



# teggana court

EAST BENDIGO

## **ARBOR ESTATES PTY. LTD.**

### **Memorandum of Common Provisions – Restrictive Covenants**

#### **Teggana Court PS907232X (Lot 3 to 8, 10-15, 18 and 20)**

1. That no building erected on the said lot shall be constructed of other than new materials.
2. That no building erected on the said lot shall have more than 60% of its street facing façade (excluding access doors) constructed of Colorbond material save and except for Lots 12 and 13.
3. That no building erected on the said lot shall have a roof or walls of zincalume.
4. That no building shall be erected within 5m of the front boundary save and except for Lots 1, 2, 19 and 20.
5. That no front fence shall be erected on any of lots 2 to 20 (inclusive) other than a black pressed spike metal security fence consisting of 25mm x 25mm uprights with a height of not less than 1800mm.
6. That no front fence shall be erected on the Murphy St or Teggana Court boundaries of Lot 1 other than a black pressed spike metal security fence consisting of 25mm x 25mm uprights with a height of not less than 1800mm.
7. That no dividing fence shall be erected on the said lot within 5m of the street boundary other than a black pressed spiked metal security fence consisting of 25mm x 25mm uprights with a height of not less than 1800mm.
8. That no dividing fence shall be erected on any unfenced side or rear boundary of the lot other than of new materials consisting of double sided Colorbond steel panels of the colour "Woodland Grey" set back 5m from the front street boundary with a height of not less than 1800mm.
9. That no lot shall be further subdivided except for lots 12, 13 and 18.
10. That no Lot shall be occupied by more than 2 occupancies save and except for Lots 12, 13 and 18.
11. That no building materials or materials used for the construction of buildings shall be stored on the Lot unless contained in a wholly enclosed building or at the rear of a building so that such materials are not visible from the street boundary of the Lot.
12. That no more than two shipping containers shall be stored on the Lot.
13. That no building or temporary structure using shipping container components shall be erected on the Lot.
14. That no more than two storage units shall be erected on the Lot save and except for Lots 12, 13 and 18.
15. That no Lot shall be used for poultry or meat processing.

The foregoing covenants shall expire on the 30th June 2033.