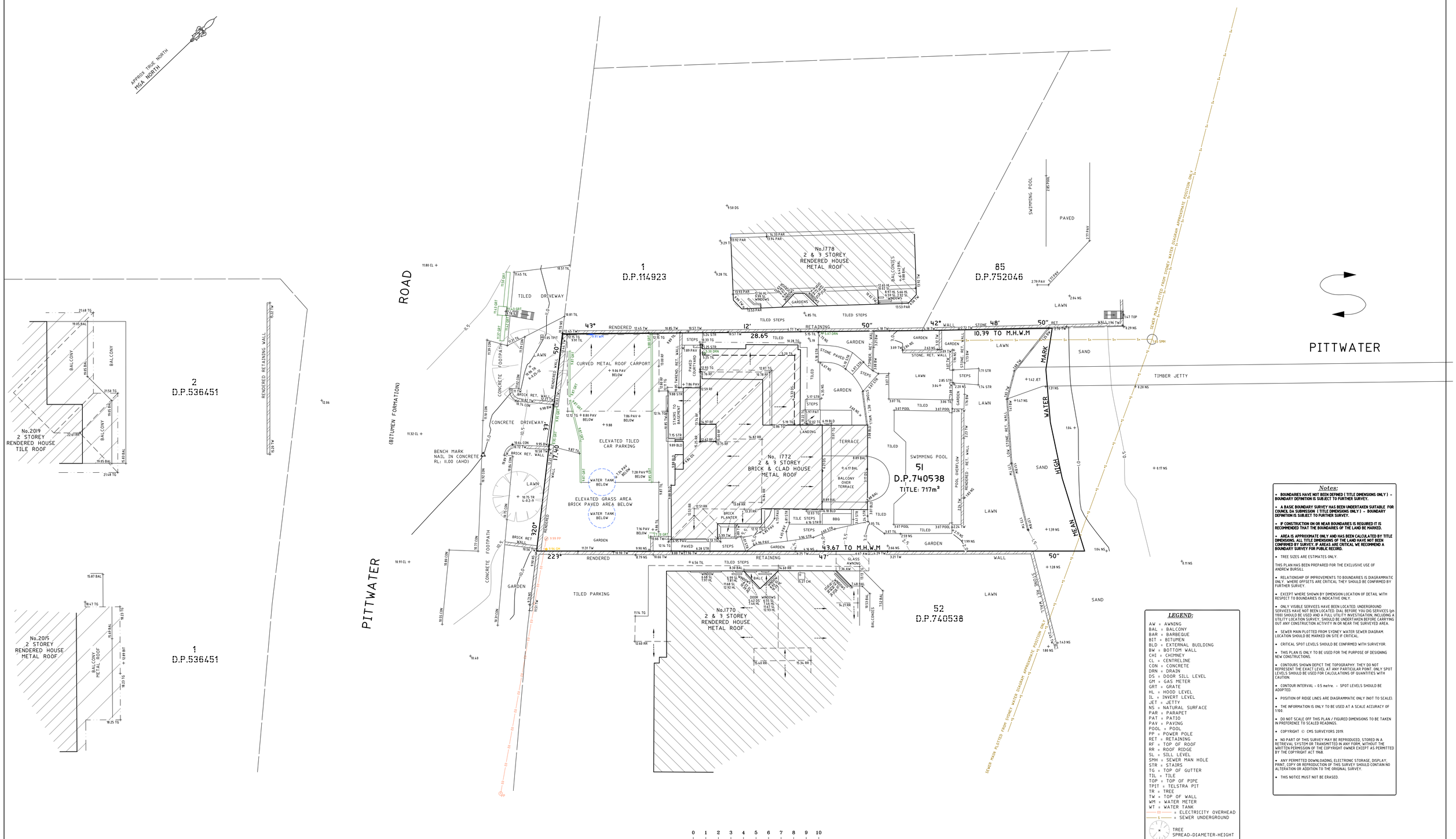
A0



TITLE INDICATES THAT LOT 51 IN D.P.740538 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 ANDREW BURSILL

- 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 1pn 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.

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- THIS NOTICE MUST NOT BE ERASED.

LEGEND:

AW = AWNING
BAL = BALCONY
BAR = BARBEQUE
BIT = BITUMEN
BLD = EXTERNAL BUILDING
BW = BOTTOM WALL
CHI = CHIMNEY
CL = CENTRELINE
CON = CONCRETE
DRN = DRAIN
DS = DOOR SILL LEVEL
GM = GAS METER
GRT = GRATE
HL = HOOD LEVEL
IL = INVERT LEVEL
JET = JETTY
NS = NATURAL SURFACE
PAR = PARAPET
PAT = PATIO
PAV = PAVING
POOL = POOL
PP = POWER POLE
RET = RETAINING
RF = TOP OF ROOF
RR = ROOF RIDGE
SL = SILL LEVEL
SMH = SEWER MAN HOLE
STR = STAIRS
TG = TOP OF GUTTER
TIL = TILE
TOP = TOP OF PIPE
TPIT = TELSTRA PIT
TR = TREE
TW = TOP OF WALL
WM = WATER METER
WT = WATER TANK
= ELECTRICITY OVERHEAD
= SEWER UNDERGROUND
TREE
SPREAD-DIAMETER-HEIGHT

1	FIRST ISSUE	15/07/19

HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: MGA
MARKS ADOPTED:
PM 27882 - PM 27883
L.G.A. NORTHERN BEACHES

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: PM 27882
R.L. 12.826 (ORDER L2)
SOURCE: S.C.I.M.S. (28/06/19)

CLIENT:
ANDREW BURSILL
20 BURRAWONG AVENUE
MOSMAN NSW 2088

SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER LOT 51 IN D.P.740538
No. 1772 PITTWATER ROAD
BAYVIEW NSW 2104

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@cmssurveyors.com.au

SURVEYED	DRAWN	CHECKED	APPROVED
PB	MC	PB	BS

SURVEY INSTRUCTION	SCALE	DATE OF SURVEY
18660	1:100 @ A0	05/07/19

DRAWING NAME	SHEET	ISSUE
18660detail	1 OF 1	1
CAD FILE 18660detail 1.dwg		