

DOCUMENTS EXECUTED BY AFFIXING THE COMMON SEAL
FOR THE PERIOD 31 AUGUST 2021 to 14 SEPTEMBER 2021

Document:	WITHDRAWAL OF CAVEAT
Parties:	City of Joondalup and PJ Corp Pty Ltd
Description:	To withdraw Caveat I078256 to allow the registration of a mortgage to Lot 3 (Unit 3, 265) Eddystone Ave, Beldon. The City's Caveat (I078256) was lodged over the subject lot pursuant to a deed dated 16 April 2002 (attached) between the City of Joondalup and PJ Corp Pty Ltd. The Deed relates to the use and maintenance of car bays and driveways at the subject site. McLeods has requested the attached Client Authorisation Form be signed to allow the withdrawal of the caveat. Following this the caveat will be replaced on the title.
Date:	14 September 2021
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan:	Quality Urban Environment.
Key Theme:	Quality built outcomes – For the City's commercial and residential areas to be filled with quality buildings and appealing streetscapes.
Objective:	
Policy:	State Planning Policy 5.4 Road and Rail Noise.
Risk Management Considerations:	The purpose of the deed is to ensure reciprocal access and parking is maintained over the site. The existing caveat will be replaced upon finalisation of the transfer of land.
Financial/Budget Implications:	All costs associated with the withdrawal of caveat are the responsibility of the applicant.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.

Document:	SECTION 70A NOTIFICATION.
Parties:	City of Joondalup and St Stephens School
Description:	Section 70A Notification for Lot 9693 (100) Doveridge Drive, Duncraig (St Stephens School), in accordance with condition 9 of development approval DA20/1461, a notification on title is required to advise current and future owners that the subject site is located within a transport corridor and may be affected by transport noise.
Date:	14 September 2021
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan:	Quality Urban Environment.
Key Theme:	Quality built outcomes – For the City's commercial and residential areas to be filled with quality buildings and appealing streetscapes.
Objective:	
Policy:	State Planning Policy 5.4 Road and Rail Noise.

Risk Management Considerations:	The purpose of the Section 70A is to alert future landowners that the site is located within the vicinity of a transport corridor.
Financial/Budget Implications:	All costs associated with the lodgement of the Section 70A notification are at the expense of the applicant.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.

Document:	SECTION 70A NOTIFICATION.
Parties:	City of Joondalup and St Stephens School
Description:	Section 70A Notification for Lot 9693 (100) Doveridge Drive, Duncraig (St Stephens School), in accordance with condition 7 of development approval DA20/1461, a notification on title is required to advise current and future owners that the subject site is located within a Bushfire Prone Area.
Date:	14 September 2021
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan:	Quality Urban Environment.
Key Theme:	Quality built outcomes – For the City’s commercial and residential areas to be filled with quality buildings and appealing streetscapes.
Objective:	
Policy:	SPP 3.7 Planning in Bushfire Prone Areas
Risk Management Considerations:	The purpose of the Section 70A is to alert future landowners that the site is located within a Bushfire Prone Area.
Financial/Budget Implications:	All costs associated with the lodgement of the Section 70A notification are at the expense of the applicant.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.

Document:	WITHDRAWAL OF CAVEAT.
Parties:	City of Joondalup and BASS Management Pty Ltd ATF BASS Holdings Trust
Description:	Withdrawal of Caveat (O430185) Lot 1 (941) Whitfords Ave, Whitfords, to allow the registration of a sub-lease to McDonalds Australia Limited. The City’s caveat (O430185) relates to a Deed of Agreement for the reciprocal rights of access and parking over the subject site. The City has been asked to withdraw the caveat to allow the registration of a sub-lease to McDonalds. The caveat will be replaced once the transfer has been finalised.
Date:	14 September 2021.
Signed/Sealed:	Signed and Sealed.

Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan:	Quality Urban Environment.
Key Theme:	Quality built outcomes – For the City’s commercial and residential areas to be filled with quality buildings and appealing streetscapes.
Objective:	
Policy:	Not applicable
Risk Management Considerations:	The purpose of the agreement is to ensure reciprocal access and parking is maintained over the sites. The existing caveat will be replaced upon finalisation of the transfer of land.
Financial/Budget Implications:	Not applicable as the withdrawal and replacement of the caveat is at the cost of the applicant.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.

Document:	WITHDRAWAL OF CAVEAT.
Parties:	City of Joondalup and Resolve Nominees Pty Ltd
Description:	Withdrawal of Caveat (O033478), Lot 972 (90) Kingsley Drive, Kingsley, to enable the registration of an Extension of Lease. The City's Caveat (O033478) is supported by the terms of a Deed dated 4 November 1987. The Deed relates to the provision of reciprocal parking and access arrangements. The Caveat will be replaced following the registration of the Extension of Lease.
Date:	14 September 2021
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan:	Quality Urban Environment.
Key Theme:	Quality built outcomes – For the City’s commercial and residential areas to be filled with quality buildings and appealing streetscapes.
Objective:	
Policy:	Not applicable.
Risk Management Considerations:	The purpose of the Deed is to ensure reciprocal access and parking is maintained on Lot 972 Kingsley Drive, Kingsley. This will reduce the risk that future purchases of the property will not be informed of the access and parking requirements.
Financial/Budget Implications:	Not applicable
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.

Document:	SECTION 70A NOTIFICATION.
Parties:	City of Joondalup and VET (WA) Ministerial Corporation
Description:	Section 70A Notification for Lot 9000 (35) Kendrew Crescent, Joondalup (North Metropolitan TAFE Joondalup Campus), in accordance with condition 13 of development approval DA21/0577 (WAPC Ref: 34-50118-5), a notification on title is required to advise current and future owners that the subject site is located within a Bushfire Prone Area.
Date:	14 September 2021
Signed/Sealed:	Signed and Sealed.
Legislation:	<i>Transfer of Land Act 1893.</i>
Strategic Community Plan:	Quality Urban Environment.
Key Theme:	Quality built outcomes – For the City’s commercial and residential areas to be filled with quality buildings and appealing streetscapes.
Objective:	
Policy:	SPP 3.7 Planning in Bushfire Prone Areas
Risk Management Considerations:	The purpose of the Section 70A is to alert future landowners that the site is located within a Bushfire Prone Area.
Financial/Budget Implications:	All costs associated with the lodgement of the S70A notification are at the expense of the applicant.
Regional Significance:	Not applicable.
Sustainability Implications:	Not applicable.
Consultation:	Not applicable.