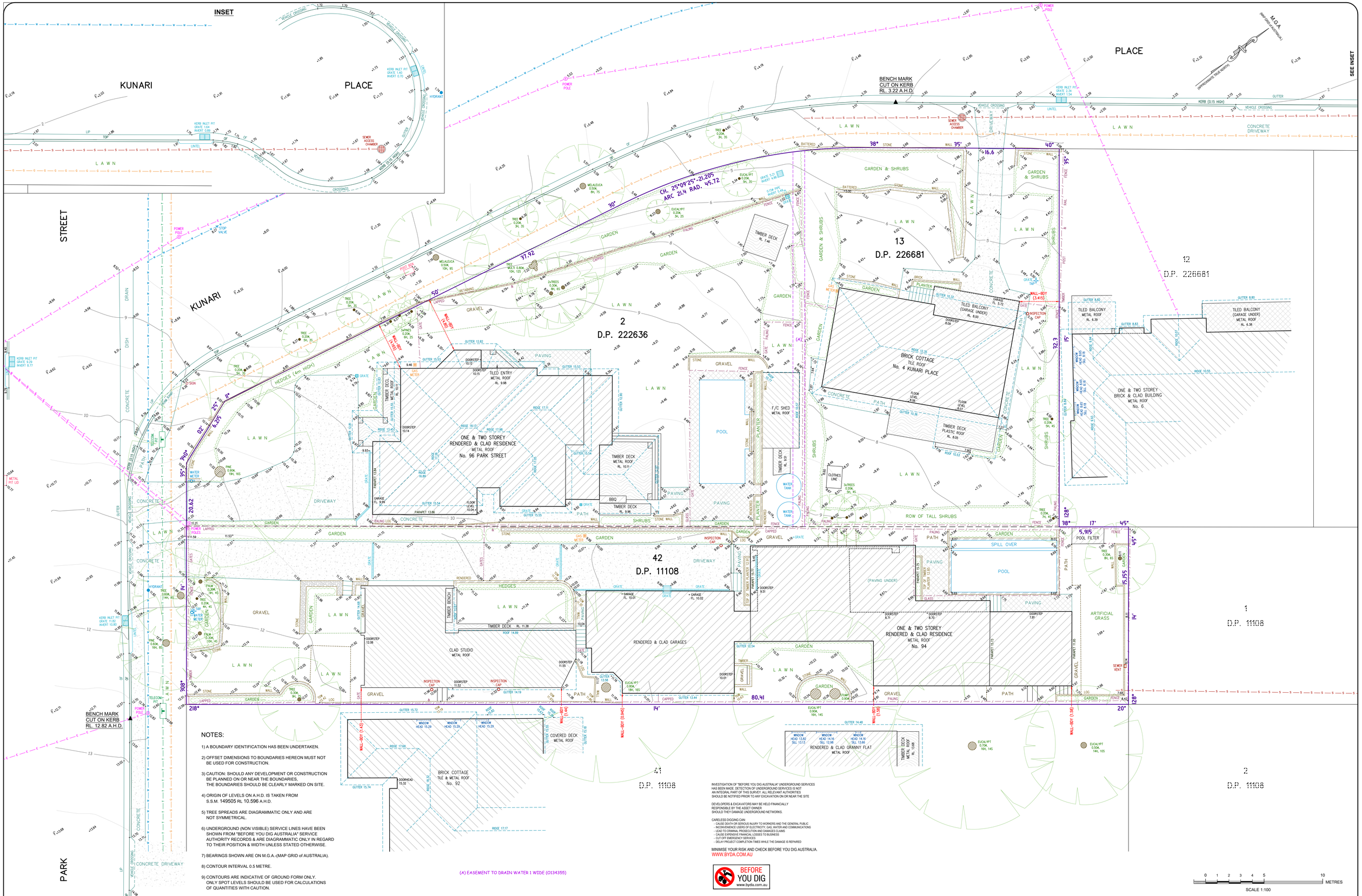

NOTES:

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 S.S.M. 149505 RL 10.596 A.H.D.

5) TREE SPREADS ARE DIAGRAMMATIC ONLY AND ARE NOT SYMMETRICAL.

6) UNDERGROUND (NON VISIBLE) SERVICE LINES HAVE BEEN SHOWN FROM "BEFORE YOU DIG AUSTRALIA" SERVICE AUTHORITY RECORDS & ARE DIAGRAMMATIC ONLY IN REGARD TO THEIR POSITION & WIDTH UNLESS STATED OTHERWISE.

7) BEARINGS SHOWN ARE ON M.G.A.-(MAP GRID of AUSTRALIA).

8) CONTOUR INTERVAL 0.5 METRE.

9) CONTOURS ARE INDICATIVE OF GROUND FORM ONLY. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION.

(A) EASEMENT TO DRAIN WATER 1 WIDE (O134355)

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.
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BEFORE YOU DIG
www.byda.com.au

0 1 2 3 4 5 10 METRES
SCALE 1:100

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Phone: 9451 6757
Email: survey@beeleth.com.au
ABN: 13 003 194 447
www.beeleth.com.au

LEGEND

TREE 0.10M, 5H, 4S	DENOTES APPROX. 0.1m DIAMETER of TRUNK; DENOTES APPROX. 5m HEIGHT OF TREE; DENOTES APPROX. 4m SPREAD OF TREE
℄	DENOTES CENTRE LINE OF ROAD
GUTTER	DENOTES TOP OF GUTTER
TOW	DENOTES TOP OF WALL
OVERHEAD ELECTRIC LINES	—— E —— E —— E ——
BOARDS SEWER	—— S —— S —— S —— S ——
TELECOMMUNICATION LINES	—— T —— T —— T ——
WATER LINES	—— W —— W —— W —— W ——
GAS LINES	—— G —— G —— G —— G ——

WARREN L. BEE
REGISTERED SURVEYOR N.S.W.
IDENTIFICATION No. SU000448

TOTAL SITE AREA = 3070m²

PLAN SHOWING BOUNDARIES, RELATIVE HEIGHTS & PHYSICAL FEATURES OVER LOT 42 IN D.P. 11108, LOT 2 IN D.P. 222636 & LOT 13 IN D.P. 226681 KNOWN AS No. 94-96 PARK STREET & No. 4 KUNARI PLACE, MONA VALE.

L.G.A.: NORTHERN BEACHES

CLIENT	LAXALE				REF No. 23487
PROPERTY	No. 94-96 PARK STREET No. 4 KUNARI PLACE, MONA VALE				
DATUM	A.H.D.	SCALE	1:100 @ A0	DATE 18/03/2025	SHEET No. 1 of 1
SURVEYED	W.B./M.R.	DRAWN	L.B.	DWG No. 23487	REV No. 00