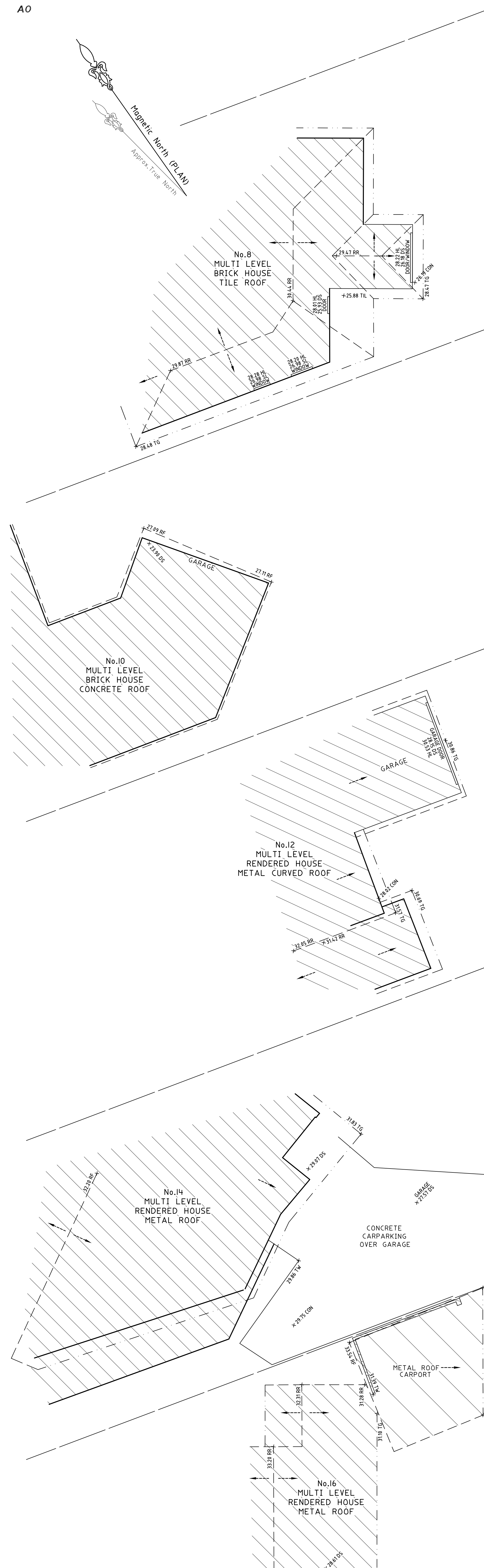


TITLE INDICATES THAT LOT 40 IN D.P.8075 IS SUBJECT TO:
- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S).

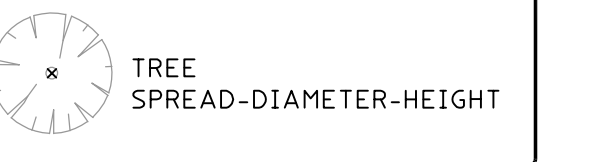
NOTES

- BOUNDARIES HAVE BEEN DEFINED
- WALL TO BOUNDARY DIMENSIONS SHOWN HEREON MUST NOT BE USED FOR CONSTRUCTION IF CONSTRUCTION IS INTENDED TO BE UNDERTAKEN ON OR ADJACENT TO PROPERTY BOUNDARIES THE BOUNDARIES OF THE LAND MUST BE MARKED.
- TREE SIZES ARE ESTIMATES ONLY.
- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF JURGEN SPANGL.
- 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 (DBYD) SHOULD BE USED AND A FULL UTILITY INVESTIGATION, INCLUDING A UTILITY LOCATION SURVEY, SHOULD BE UNDERTAKEN BEFORE CARRYING OUT ANY CONSTRUCTION ACTIVITY ON 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 2019.
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- THIS NOTICE MUST NOT BE ERASED.

STEPHEN EMERY
REGISTERED SURVEYOR - 8055 NUMBER 1665

LEGEND:

- AW = AWNING
- BAL = BALCONY
- BLD = EXTERNAL BUILDING
- BOR = BOTTOM OF ROCK
- BM = BOTTOM WALL
- CHI = CHIMNEY
- CL = CENTRELINE
- CON = CONCRETE
- DD = DISH DRAIN
- DK = DECK
- DNP = DOWN PIPE
- DS = DOOR SILL LEVEL
- EPL = ELECTRICITY PILLAR
- FL = FLOOR LEVEL
- GAR = GARAGE
- GDN = GARDEN
- GH = GAS METER
- HL = HOOD LEVEL
- NS = NATURAL SURFACE
- PAR = PARAPET
- PAV = PAVING
- PER = PERGOLA
- PP = POWER POLE
- RF = TOP OF ROOF
- RK = ROCK
- RR = ROOF RIDGE
- SIP = SEWER INSPECTION PIT
- SL = SILL LEVEL
- SMH = SEWER MAN HOLE
- STR = STAIRS
- SVE = SEWER VENT
- TER = TERRACE
- TFCE = TOP OF FENCE
- TG = TOP OF GUTTER
- TIL = TILE
- TGB = TOP OF KERB
- TOR = TOP OF ROCK
- TR = TREE
- TW = TOP OF WALL
- WM = WATER METER
- WH = ELECTRICITY OVERHEAD
- SW = SEWER UNDERGROUND



HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED
MARKS: ADOPTED: N/A

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: 55M (54309)
R.L. 37.37 (ORDER 4)
SOURCE: S.C.I.M.S. (23/11/16)

3	TREE REMOVED	25/05/20
2	ADJOINING BOUNDARIES ADDED	17/09/19
1	FIRST ISSUE	19/09/19

CLIENT:
JURGEN SPANGL
7A COHEN STREET,
FAIRLIGHT NSW 2094

SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER LOT 40 IN D.P.8075
7 BOWER STREET,
MANLY NSW 2095

C.M.S. Surveyors
Pty Limited
ACN: 096 240 201
PO Box 463 Dee Why
NSW 2099
2/39A 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 ME	DRAWN GP	CHECKED ME	APPROVED AF
SURVEY INSTRUCTION 18658A	SCALE 1:100 M A0	DATE OF SURVEY 6/09/19	
DRAWING NAME 18658Adetail			ISSUE 3
CAD FILE 18658Adetail 3.dwg			