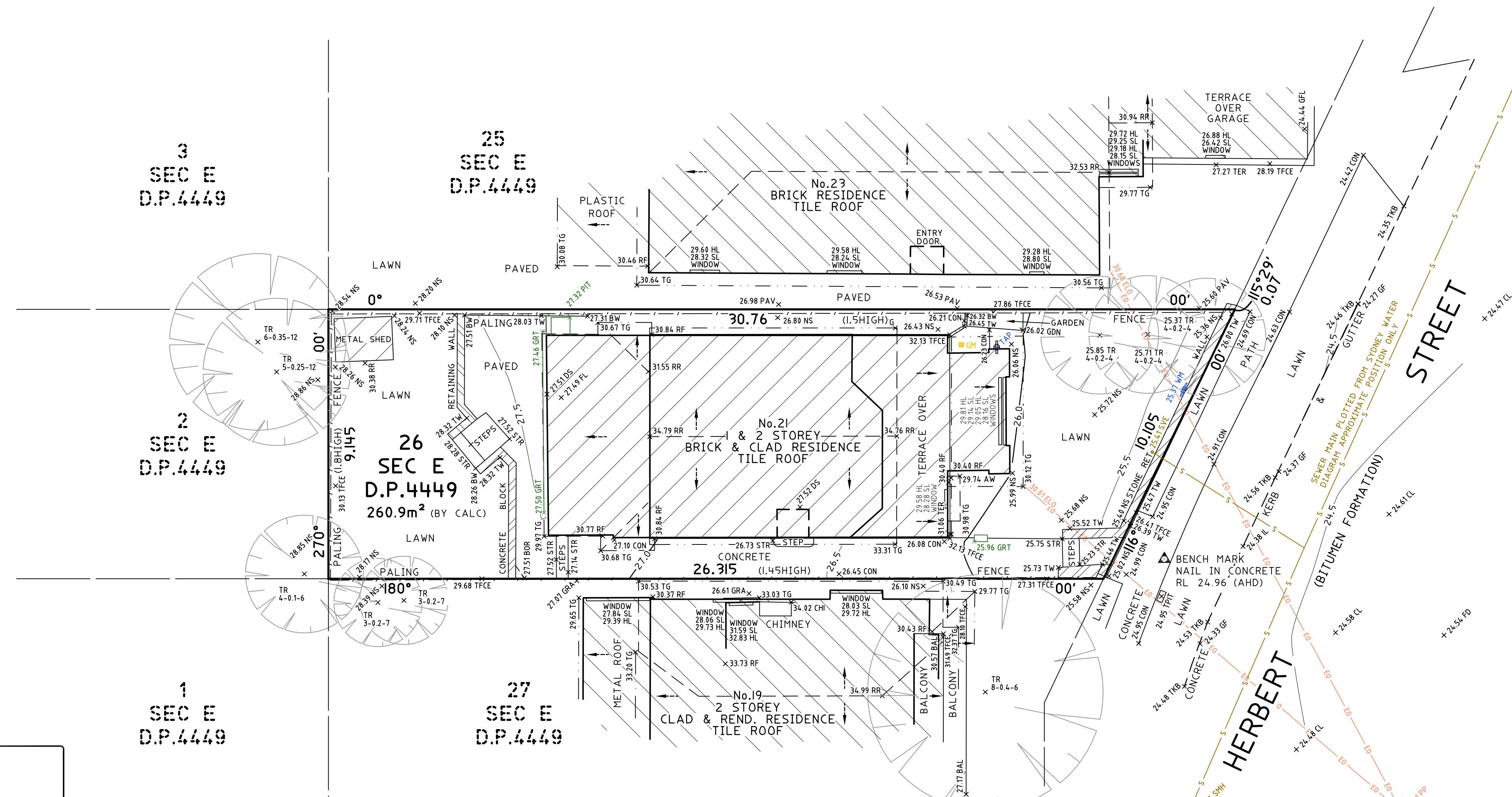
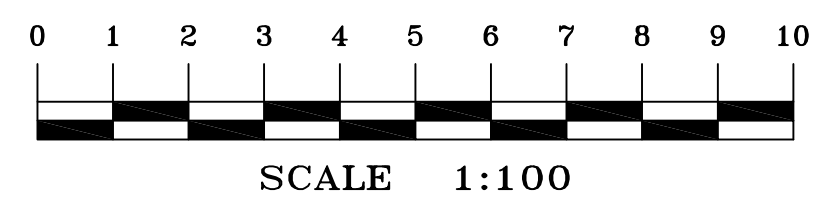


Approx. True North
Magnetic North (PLAN)



- LEGEND:**
- AW = AWNING
 - BAL = BALCONY
 - BOR = BOTTOM OF ROCK
 - BW = BOTTOM WALL
 - CHI = CHIMNEY
 - CL = CENTRELINE
 - CON = CONCRETE
 - DS = DOOR SILL LEVEL
 - ELO = ELECTRICITY LINE OVERHEAD
 - FL = FLOOR LEVEL
 - GDN = GARDEN
 - GF = GUTTER LEVEL
 - GM = GAS METER
 - GRA = GRAVEL
 - GRT = GRATE
 - HL = HOOD LEVEL
 - IL = INVERT LEVEL
 - NS = NATURAL SURFACE
 - PAV = PAVING
 - PIT = TOP OF PIT
 - RF = TOP OF ROOF
 - RR = ROOF RIDGE
 - SL = SILL LEVEL
 - SMH = SEWER MAN HOLE
 - STR = STAIRS
 - SVE = SEWER VENT
 - TAP = TAP
 - TER = TERRACE
 - TFCE = TOP OF FENCE
 - TG = TOP OF GUTTER
 - TKB = TOP OF KERB
 - TPIT = TELSTRA PIT
 - TR = TREE
 - TW = TOP OF WALL
 - WM = WATER METER
 - EO = ELECTRICITY OVERHEAD
 - S = SEWER UNDERGROUND
- TREE
SPREAD-DIAMETER-HEIGHT



TITLE INDICATES THAT LOT 26 SEC E IN D.P.4449 IS SUBJECT TO:
- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S).

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.
- 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 A. VINSON.
- 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 2019.
- 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
MARKS ADOPTED: N/A

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: PM 713
R.L. 3.941 (ORDER L2)
SOURCE: S.C.I.M.S. (16/04/08)

1 FIRST ISSUE 16/07/19

CLIENT:
A. VINSON
21 HERBERT STREET
MANLY NSW 2095

SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER LOT 26 SEC E IN D.P.4449
21 HERBERT STREET
MANLY NSW 2095

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 B.S.	DRAWN R.N.	CHECKED B.S.	APPROVED MB
SURVEY INSTRUCTION 18671	SCALE 1:100 A1 1:200 A3	DATE OF SURVEY 04/07/19	
DRAWING NAME 18671detail			ISSUE 1
CAD FILE 18671detail.l.dwg			