

16 June 2025

Planning Department
Wyndham City Council
45 Princess Highway
Werribee, VIC 3030

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PLEASE NOTE: The plan/s that are being provided to you may not reflect what is ultimately approved by Council however they are the most recent version as at the date shown below:

Date Plans Provided: 25/06/2025

PERMIT APPLICATION – REMOVAL OF COVENANT ON TITLE – 75 KENNING ROAD – LOT 46 ON PLAN OF SUBDIVISION 092857 – COVENANT G131832

On behalf of HR&R Australia Property Pty Ltd, I am pleased to present you with a planning permit application for 75 Kenning Road – Lot 46 on Plan of Subdivision 092857. This permit application is for removal of the covenant on title – G131832. The covenant currently identifies all lots on Plan of Subdivision 092857 as beneficiaries. These are listed below as follows:

1. Lot 37 – 650 Davis Rd.
2. Lot 38 – 155 Kenning Rd.
3. Lot 39 – 145 Kenning Rd.
4. Lot 40 – 135 Kenning Rd.
5. Lot 41 – 125 Kenning Rd.
6. Lot 42 - 115 Kenning Rd.
7. Lot 43 - 105 Kenning Rd.
8. Lot 44 - 95 Kenning Rd.
9. Lot 45 – 85 Kenning Rd.
- 10. Lot 46 – 75 Kenning Rd. (Subject Site)**
11. Lot 47 – 65 Kenning Rd.
12. Lot 48 – 55 Kenning Rd.
13. Lot 49 – 1130 Tarneit Rd.
14. Lot 50 - 60 Kenning Rd.
15. Lot 51 - 70 Kenning Rd.
16. Lot 52 - 80 Kenning Rd.
17. Lot 53 - 90 Kenning Rd.
18. Lot 54 – 100 Kenning Rd.
19. Lot 55 - 110 Kenning Rd.
20. Lot 56 - 120 Kenning Rd.
21. Lot 57 – 130 Kenning Rd.
22. Lot 58 – 140 Kenning Rd.
23. Lot 59 – 150 Kenning Rd.
24. Lot 60 – 160 Kenning Rd.

Covenant G131832 prohibits construction of dwellings that are less than 1000 square feet (93m²) and any dwellings other than brick construction without specific approval in writing from the building inspector of Werribee Shire. These restrictions are inconsistent with Wyndham Council's goals for development in this area as outlined in the Tarneit North Precinct Structure Plan and the Wyndham Planning Scheme.

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Furthermore, an application for subdivision of the land at 75 Kenning Road is being progressed. Removal of this covenant will prevent these outdated restrictions from burdening future landholders in the area. We understand that Council will calculate the advertising fees associated with this application and that these fees will be payable by us along with the statutory application fee of \$1318.10 upon notification from Council.

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Please find the enclosed items as part of the application:

- Completed Application Form
- Property Title and Copy of Plan
- Copy of Covenant

Sincerely,

WYNDHAM CITY COUNCIL
Town Planning
Advertised Documents

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