



C&A SURVEYORS

30 Grose Street, Parramatta, NSW 2150

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

www.candasurveyors.com.au

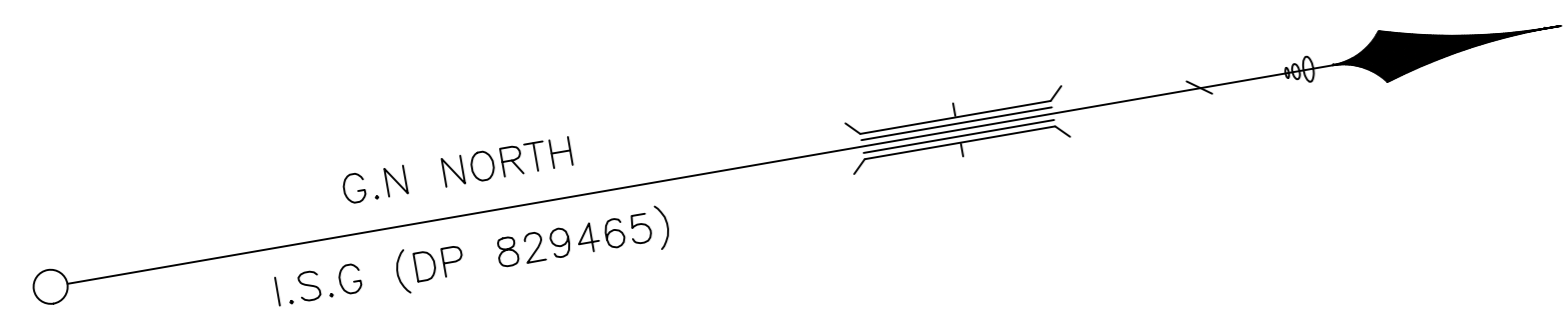
PROPERTY ADDRESS :

NO. 431, PITTWATER ROAD, NORTH MANLY.



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
A-B	AWNING TO BOUNDARY
BB	BOTTOM OF BANK
BL-B	BALCONY TO BOUNDARY
BM	BENCH MARK
BOW	BOTTOM OF WALL
BRW	BOTTOM OF RETAINING WALL
CL	CENTRE LINE
CONC	CONCRETE
CS	CONCRETE SURFACE
D/H/S	DIAMETER/HEIGHT/SPREAD
D	DOOR
EB	EDGE OF BITUMEN
EC	EDGE OF CONCRETE
EG	EAVE & GUTTER
EP	ELECTRICAL BOX
EXR	EXPOSED ROCK
FL	FLOOR LEVEL
GDN	GARDEN
HYD	HYDRANT
IC	INSPECTION COVER
INV	INVERT LEVEL
KO	KERB OUTLET
LH	LAMP HOLE
LIP	LIP OF KERB
NS	NATURAL SURFACE
PAV	PAVERS
PP	POWER POLE
PR	PLANTER
RL	REDUCED LEVEL
RTK	ROLLING TOP OF KERB
S	STEP
S-B	SHED TO BOUNDARY
SL	SURFACE LEVEL
SILL	WINDOW SILL
SIP	SEWER INSPECTION POINT
SMH	SEWER MAN HOLE
SV	STOP VALE
TB	TOP OF BANK
TEL	TELSTRA PIT
TK	TOP OF KERB
TOW/TW	TOP OF WALL
TRW	TOP OF RETAINING WALL
UC	UNDER SIDE OF EAVES
US	UNKNOWN SERVICES
VC	VEHICLE CROSSING
W-B	WALL TO BOUNDARY
WM	WATER METER
WTOP	TOP OF WINDOW

© 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 5 IN DP 829465, LOCATED AT No. 431, PITTWATER ROAD, NORTH MANLY.

APPROXIMATE LOCATION OF BURIED SEWER MAIN BY SUDLEY WATER DIVISION RECORDS
 APPROXIMATE LOCATION OF BURIED WATER MAIN (ONLY EVERY WATER DIVISION RECORDS)
 ELECTRIC LINE
 TELSTRA PIT
 WATER METER
 STOP VALVE
 HYDRANT
 POWER POLE

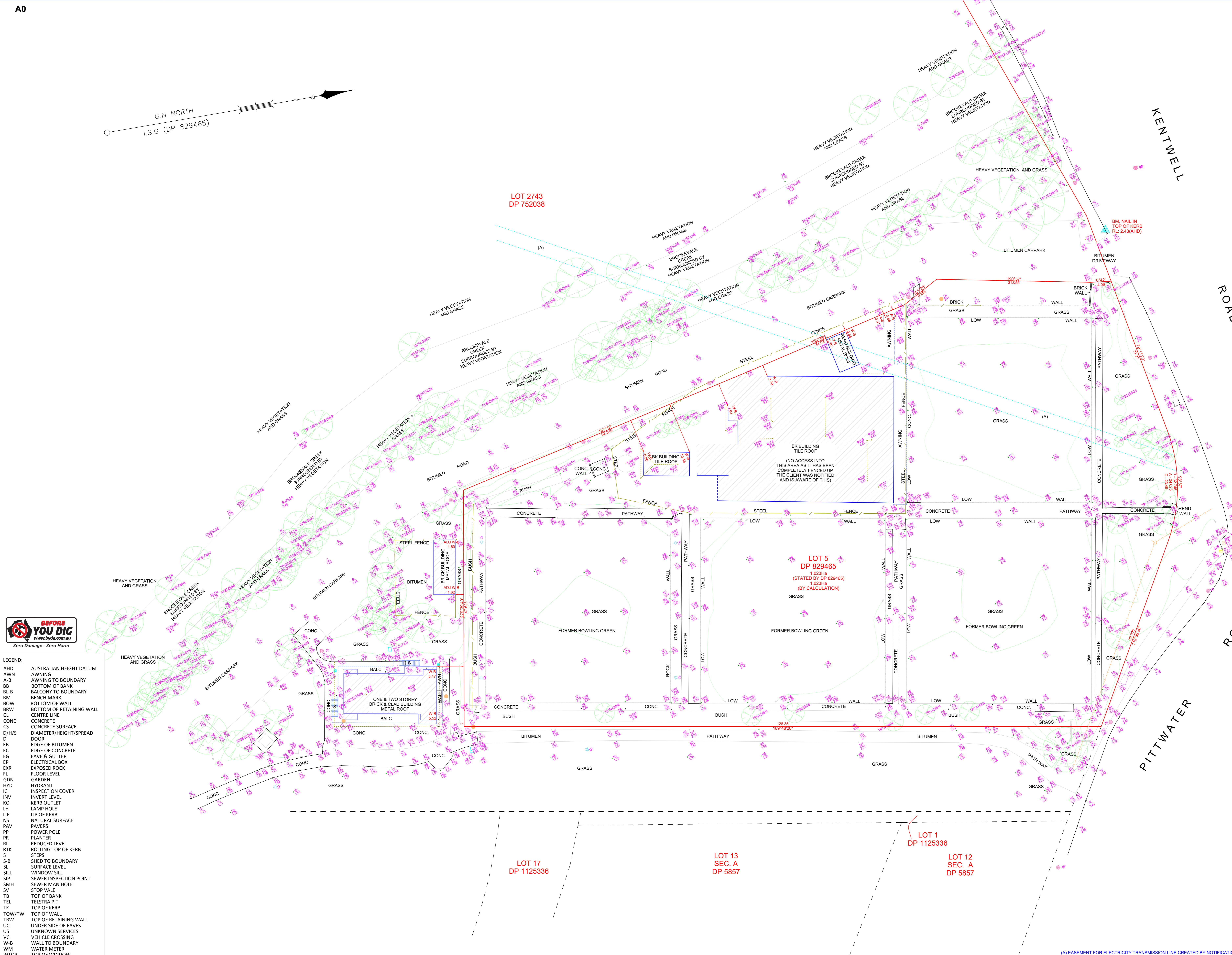
INSTRUCTING PARTY: MANLY WARRINGAH GYMNASTICS CLUB IAN HARDY
 SURVEYED BY: EH
 DATED: JHD
 LG.A: NORTHERN BEACHES AREA BVD DP: 1.023 Ha
 DRAWN BY: SE
 CHECKED BY: AH
 SURVEY DATE: 17/2/2023 AREA BY CALC: 1.023 Ha
 SCALE: 1:250@A0 REF. NO: 24279-23 DET/D
 DATE DRAWN: 27/2/2023 CONTOUR INTERVAL: 0.2 m
 REV. NO: V1 SHEET: 1 OF 1

- THE SUBJECT TITLE NOTES:** AS AT 15/2/2023
- LAND EXCLUDES MINERALS AND IS SUBJECT TO RESERVATIONS AND CONDITIONS IN FAVOUR OF THE CROWN - SEE CROWN GRANT(S)
 - AS TO BOUNDARIES TO RIVERS/LAKES - SEE SECTION 172 CROWN LANDS ACT 1989 AFFECTING LOTS 2743, 2744, 2746 & 2762 IN DP752038
 - EASEMENT FOR ELECTRICITY TRANSMISSION LINE CREATED BY NOTIFICATION IN GOVERNMENT GAZETTE 9-1-1931 AFFECTING THE PART OF LOT 2743 IN DP752038 SHOWN IN THE TITLE DIAGRAM
 - NOTIFICATION IN GOVERNMENT GAZETTE 9-1-1931 AFFECTING THE PART OF LOT 2743 IN DP752038 SHOWN IN THE TITLE DIAGRAM
 - NOTIFICATION IN GOVERNMENT GAZETTE 1-12-1981 AFFECTING THE PART OF LOTS 2742 & 2743 IN DP752038 SHOWN IN DP829465
 - SS51395 EASEMENT FOR WATERMAIN AFFECTING THE PART OF LOT 2742 IN DP752038 SHOWN IN DP599352
 - 164061 RESTRICTIONS ON THE USE OF LAND
 - DP1082167 DRAINAGE EASEMENT 1 METRE(S) WIDE AFFECTING THE PART(S) OF LOT 2743 IN DP752038 SHOWN SO BURDENED IN DP192167
 - AJ177736 LEASE TO GB EDUCATION LIMITED OF PART BEING LOT 1 IN DP810097. EXPIRES: 6/10/2019. OPTION OF RENEWAL: 5 YEARS
 - AP933672 VARIATION OF LEASE AJ177736 EXPIRY DATE NOW 6/10/2024. OPTION OF RENEWAL, RELINQUISHED.
 - AP819753 LEASE TO MANLY VALE CALABRIA BOWLING SPORTS AND SOCIAL CLUB LIMITED OF PART BEING LOT 1 IN DP866678. EXPIRES: 31/3/2027
 - AS110322 LEASE TO WARRINGAH GOLF CLUB LIMITED OF PART LOTS 2741 & 2742 IN DP752038 BEING LOT 1 IN DP829465 AND PART LOT 2743 IN DP752038 BEING LOT 7 IN DP829465. EXPIRES: 31/8/2040.

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.
 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	28/02/23



Chris Hill
 CHRIS HILL
 (REGISTERED SURVEYOR)
 SURVEYOR ID No. 95