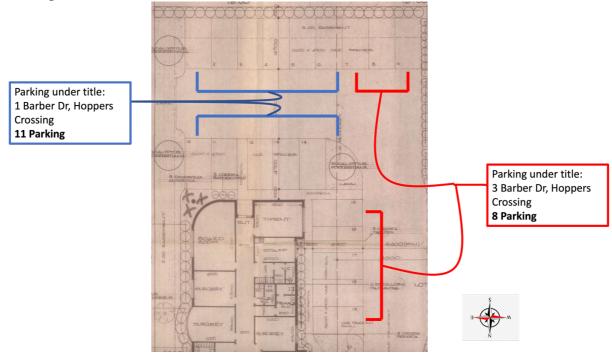
This copied document is made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach copyright legislation.

Werribee Group Healthcare (WGH) has been operating since 1997. It serves 3 generations of families in the Wyndham area. It has a maximum of 2 prestitivoters working simultaneoprslyided to you All consultations are bulk billed which allows the practice to services. This is in a different wersion as at the date shown below: afford private general practice services. This is in a difficient properties of a fee for their services. In addition to this a significant properties 1997/95/2023 patients come from a low socio-economic background. Furthermore, our doctors speak 9 languages in total being of significant help to those who come from a culturally and linguistic different background.

We wish to be able to operate at our original operating hours providing a bulk billed medical service.

We currently operate with 19 car spaces. 11 car spaces are within our title (1 Barber Dr, Hoppers Crossing) and 8 car spaces are leased from 3 Barber Dr, Hoppers Crossing. See below for a visual representation.

Parking as of November 2022:



In 1996, we moved our original crossover west and enlarged the crossover at 3 barber drive. This was to allow us to use the car spaces on 3 barber drive. We signed a lease agreement to lease the car spaces on 3 Barber Dr, for 30 years

Unfortunately, the landlord of 3 Barber Dr, has informed us that when our leasing contract ends he does not wish to lease 3 Barber Dr to us. Our term will finish in 2026. This will force us to shut down our general practice and bulk bill consults will cease. This will be detrimental to our local community who we would have been serving for 30 years.

We propose to create the original accessway west of our property Will DHAM 10 FM 900 UNCIL at the south of the property. This will allow us to operate 3 practitioners' cimultaneously and we will be able to continue to offer our General Practice services to the community. Advertised Documents

Plan: 1 of 4

This copied document is made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach copyright legislation.

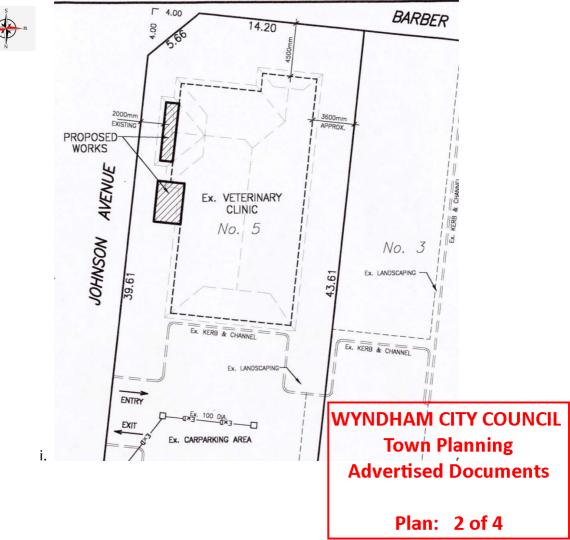
I would like to emphasise that we only have 2 practitionersework introduction to you However, we wish to have 11 car parks to give us the opporter to add a set of the opporter add a the future. Currently, we have so much parking that the veterinary clients at 5 Barber Dr, park on our carparks.

Date Plans Provided: 21/03/2023

Regarding waste management, we have a cleaner that removes all waste on daily basis by emptying our bins internally. We do not store any rubbish/rubbish bins outside our building. We do not use wheelie bins or skip bins. We wish to maintain our current waste management plan.

In summary, we will

- 1. Reinstate our original crossover
- 2. Build an accessway to the back
- 3. Have 11 car parks
- 4. Put up a fence between 1 & 3 Barber Dr
- 5. Allow our patient's to walk to the front of the property via the east of 1 Barber Dr. We will create a new foot path for them
- 6. Build an extended cover to the north of 1 Barber Drive similar to 5 Barber Drive on the West of their building
 - a. See 5 barber drive, endorsed plans below with a setback of 2 metres from the footpath. In reality the concrete slab of 5 barber drive extends to the title boundary. You can come out to sight to asses for yourself.



This copied document is made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach copyright legislation.

3 Barber Dr is a residential property. We do not share any car parks with 3 Barber Dr because we lease the 9 car parks on 3 Barber Dr. 3 Barber Dr. 3 Barber 2 bepleo orthandelbging gevided to you residential property. Our plans have no impact on Moreover, by completing our plans, 3 Barber drive the number of car parks on its property. Date Plans Provided: 21/03/2023

I hope this letter helps you understand our plans. We are more than happy to have you on site to explain and show you our plans.

Sincerely,

Dr. Shehab Abdalla

WYNDHAM CITY COUNCIL Town Planning Advertised Documents

Plan: 3 of 4



This copied document is made available for the sole purpose of enabling its consideration and review as east of a particip process under the Planning and Environment Act 1987, the document must not be used for any purpose which may

6 July 2022

PLEASE NOTE: The plan/s that are being provided to you may not reflect what is ultimat@wakefoy@490&ouncil however they are the most recent version as at the date shown below:

Date Plans Provided: 21/03/2023

Shehab Abdalla shehab abdalla@hotmail.com

Dear Shehab,

TITLE RE-ESTABLISHMENT, FEATURES & AHD LEVELS SURVEY 1 BARBER DRIVE HOPPERS CROSSING VIC 3029

Further to instructions, we have completed our survey at the subject site.

Please find attached for your records:

• Plan of Survey – Title Re-establishment, Feature & AHD Levels (DWG & PDF)

The title boundaries are shown on the **Plan of Survey – Title Re-establishment, Feature & AHD Levels** as thick continuous lines and the relationship between title boundaries and occupation has been exaggerated for clarity. The title is encumbered by a Drainage and Sewerage easement that runs along the eastern and southern boundaries.

At the time of survey, the site contained a double storey brick building and the property was only fenced along the eastern boundary. The boundary corners have been marked as indicated on the plan and the north west corner was also marked with an offset rivet in the footpath.

The fencing along the eastern boundary is in good agreement with title with differences of up to 0.08m.

The plan also shows the details of the building footprint along with the site features, setbacks, fence heights and types, floor levels, spot levels, trees, kerbing and street furniture. The car parking bays and the access thereto have also been shown. The survey levels have been connected to the Australian Height Datum (AHD) and a Temporary Bench Mark (TBM) has been placed in the kerb along Derrimut Road.

If you have any questions, please do not hesitate to contact our office on 9369-0730 or surveys@pmkennedy.com.au

Yours faithfully,

Shall lyn

Rob Signorini Licensed Surveyor PM KENNEDY LAND SURVEYOR

Enc.

WYNDHAM CITY COUNCIL Town Planning Advertised Documents

