-83	L.P.26006	Lots on L.P.26006		
E-2	Drainage & Sewerage	See Diag	L.P.61139	Lots on L.P.61139		
						LTO use only PLAN REGISTERED TIME DATE 25/10/91 <i>Philip Francis Culvenor</i> Assistant Registrar of Titles Sheet 1 of 2 Sheets
ADSHEAD AND M'GUIRE PTY. LTD. LAND SURVEYORS AND PLANNERS 173 DRUMMOND STREET CARLTON 2053 TEL: 6632713 FAX: 6637887				LICENSED SURVEYOR (PRINT) PHILIP FRANCIS CULVENOR SIGNATURE..... DATE 8 / 1 / 91 REF 6828		DATE / / COUNCIL DELEGATE SIGNATURE Original sheet size A3