

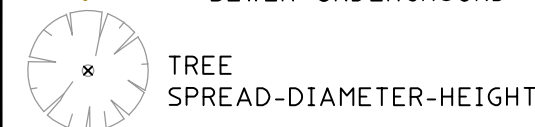
Magnetic North (PLAN)

Approx. True North

14  
D.P.26095315  
D.P.2609539  
D.P.2609538  
D.P.260953  
933.2m<sup>2</sup> (BY CALC &  
BY TITLE)7  
D.P.260953**LEGEND:**

BIT = BITUMEN  
CHI = CHIMNEY  
CL = CENTRELINE  
CON = CONCRETE  
DS = DOOR SILL LEVEL  
FCE = FENCE  
FL = FLOOR LEVEL  
GAFL = GARAGE FLOOR LEVEL  
GDN = GARDEN  
GRA = GRAVEL  
GRT = GRATE  
HL = HOOD LEVEL  
LP = LIGHT POLE  
NS = NATURAL POLE  
PAT = PATIO  
PAV = PAVING  
POOL = POOL  
RF = TOP OF ROOF  
RR = ROOF RIDGE  
SCN = SCREEN  
SIP = SEWER INSPECTION PIT  
SL = SILL LEVEL  
STR = STAIRS  
TER = TERRACE  
TFCE = TOP OF FENCE  
TG = TOP OF GUTTER  
TKB = TOP OF KERB  
TR = TREE  
TW = TOP OF WALL  
WM = WATER METER

—E0— = ELECTRICITY OVERHEAD  
—S— = SEWER UNDERGROUND

TREE  
SPREAD-DIAMETER-HEIGHT

0 1 2 3 4 5 6 7 8 9 10

SCALE 1:100

TITLE INDICATES THAT LOT 8 IN D.P.260953 IS SUBJECT TO:

- LAND EXCLUDES MINERALS AND IS SUBJECT TO RESERVATIONS AND CONDITIONS IN FAVOUR OF THE CROWN - SEE CROWN GRANT(S)
- L135563 COVENANT AFFECTING THE PART SHOWN SO BURDENED IN THE TITLE DIAGRAM. (NOT INVESTIGATED)
- L652223 COVENANT AFFECTING THE PART SHOWN SO BURDENED IN THE TITLE DIAGRAM. (NOT INVESTIGATED)
- DP253519 RESTRICTION(S) ON THE USE OF LAND (NOT INVESTIGATED)
- DP260953 RESTRICTION(S) ON THE USE OF LAND (NOT INVESTIGATED)

**NOTES**

- BOUNDARIES HAVE NOT BEEN DEFINED (TITLE DIMENSIONS ONLY) - BOUNDARY DEFINITION IS SUBJECT TO FURTHER SURVEY.
- A BASIC BOUNDARY SURVEY HAS BEEN UNDERTAKEN SUITABLE FOR COUNCIL DA SUBMISSION (TITLE DIMENSIONS ONLY) - BOUNDARY DEFINITION IS SUBJECT TO FURTHER SURVEY.
- IF CONSTRUCTION ON OR NEAR BOUNDARIES IS REQUIRED IT IS RECOMMENDED THAT THE BOUNDARIES OF THE LAND BE MARKED.
- THIS DETAIL SURVEY IS NOT A "SURVEY" AS DEFINED BY THE SURVEYING AND SPATIAL INFORMATION ACT, 2002.
- AREA IS APPROXIMATE ONLY AND HAS BEEN CALCULATED BY TITLE DIMENSIONS. ALL TITLE DIMENSIONS OF THE LAND HAVE NOT BEEN CONFIRMED BY SURVEY. IF AREAS ARE CRITICAL WE RECOMMEND A BOUNDARY SURVEY FOR PUBLIC RECORD.
- TREE SIZES ARE ESTIMATES ONLY.
- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF KATE J KERR.
- RELATIONSHIP OF IMPROVEMENTS TO BOUNDARIES IS DIAGRAMMATIC ONLY. WHERE OFFSETS ARE CRITICAL THEY SHOULD BE CONFIRMED BY FURTHER SURVEY.
- EXCEPT WHERE SHOWN BY DIMENSION LOCATION OF DETAIL WITH RESPECT TO BOUNDARIES IS INDICATIVE ONLY.
- ONLY VISIBLE SERVICES HAVE BEEN LOCATED. UNDERGROUND SERVICES HAVE NOT BEEN LOCATED. DIAL BEFORE YOU DIG SERVICES (pb 1100) SHOULD BE USED AND A FULL UTILITY INVESTIGATION, INCLUDING A UTILITY LOCATION SURVEY, SHOULD BE UNDERTAKEN BEFORE CARRYING OUT ANY CONSTRUCTION ACTIVITY IN OR NEAR THE SURVEYED AREA.
- SEWER MAIN PLOTTED FROM SYDNEY WATER SEWER DIAGRAM. LOCATION SHOULD BE MARKED ON SITE IF CRITICAL.
- CRITICAL SPOT LEVELS SHOULD BE CONFIRMED WITH SURVEYOR.
- THIS PLAN IS ONLY TO BE USED FOR THE PURPOSE OF DESIGNING NEW CONSTRUCTIONS.
- CONTOURS SHOWN DEPICT THE TOPOGRAPHY. THEY DO NOT REPRESENT THE EXACT LEVEL AT ANY PARTICULAR POINT. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION.
- CONTOUR INTERVAL - 0.5 metre. - SPOT LEVELS SHOULD BE ADOPTED.
- POSITION OF RIDGE LINES ARE DIAGRAMMATIC ONLY (NOT TO SCALE).
- THE INFORMATION IS ONLY TO BE USED AT A SCALE ACCURACY OF 1:100.
- DO NOT SCALE OFF THIS PLAN / FIGURED DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALED READINGS.
- COPYRIGHT © CMS SURVEYORS 2018.
- NO PART OF THIS SURVEY MAY BE REPRODUCED, STORED IN A RETRIEVAL SYSTEM OR TRANSMITTED IN ANY FORM, WITHOUT THE WRITTEN PERMISSION OF THE COPYRIGHT OWNER EXCEPT AS PERMITTED BY THE COPYRIGHT ACT 1968.
- ANY PERMITTED DOWNLOADING, ELECTRONIC STORAGE, DISPLAY, PRINT, COPY OR REPRODUCTION OF THIS SURVEY SHOULD CONTAIN NO ALTERATION OR ADDITION TO THE ORIGINAL SURVEY.
- THIS NOTICE MUST NOT BE ERASED.

HORIZONTAL DATUM:  
CO-ORDINATE SYSTEM: ASSUMED

VERTICAL DATUM:  
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)  
B.M. ADOPTED: PM 52414  
R.L. 173.12 (ORDER 4)  
SOURCE: S.C.L.M.S. (12/02/10)

1 FIRST ISSUE 17/01/18

**CLIENT:**

**KATE J KERR**  
**40 WILLOW TREE CRESCENT**  
**BELROSE NSW 2085**

**SURVEY PLAN**  
**SHOWING DETAIL & LEVELS**  
**OVER LOT 8 IN D.P.260953**  
**40 WILLOW TREE CRESCENT**  
**BELROSE NSW 2085**

**C.M.S. Surveyors**  
**Pty Limited**

ACN: 096 240 201

PO Box 463 Dee Why  
NSW 2099  
2/99A South Creek Road,  
Dee Why NSW 2099  
Telephone: (02) 9971 4802  
Facsimile: (02) 9971 4822  
E-mail: info@cmsurveyors.com.au

LGA: NORTHERN BEACHES SHEET 1 OF 1

|                  |               |                 |                |
|------------------|---------------|-----------------|----------------|
| SURVEYED<br>B.B. | DRAWN<br>R.N. | CHECKED<br>B.B. | APPROVED<br>DR |
|------------------|---------------|-----------------|----------------|

|                             |                |                            |
|-----------------------------|----------------|----------------------------|
| SURVEY INSTRUCTION<br>17490 | SCALE<br>1:100 | DATE OF SURVEY<br>08/01/18 |
|-----------------------------|----------------|----------------------------|

|                                    |                   |
|------------------------------------|-------------------|
| DRAWING NAME<br><b>17490detail</b> | ISSUE<br><b>1</b> |
| CAD FILE<br>17490detail 1.dwg      |                   |