

- NOTES:
- 1) A BOUNDARY IDENTIFICATION HAS BEEN UNDERTAKEN.
 - 2) OFFSET DIMENSIONS TO BOUNDARIES HEREON MUST NOT BE USED FOR CONSTRUCTION.
 - 3) CAUTION: SHOULD ANY DEVELOPMENT OR CONSTRUCTION BE PLANNED ON OR NEAR THE BOUNDARIES, THE BOUNDARIES SHOULD BE CLEARLY MARKED ON SITE.
 - 4) ORIGIN OF LEVELS ON A.H.D. IS TAKEN FROM P.M. 8734 RL 13.73 A.H.D.
 - 5) TREE SPREADS ARE DIAGRAMMATIC ONLY AND ARE NOT SYMMETRICAL.
 - 6) UNDERGROUND (NON VISIBLE) SERVICE LINES HAVE BEEN DETERMINED BY SURESEARCH. REFER TO NOTES ON SHEET 2.
 - 7) BEARINGS SHOWN ARE ON M.G.A.-(MAP GRID OF AUSTRALIA).
 - 8) CONTOUR INTERVAL 0.25 METRE.
 - 9) CONTOURS ARE INDICATIVE OF GROUND FORM ONLY. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION.
 - 10) THE POSITION OF THE EASTERN BOUNDARY ALONG THE WESTERN SIDE OF BROOKVALE CREEK HAS BEEN SCANNED FROM D.P. 204107 AND IS APPROXIMATE.
 - 11) PLANT AND INDUSTRIAL EQUIPMENT HAS NOT BEEN SURVEYED.

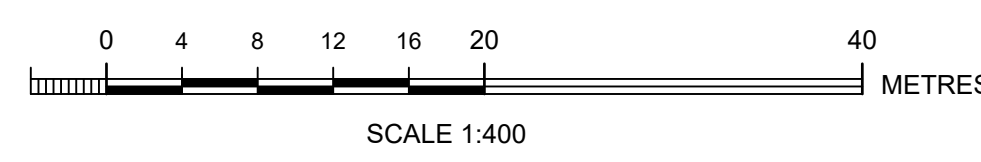
INVESTIGATION OF "BEFORE YOU DIG AUSTRALIA" UNDERGROUND SERVICES HAS BEEN MADE. DETECTION OF UNDERGROUND SERVICES IS NOT AN INTEGRAL PART OF THIS SURVEY. ALL RELEVANT AUTHORITIES SHOULD BE NOTIFIED PRIOR TO ANY EXCAVATION ON OR NEAR THE SITE.

DEVELOPERS & EXCAVATORS MAY BE HELD FINANCIALLY RESPONSIBLE BY THE ASSET OWNER SHOULD THEY DAMAGE UNDERGROUND NETWORKS.

CARELESS DIGGING CAN:

- CAUSE DEATH OR SERIOUS INJURY TO WORKERS AND THE GENERAL PUBLIC
- INCONVENIENCE USERS OF ELECTRICITY, GAS, WATER AND COMMUNICATIONS
- LEAD TO CRIMINAL PROSECUTION AND DAMAGES CLAIMS
- CAUSE EXPENSIVE FINANCIAL LOSSES TO BUSINESS
- CUT OFF EMERGENCY SERVICES
- DELAY PROJECT COMPLETION TIMES WHILE THE DAMAGE IS REPAIRED

MINIMISE YOUR RISK AND CHECK BEFORE YOU DIG AUSTRALIA.
WWW.BYDA.COM.AU





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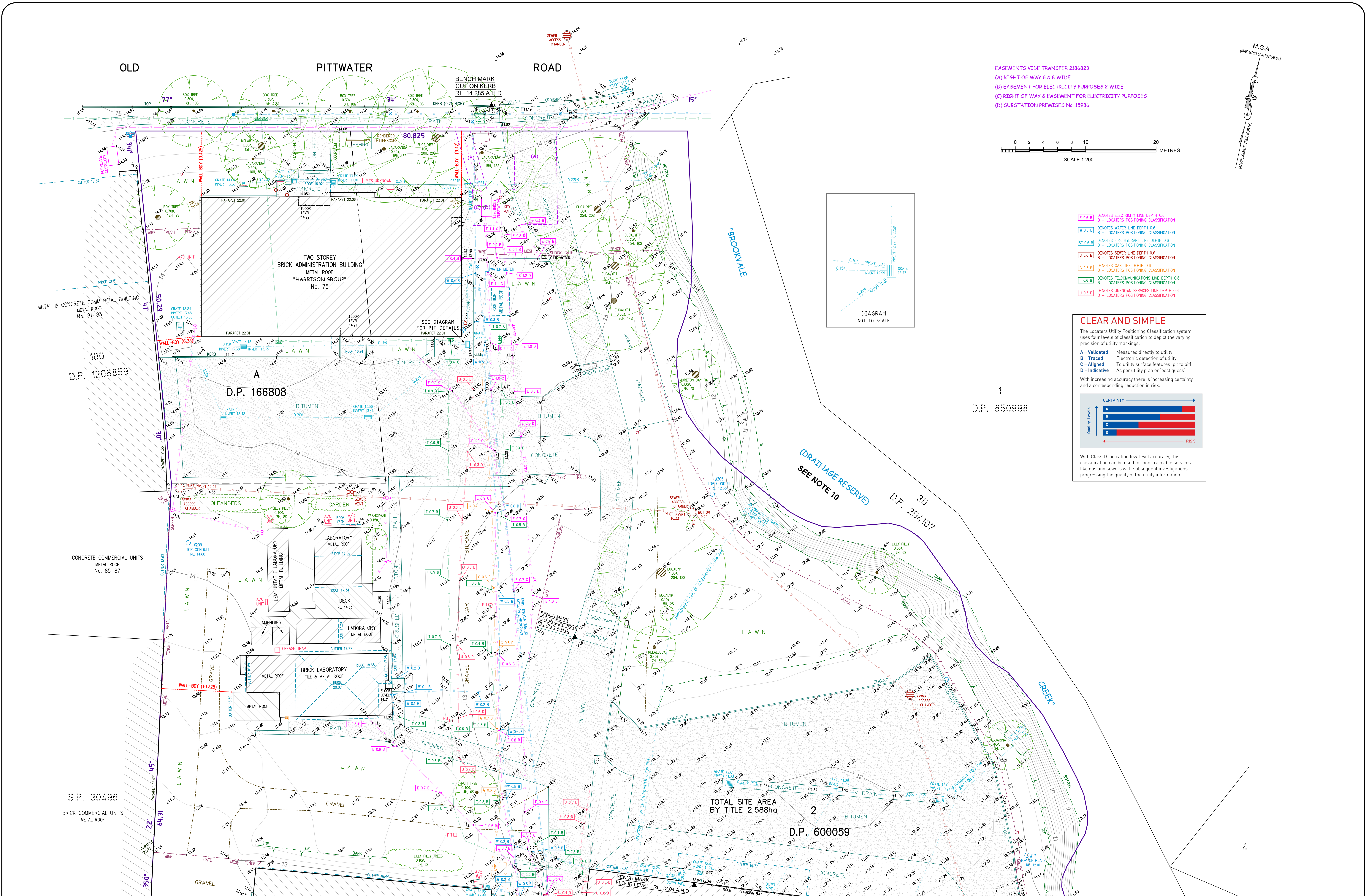


COPLAND C. LETHBRIDGE
REGISTERED SURVEYOR N.S.W.
IDENTIFICATION No. 1470

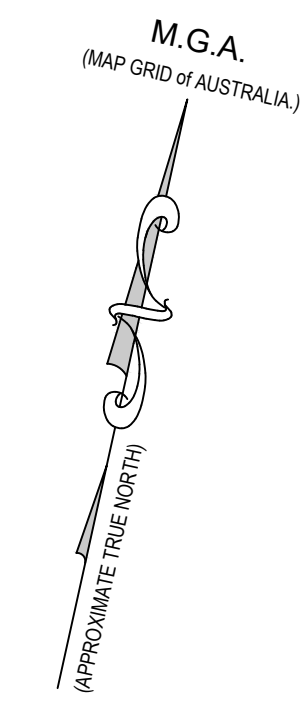
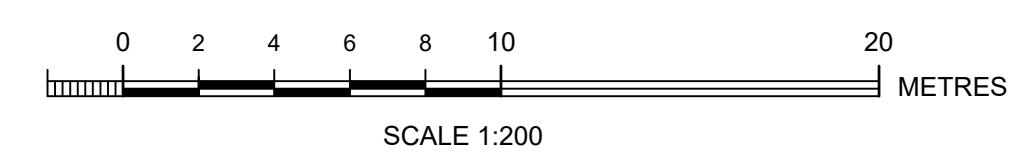
PLAN SHOWING BOUNDARIES, RELATIVE HEIGHTS, PHYSICAL FEATURES & UNDERGROUND SERVICES INVESTIGATION OVER LOT A IN D.P. 166808 & LOT 2 IN D.P. 600059 KNOWN AS No. 75 OLD PITTVATER ROAD, BROOKVALE.

L.G.A.: NORTHERN BEACHES

CLIENT				HARRISON INVESTMENTS PTY LIMITED		REF No.	
PROPERTY				No. 75 OLD PITTVATER ROAD, BROOKVALE		19372	
DATUM		A.H.D.		SCALE		1:400 @ B1	
DATE		10/10/2023		SHEET No.		1 of 3	
SURVEYED		C.L./J.G.		DRAWN		H.H./R.M./S.P./S.C.	
DWG No.		19372H		REV No.		00	



EASEMENTS VIDE TRANSFER 2186823
(A) RIGHT OF WAY 6 & 8 WIDE
(B) EASEMENT FOR ELECTRICITY PURPOSES 2 WIDE
(C) RIGHT OF WAY & EASEMENT FOR ELECTRICITY PURPOSES
(D) SUBSTATION PREMISES No. 15986



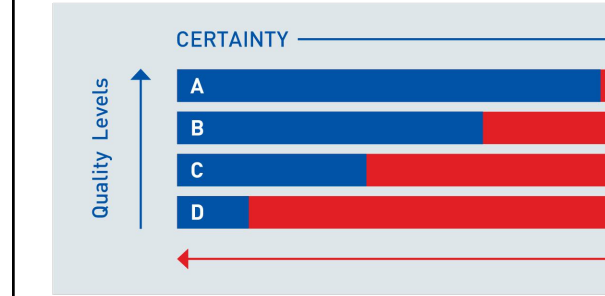
- E 0.6 B** DENOTES ELECTRICITY LINE DEPTH 0.6
B - LOCATORS POSITIONING CLASSIFICATION
- W 0.6 B** DENOTES WATER LINE DEPTH 0.6
B - LOCATORS POSITIONING CLASSIFICATION
- ST 0.6 B** DENOTES FIRE HYDRANT LINE DEPTH 0.6
B - LOCATORS POSITIONING CLASSIFICATION
- S 0.6 B** DENOTES SEWER LINE DEPTH 0.6
B - LOCATORS POSITIONING CLASSIFICATION
- G 0.6 B** DENOTES GAS LINE DEPTH 0.6
B - LOCATORS POSITIONING CLASSIFICATION
- T 0.6 B** DENOTES TELECOMMUNICATIONS LINE DEPTH 0.6
B - LOCATORS POSITIONING CLASSIFICATION
- U 0.6 B** DENOTES UNKNOWN SERVICES LINE DEPTH 0.6
B - LOCATORS POSITIONING CLASSIFICATION

CLEAR AND SIMPLE

The Locators Utility Positioning Classification system uses four levels of classification to depict the varying precision of utility markings.

- A = Validated** Measured directly to utility
- B = Traced** Electronic detection of utility
- C = Aligned** To utility surface features (pit to pit)
- D = Indicative** As per utility plan or 'best guess'

With increasing accuracy there is increasing certainty and a corresponding reduction in risk.

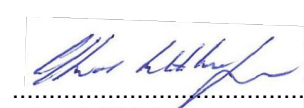


With Class D indicating low-level accuracy, this classification can be used for non-traceable services like gas and sewers with subsequent investigations progressing the quality of the utility information.



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LEGEND

TREE
0.10m
5H, 4S

DENOTES APPROX. 0.10m DIAMETER OF TREE
DENOTES APPROX. 5m HEIGHT OF TREE
DENOTES APPROX. 4m SPREAD OF TREE

DENOTES TOP OF GUTTER
DENOTES TOP OF WALL
DENOTES TOP OF FENCE
FIRE HYDRANT LINES

UNDERGROUND ELECTRIC LINES

OVERHEAD ELECTRIC LINES

BOARDS SEWER

TELECOMMUNICATION LINES

WATER LINES

GAS LINES

○ LIGHT POLE

○ POWER POLE

○ ELECTRICITY PILLAR

○ TELECOM. PIT

○ SIGN

× STOP VALVE

○ HYDRANT

○ TAP

○ FIRE HOSE REEL

○ WATER METER

○ WATER MONITORING POINT

○ SEWER VENT

○ INSPECTION CAP

○ DRAINAGE PIT

○ BOLLARD

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L.G.A.: NORTHERN BEACHES

CLIENT	HARRISON INVESTMENTS PTY LIMITED			REF No.
PROPERTY	No. 75 OLD PITTWATER ROAD, BROOKVALE			19372
DATUM	A.H.D.	SCALE	1:200 @ B1	SHEET No. 2 of 3
SURVEYED	C.L./J.G.	DRAWN	H.H./M.S.P./S.C.	REV No. 00
		DWG No.	19372H	
		DATE	10/10/2023	

