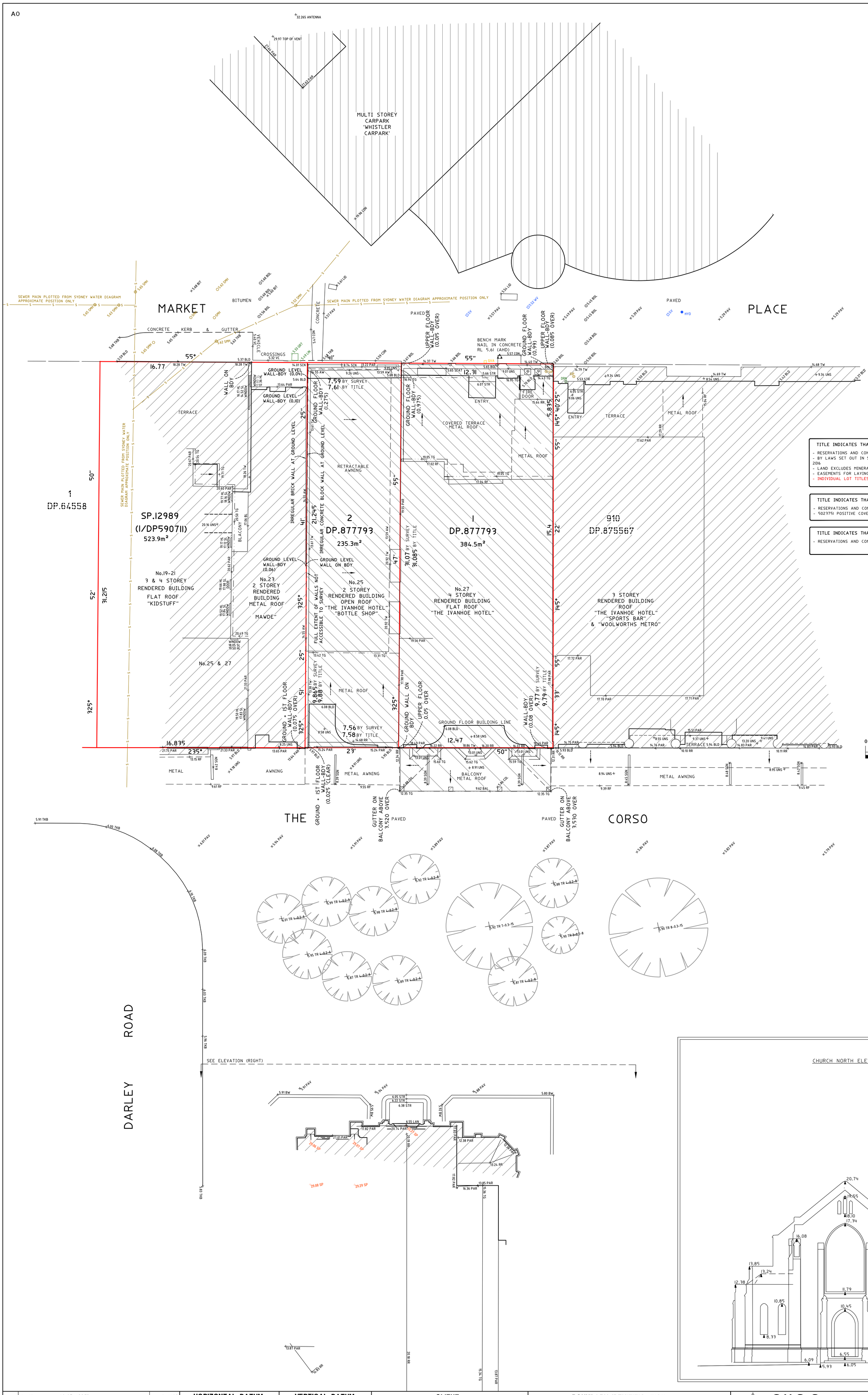
A0



Notes:

• BOUNDARY IDENTIFICATION HAS BE UNDERTAKEN - NOTE THAT STRATA LOT BOUNDARIES ARE COINCIDENT WITH WALLS. LOT BOUNDARIES TO BE DETERMINED USING SP12989 AND CONSULTATION WITH SURVEYOR

• IF CONSTRUCTION ON OR NEAR BOUNDARIES IS REQUIRED IT IS RECOMMENDED THAT THE BOUNDARIES OF THE LAND BE MARKED.

• THIS DETAIL SURVEY IS NOT A "SURVEY" AS DEFINED BY THE SURVEYING AND SPATIAL INFORMATION ACT, 2002.

• THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF IRIS OPERATIONS TRADING TRUST PTY LTD.

• 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 (ph 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.

• 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 2023.

• 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.

CHRISTOPHER LARMOUR
NSW REGISTERED SURVEYOR
BOSSI No 8786

TITLE INDICATES THAT COMMON PROPERTY IN SP12989 IS SUBJECT TO:

- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- BY LAWS SET OUT IN SCHEDULE 2 STRATA SCHEMES MANAGEMENT ACT 2016
- LAND EXCLUDES MINERALS
- EASEMENTS FOR LAYING SEWER (BOOK 1196 NO 643, BOOK 1205, NO.485
- INDIVIDUAL LOT TITLES HAVE NOT BEEN EXAMINED

TITLE INDICATES THAT LOT 1 IN D.P877793 IS SUBJECT TO:

- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 5023751 POSITIVE COVENANT (NOT INVESTIGATED)

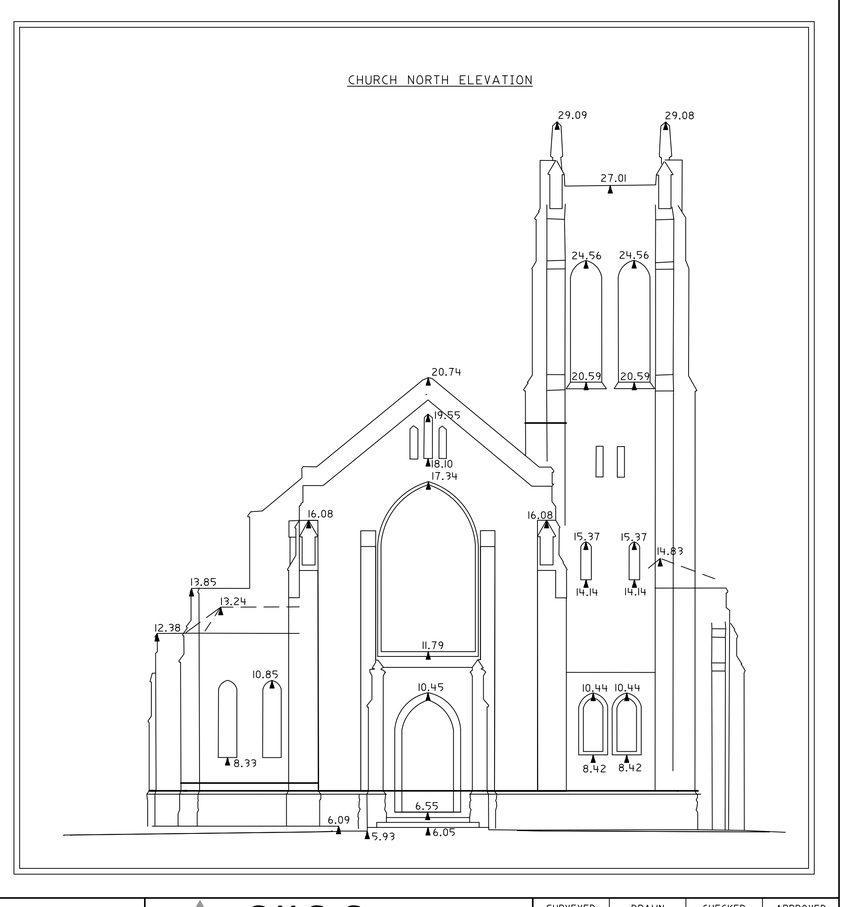
TITLE INDICATES THAT LOT 2 IN D.P.877793 IS SUBJECT TO:

- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S).

LEGEND:

AW = AWNING
BAL = BALCONY
BIT = BITUMEN
BLD = EXTERNAL BUILDING
COL = COLUMN
CON = CONCRETE
GVA = GAS VALVE
GRT = GRATE
LAN = LANDING LEVEL
LID = MISCELLANEOUS PIT LID
LIN = LINTEL
PAR = PARAPET
PAV = PAVING
RF = TOP OF ROOF
RR = ROOF RIDGE
SCN = SCREEN
SGN = SIGN
SPR = SPIRE
SV = STOP VALVE
STR = STAIRS
TG = TOP OF GUTTER
TKB = TOP OF KERB
TW = TOP OF WALL
UNS = UNDERSIDE LEVEL
VC = VEHICLE CROSSING
WV = WATER VALVE
—S— = SEWER UNDERGROUND

0 1 2 3 4 5 6 7 8 9 10
SCALE 1:100



8	CAVITY WALL No.23-25 ADDED	11/07/2023
7	ADDED CARPARK, CHANGED TO PORTRAIT ORIENTATION	08/04/2022
6	ADDED CHURCH, CHANGED PAGE SIZE	22/03/2022
5	DETAIL UPDATE	26/01/2022
4	FIRST ISSUE (BASED ON 6943c DETAIL REV3)	25/11/2020

HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED
MARKS ADOPTED:
LGA: NORTHERN BEACHES

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: PM8011
R.L. 5.111 (ORDER L2)
SOURCE: S.C.I.M.S. (17/10/2017)

CLIENT:
IRIS IVANHOE OPERATIONS PTY LTD
No.GPO BOX 5479
SYDNEY, NSW, 2001

BOUNDARY IDENITIFICATION
SHOWING DETAIL AND LEVELS
OVER LOT 1 & 2 IN DP877793
No.25 & 27 THE CORSO, MANLY, NSW, 2095
"THE IVANHOE"

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
TC/JL/KK	CJR/CL/JL	TC/CL	CL/DR

SURVEY INSTRUCTION	SCALE	DATE OF SURVEY
6943E	1:100 @ A0	16/6/18,26/01/22,5/4/22

DRAWING NAME	SHEET	ISSUE
6943Edetail	1 OF 1	8

CAD FILE
6943E Detail 8.dwg