

Tanya Arriola,
info@fjadesigns.com.au

RE: DETAIL AND IDENTIFICATION SURVEY PURPOSES ONLY
LOT B IN DEPOSITED PLAN 419338
No. 11B HILL STREET, WARRIEWOOD

We have surveyed the land comprised in Certificate of Title Folio Identifier B/419338 being Lot B in Deposited Plan 419338 located at Warriewood in the Local Government Area of Northern Beaches Parish of Narrabeen and County of Cumberland.

Upon the abovementioned property stands a two and three storey brick, rendered and clad house with a metal and tile roof, a shed, a brick shed and a pool known as No. 11B Hill Street, Warriewood.

The positions of the house, sheds, pool and fencing in relation to the boundaries are as shown on the attached plan. Levels across the site have also been determined.

No Covenant has been investigated for the purposes of this survey. You should convince yourself that the terms of any Covenant do not adversely affect your proposed use of the property.

This report should be read in conjunction with the attached plan prepared by us dated 7 October, 2022 which forms part of this report.

The survey shown on the attached plan is for detail and identification survey purposes only. Should further additions or improvements be proposed upon the subject property after this date the boundaries must be marked on the ground prior to construction.



Mark Anthony Reid
Registered Surveyor
Surveyor Id. SU000183

Ref: 23128-22 DET&ID

Date: 7 October, 2022



C&A SURVEYORS

30 Grose Street, Parramatta, NSW 2150

Ph: 96309299 email: Operations@candasurveyors.com.au

www.candasurveyors.com.au

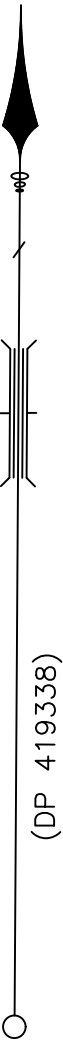
PROPERTY ADDRESS :

No. 11B, HILL STREET, WARRIEWOOD.



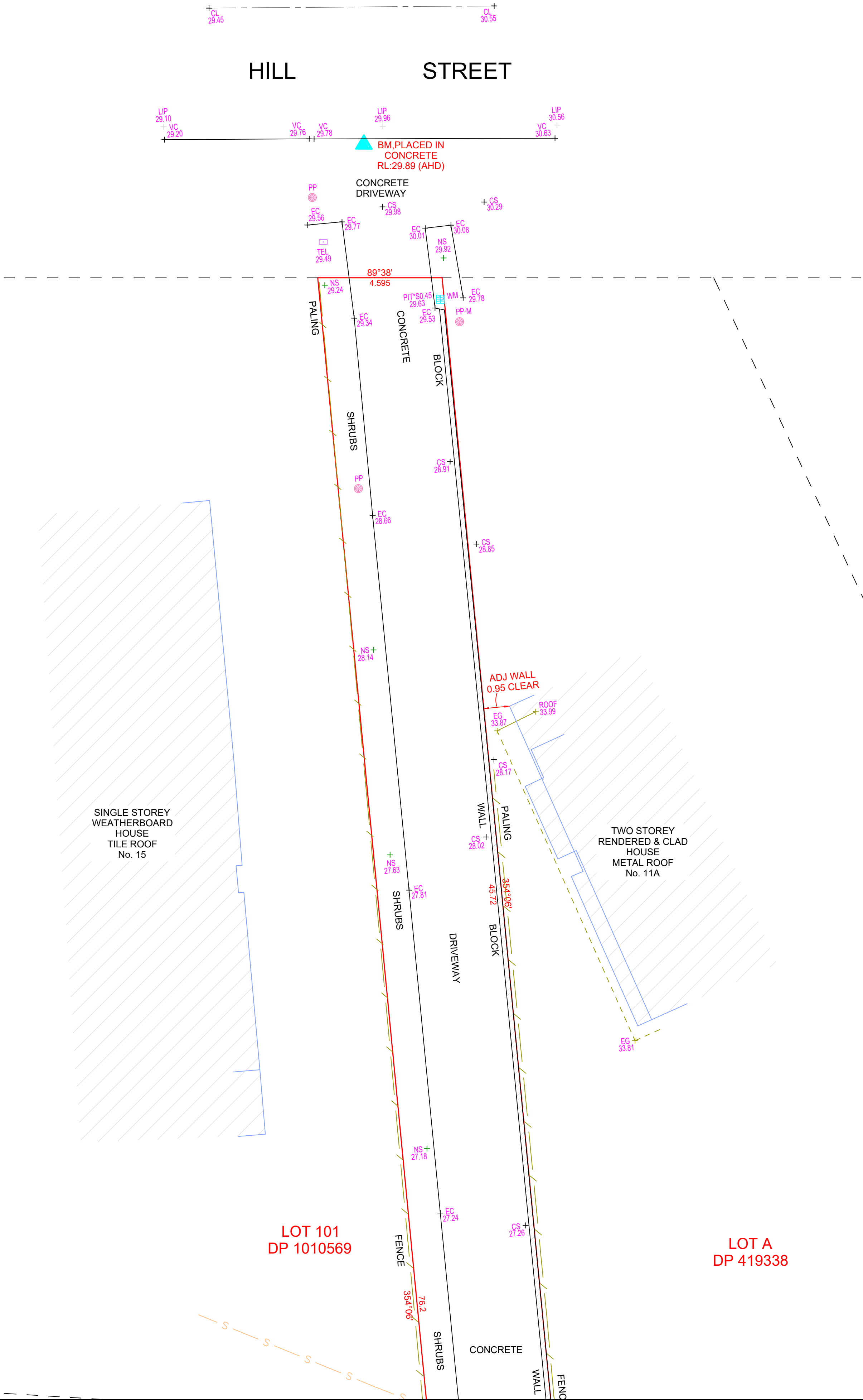
CONTENTS :

1. DWG FILES
2. PDF FILES
3. TITLE SEARCH (INCLUDED)
4. DEPOSITED PLAN (INCLUDED)
5. SITE PHOTOS



LEGEND:

AHD	AUSTRALIAN HEIGHT DATUM
AWN	AWNING
BB	BOTTOM OF BANK
BM	BENCH MARK
BOW	BOTTOM OF WALL
CL	CENTRELINE OF ROAD
CONC	CONCRETE
CS	CONCRETE SURFACE
D/H/S	DIAMETER/HEIGHT/SPREAD
DP	DOWN PIPE
D	DOOR
EB	EDGE OF BITUMEN
EC	EDGE OF CONCRETE
EG	EAVE & GUTTER
EXR	EXPOSED ROCK
FL	FLOOR LEVEL
GDN	GARDEN
GFL	GROUND FLOOR LEVEL
HYD	HYDRANT
IC	INSPECTION COVER
IL	INVERT LEVEL
LH	LAMP HOLE
LIP	LIP OF KERB
NS	NATURAL SURFACE
PAV	PAVERS
PC	PEDESTRIAN CROSSING
PL	PORCH LEVEL
PP	POWER POLE
RL	REDUCED LEVEL
RTK	ROLL TOP OF KERB
S	STEPS
SL	SURFACE LEVEL
SILL	WINDOW SILL
SV	STOP VALE
TB	TOP OF BANK
TEL	TELSTRA PIT
TK	TOP OF KERB
TOW	TOP OF WALL
TRW	TOP OF RETAINING WALL
UE	UNDER SIDE OF EAVE
VC	VEHICLE CROSSING
W	WINDOW
WM	WATER METER
WTOP	TOP OF WINDOW
S-B	SHED TO BOUNDARY
W-B	WALL TO BOUNDARY



MARK ANTHONY REID
(REGISTERED SURVEYOR)
SURVEYOR ID No. SU000183

THE SUBJECT TITLE NOTES : AS AT 5/10/2022

- 1) RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
2) H777126 COVENANT

NOTES:

- A) BOUNDARIES OF THE SITE HAVE BEEN IDENTIFIED BY SURVEY
B) SERVICES SHOWN HAVE BEEN DERIVED FROM VISUAL EVIDENCE APPARENT AT THE TIME OF SURVEY. SERVICES MAY EXIST WHICH ARE NOT SHOWN. THE RELEVANT SERVICE AUTHORITY SHOULD BE CONTACTED TO VERIFY THE EXISTENCE AND POSITION OF SERVICES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION OR EXCAVATION.
C) DIAMETER, HEIGHT & SPREAD OF TREES ARE APPROXIMATE ONLY.
D) LEVELS SHOWN ARE OF AUSTRALIAN HEIGHT DATUM.
ORIGIN OF LEVELS : SSM 24646, RL 28.630 (AHD), CLASS LC.
E) USE STATED DIMENSIONS. DO NOT SCALE.
F) THESE NOTES FORM PART OF THIS PLAN AND CANNOT BE REMOVED.
G) NO COVENANTS AND/OR RESTRICTIONS HAVE BEEN INVESTIGATED BY C & A SURVEYORS PTY LTD.

REVISION No	DESCRIPTION	DATE
V1	PLAN ISSUED	10/10/22

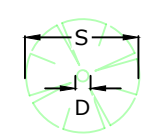
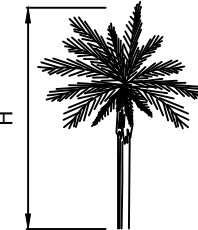
© THIS PLAN AND THE INFORMATION CONTAINED HEREIN REMAINS THE PROPERTY OF C & A SURVEYORS NSW PTY LTD. IT MUST NOT BE COPIED IN WHOLE OR PART, AND IS NOT TO BE USED FOR ANY PURPOSE OTHER THAN FOR THAT WHICH IT HAS BEEN PREPARED, WITHOUT THE WRITTEN CONSENT OF C & A SURVEYORS NSW PTY LTD. THIS PLAN HAS BEEN PREPARED FOR THE SOLE USE OF THE INSTRUCTING PARTY.

 **C&A SURVEYORS**
30 Grose Street, Parramatta, NSW 2150
Ph: 96309299 email: Operations@candasurveyors.com.au
www.candasurveyors.com.au

DETAIL & BOUNDARY IDENTIFICATION
SURVEY OF
LOT B IN DP 419338, LOCATED AT
No. 11B, HILL STREET, WARRIEWOOD.

— S — S — APPROXIMATE LOCATION OF BURIED SEWER MAIN BY SYDNEY WATER DBYD RECORDS
— W — W — APPROXIMATE LOCATION OF BURIED WATER MAIN (WM) BY SYDNEY WATER DBYD RECORDS
— E — E — ELECTRIC LINE

TELSTRA PIT STOP VALVE POWER POLE
WATER METER HYDRANT

 TREE

D/H/S DIAMETER/HEIGHT/SPREAD

INSTRUCTING PARTY: TANYA ARRIOLA		SURVEYED BY: HS		DATUM: AHD	
LGA: NORTHERN BEACHES	AREA BDY DP: 1328.0 m²	DRAWN BY: SU	CHECKED BY: JD		
SURVEY DATE: 6/10/2022	AREA BY CALC: 1333.8 m²	SCALE: 1:100@A1	REF.NO: 23128-22 DET/ID		
DATE DRAWN: 7/10/2022	CONTOUR INTERVAL: 0.2 m	REV No: V1	SHEET: 1 OF 2		

A1

LOT 101
DP 1010569

LOT A
DP 419338

LOT 102
DP 1010569

SINGLE & TWO
STOREY
BRICK HOUSE
TILE ROOF
No. 13

LOT B
DP 419338
1328.0m²
(STATED BY DP 419338)
1333.8m²
(BY CALCULATION)

LOT 82
DP 555145

LOT 662
DP 583449

LOT 1
DP 705890

LOT 2
DP 705890

LEGEND:

AHD AUSTRALIAN HEIGHT DATUM
AWN AWNING
BB BOTTOM OF BANK
BM BENCH MARK
BOW BOTTOM OF WALL
CL CENTRELINE OF ROAD
CONC CONCRETE
CS CONCRETE SURFACE
D/H/S DIAMETER/HEIGHT/SPREAD
DP DOWN PIPE
D DOOR
EB EDGE OF BITUMEN
EC EDGE OF CONCRETE
EG EAVE & GUTTER
EXR EXPOSED ROCK
FL FLOOR LEVEL
GDN GARDEN
GFL GROUND FLOOR LEVEL
HYD HYDRANT
IC INSPECTION COVER
IL INVERT LEVEL
LH LAMP HOLE
LIP LIP OF KERB
NS NATURAL SURFACE
PAV PAVERS
PC PEDESTRIAN CROSSING
PL PORCH LEVEL
PP POWER POLE
RL REDUCED LEVEL
RTK ROLL TOP OF KERB
S STEPS
SL SURFACE LEVEL
SILL WINDOW SILL
SV STOP VALE
TB TOP OF BANK
TEL TELSTRA PIT
TK TOP OF KERB
TOW TOP OF WALL
TRW TOP OF RETAINING WALL
UE UNDER SIDE OF EAVE
VC VEHICLE CROSSING
W WINDOW
WM WATER METER
WTOP TOP OF WINDOW
S-B SHED TO BOUNDARY
W-B WALL TO BOUNDARY



C&A SURVEYORS
30 Grose Street, Parramatta, NSW 2150
Ph: 96309299 email: Operations@candasurveyors.com.au
www.candasurveyors.com.au

DETAIL & BOUNDARY IDENTIFICATION
SURVEY OF
LOT B IN DP 419338, LOCATED AT
No. 11B, HILL STREET, WARRIEWOOD.

— S — S — APPROXIMATE LOCATION OF BURIED SEWER MAIN
BY SYDNEY WATER DBYD RECORDS
— W — W — APPROXIMATE LOCATION OF BURIED WATER MAIN
(WM) BY SYDNEY WATER DBYD RECORDS
— E — E — ELECTRIC LINE
TELSTRA PIT STOP VALVE POWER POLE
WATER METER HYDRANT

D/H/S DIAMETER/HEIGHT/SPREAD
TREE

INSTRUCTING PARTY:	TANYA ARRIOLA	SURVEYED BY:	HS	DATUM:	AHD
LGA: NORTHERN BEACHES	AREA BDY DP: 1328.0 m ²	DRAWN BY:	SU	CHECKED BY:	JD
SURVEY DATE: 6/10/2022	AREA BY CALC: 1333.8 m ²	SCALE: 1:100@A1	REF.NO: 23128-22 DET/D		
DATE DRAWN: 7/10/2022	CONTOUR INTERVAL: 0.2 m	REV No: V1	SHEET: 2 OF 2		

THE SUBJECT TITLE NOTES : AS AT 5/10/2022		
1) RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S) 2) H777126 COVENANT		
NOTES:		
A) BOUNDARIES OF THE SITE HAVE BEEN IDENTIFIED BY SURVEY B) SERVICES SHOWN HAVE BEEN DERIVED FROM VISUAL EVIDENCE APPARENT AT THE TIME OF SURVEY. SERVICES MAY EXIST WHICH ARE NOT SHOWN. THE RELEVANT SERVICE AUTHORITY SHOULD BE CONTACTED TO VERIFY THE EXISTENCE AND POSITION OF SERVICES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION OR EXCAVATION. C) DIAMETER, HEIGHT & SPREAD OF TREES ARE APPROXIMATE ONLY. D) LEVELS SHOWN ARE OF AUSTRALIAN HEIGHT DATUM. ORIGIN OF LEVELS : SSM 24646, RL 28.630 (AHD), CLASS LC. E) USE STATED DIMENSIONS. DO NOT SCALE. F) THESE NOTES FORM PART OF THIS PLAN AND CANNOT BE REMOVED. G) NO COVENANTS AND/OR RESTRICTIONS HAVE BEEN INVESTIGATED BY C & A SURVEYORS PTY LTD.		
REVISION No	DESCRIPTION	DATE
V1	PLAN ISSUED	10/10/22

MARK ANTHONY REID
(REGISTERED SURVEYOR)
SURVEYOR ID No. SU000183