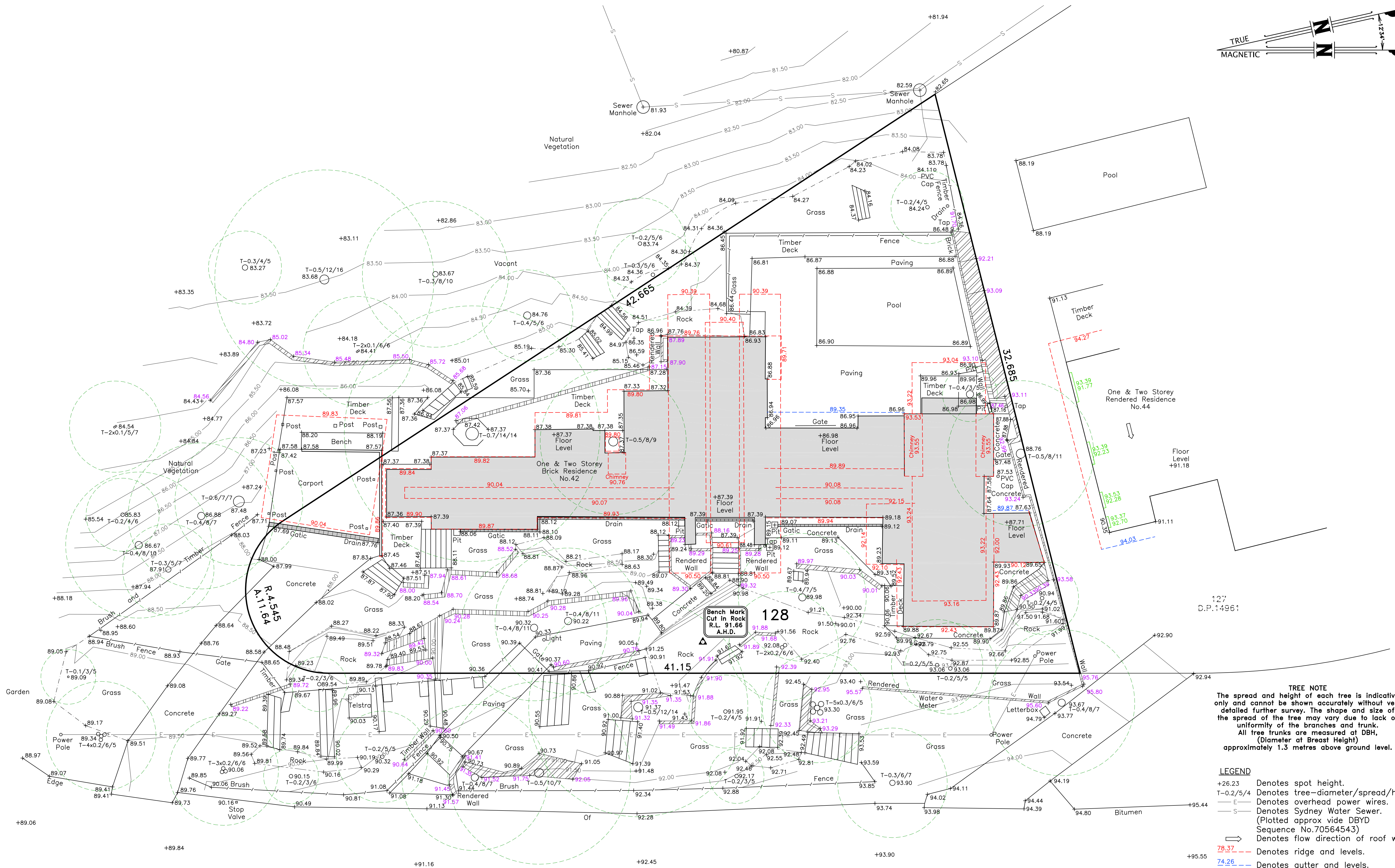
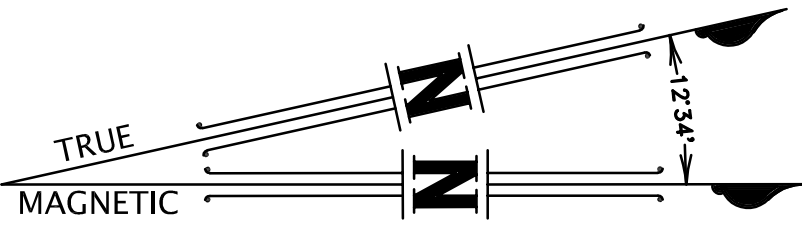




TREE NOTE
The spread and height of each tree is indicative only and cannot be shown accurately without very detailed further survey. The shape and size of the spread of the tree may vary due to lack of uniformity of the branches and trunk.
All tree trunks are measured at DBH, (Diameter at Breast Height) approximately 1.3 metres above ground level.

- LEGEND**
- +26.23 Denotes spot height.
 - T-0.2/5/4 Denotes tree-diameter/spread/height.
 - Denotes overhead power wires.
 - Denotes Sydney Water Sewer. (Plotted approx vide DBYD Sequence No.70564543)
 - Denotes flow direction of roof waters.
 - 89.37 --- Denotes ridge and levels.
 - 74.26 --- Denotes gutter and levels.
 - 63.14 --- Denotes level on top of wall. All walls Stone, unless noted otherwise.
 - 76.85 --- Denotes window and levels.
 - 75.42 ---

ENCUMBRANCES NOTED ON TITLE FOLIO 128/14961
1. RESERVATIONS AND CONDITIONS IN THE CROWN GRANTS
2. COVENANT (F627203)

ISSUE	DATE	AMENDMENT	DRAWN	CHKD
A	15-5-18	ORIGINAL ISSUE	G.R.	M.L.

SURVEY DISCLAIMER
The intention of this survey is to provide selected detail, levels & contours, for design and DA purposes only. The survey is not designed to be an accurate location of the boundaries, or of any features in relation to boundaries. The boundaries shown on this plan are approximate only. If any feature is required to be accurately located in relation to the boundaries, then additional survey work will be required. "Richards & Loftus Surveying Services" takes no responsibility for any distances scaled, or measured to the boundaries, from any version of this plan, be it electronic, paper or otherwise.

- NOTES**
- ONLY VISIBLE SERVICES HAVE BEEN LOCATED
 - ORIGIN OF LEVELS 12807
R.L. 73.678 A.H.D.
VIDE SCIMS APRIL 5, 2017
CLASS 'B' ORDER '2'
 - TOTAL SITE AREA 847.3m²
VIDE D.P. 14961

Surveyed By:
Richards & Loftus
surveying services
Consulting Rooms
49 Meredith Avenue
Hornsby Heights
NSW 2077
Phone: 0410 405 484
E-Mail: matt@rls-surveying.com.au
Registered Surveyor - Warren Eldridge Id No. 993

DATE :- MAY 2018	JOB No. :- 2357
SCALE :- 1:100	SURVEYED :- R.T.
DATUM :- A.H.D.	DRAWN :- G.R.
AZIMUTH :- MAGNETIC NORTH	CHECKED :- M.L.
CLIENT :- REDMOND	

NORTHERN BEACHES COUNCIL		
PLAN OF DETAIL, LEVELS AND CONTOURS		
LOT 128		
D.P.14961		
BEING No.42		
BYNYA ROAD		
PALM BEACH		
REFERENCE :- 2357 DS	SHEET No. 1 OF 1	ISSUE :- A