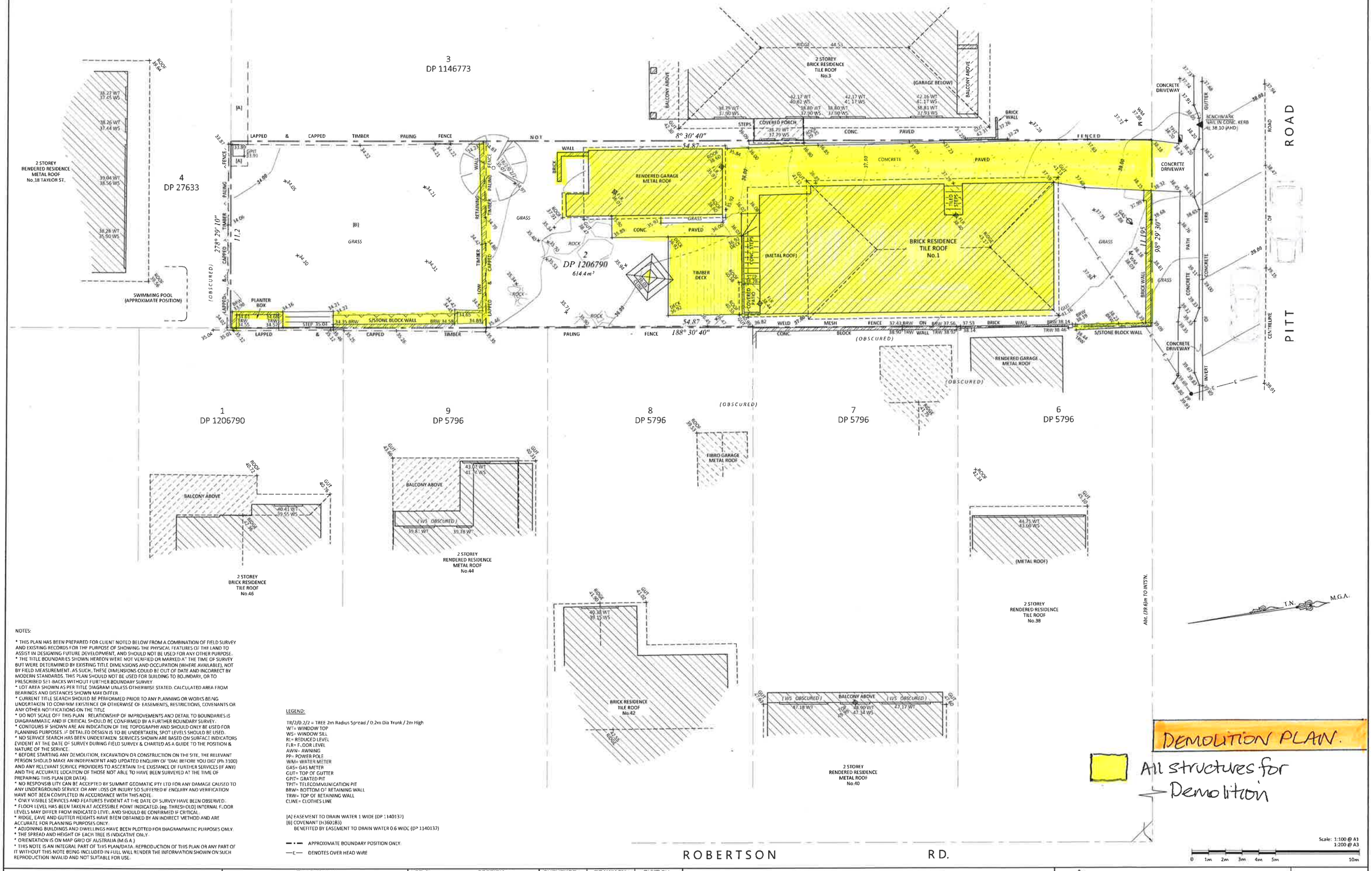

NOTES:

* THIS PLAN HAS BEEN PREPARED FOR CLIENT NOTED BELOW FROM A COMBINATION OF FIELD SURVEY AND EXISTING RECORDS FOR THE PURPOSE OF SHOWING THE PHYSICAL FEATURES OF THE LAND TO ASSIST IN DESIGNING FUTURE DEVELOPMENT, AND SHOULD NOT BE USED FOR ANY OTHER PURPOSE.
* THE TITLE BOUNDARIES SHOWN HEREON WERE NOT VERIFIED OR MARKED AT THE TIME OF SURVEY BUT WERE DETERMINED BY EXISTING TITLE DIMENSIONS AND OCCUPATION (WHERE AVAILABLE), NOT BY FIELD MEASUREMENT. AS SUCH, THESE DIMENSIONS COULD BE OUT OF DATE AND INCORRECT BY MODERN STANDARDS. THIS PLAN SHOULD NOT BE USED FOR BUILDING TO BOUNDARY, OR TO PRESCRIBED SET-BACKS WITHOUT FURTHER BOUNDARY SURVEY.
* LOT AREA SHOWN AS PER TITLE DIAGRAM UNLESS OTHERWISE STATED. CALCULATED AREA FROM BEARINGS AND DISTANCES SHOWN MAY DIFFER.
* CURRENT TITLE SEARCH SHOULD BE PERFORMED PRIOR TO ANY PLANNING OR WORKS BEING UNDERTAKEN TO CONFIRM EXISTENCE OR OTHERWISE OF EASEMENTS, RESTRICTIONS, COVENANTS OR ANY OTHER NOTIFICATIONS ON THE TITLE
* DO NOT SCALE OFF THIS PLAN. RELATIONSHIP OF IMPROVEMENTS AND DETAIL TO BOUNDARIES IS DIAGRAMMATIC AND IF CRITICAL SHOULD BE CONFIRMED BY A FURTHER BOUNDARY SURVEY.
* CONTOURS IF SHOWN ARE AN INDICATION OF THE TOPOGRAPHY AND SHOULD ONLY BE USED FOR PLANNING PURPOSES. IF DETAILED DESIGN IS TO BE UNDERTAKEN, SPOT LEVELS SHOULD BE USED.
* NO SERVICE SEARCH HAS BEEN UNDERTAKEN. SERVICES SHOWN ARE BASED ON SURFACE INDICATORS EVIDENT AT THE DATE OF SURVEY DURING FIELD SURVEY & CHARTED AS A GUIDE TO THE POSITION & NATURE OF THE SERVICE.
* BEFORE STARTING ANY DEMOLITION, EXCAVATION OR CONSTRUCTION ON THE SITE, THE RELEVANT PERSON SHOULD MAKE AN INDEPENDENT AND UPDATED ENQUIRY OF 'DIAL BEFORE YOU DIG' (Ph 1100) AND ANY RELEVANT SERVICE PROVIDERS TO ASCERTAIN THE EXISTANCE OF FURTHER SERVICES (IF ANY) AND THE ACCURATE LOCATION OF THOSE NOT ABLE TO HAVE BEEN SURVEYED AT THE TIME OF PREPARING THIS PLAN (OR DATA).
* NO RESPONSIBILITY CAN BE ACCEPTED BY SUMMIT GEOMATIC PTY LTD FOR ANY DAMAGE CAUSED TO ANY UNDERGROUND SERVICE OR ANY LOSS OR INJURY SO SUFFERED IF ENQUIRY AND VERIFICATION HAVE NOT BEEN COMPLETED IN ACCORDANCE WITH THIS NOTE.
* ONLY VISIBLE SERVICES AND FEATURES EVIDENT AT THE DATE OF SURVEY HAVE BEEN OBSERVED.
* FLOOR LEVEL HAS BEEN TAKEN AT ACCESSIBLE POINT INDICATED. (eg. THRESHOLD) INTERNAL FLOOR LEVELS MAY DIFFER FROM INDICATED LEVEL AND SHOULD BE CONFIRMED IF CRITICAL.
* RIDGE, EAVE AND GUTTER HEIGHTS HAVE BEEN OBTAINED BY AN INDIRECT METHOD AND ARE ACCURATE FOR PLANNING PURPOSES ONLY.
* ADJOINING BUILDINGS AND DWELLINGS HAVE BEEN PLOTTED FOR DIAGRAMMATIC PURPOSES ONLY.
* THE SPREAD AND HEIGHT OF EACH TREE IS INDICATIVE ONLY.
* ORIENTATION IS ON MAP GRID OF AUSTRALIA (M.G.A.)
* THIS NOTE IS AN INTEGRAL PART OF THIS PLAN/DATA. REPRODUCTION OF THIS PLAN OR ANY PART OF IT WITHOUT THIS NOTE BEING INCLUDED IN FULL WILL RENDER THE INFORMATION SHOWN ON SUCH REPRODUCTION INVALID AND NOT SUITABLE FOR USE.

LEGEND:

TR/2/0.2/2 = TREE 2m Radius Spread / 0.2m Dia Trunk / 2m High
WT= WINDOW TOP
WS= WINDOW SILL
RL= REDUCED LEVEL
FLR= FLOOR LEVEL
AWN= AWNING
PP= POWER POLE
WM= WATER METER
GAS= GAS METER
GUT= TOP OF GUTTER
GPIT= GRATED PIT
TPIT= TELECOMMUNICATION PIT
BRW= BOTTOM OF RETAINING WALL
TRW= TOP OF RETAINING WALL
CLINE= CLOTHES LINE

[A] EASEMENT TO DRAIN WATER 1 WIDE (DP 1140137)
[B] COVENANT (H360183)
BENEFITED BY EASEMENT TO DRAIN WATER 0.6 WIDE (DP 1140137)

— • — APPROXIMATE BOUNDARY POSITION ONLY.
—E— DENOTES OVER HEAD WIRE

Scale: 1:100 @ A1
1:200 @ A3
0 1m 2m 3m 4m 5m 10m

CLIENT:

Gremmo Homes Pty Ltd.
PO Box 6420
Baulkham Hills BC NSW 2153

Revisions:			
ISSUE	DATE	AMENDMENT	BY
A	18/06/2018	Drawing Issued	PN.
B			
C			
D			

LOT 2 SECTION: -
DP 1206790
TITLE: 2/1206790
L.G.A.: NORTHERN BEACHES
PARISH: MANLY COVE
COUNTY: CUMBERLAND

SURVEYOR:	DRAWN BY:	CHKD BY:
PM.	SS.	PN.

DATE OF SURVEY: 12/06/2018
LEVEL DATUM: AHD ORIGIN: SSM 821
ORIGIN RL: 34.267 SOURCE: SCIMS 04/06/2018
CONTOUR INTERVAL: 0.5m

PLAN OF DETAIL AND LEVELS
Lot 2 in DP 1206790
No.1 Pitt Road, North Curl Curl, NSW 2099

ORIENTATION: M.G.A. (see note) | SCALE: 1: 100 @ A1 | SCALE: 1:200 @ A3 | SHEET 1 OF 1

summit GEOMATIC
REGISTERED CONSULTING SURVEYORS
SUMMIT GEOMATIC PTY LTD
ABN: 71 092 947 901
PO BOX 7809, BAULKHAM HILLS B.C. NSW 2153
Ph: (02) 9838 3155 Fax (02) 9838 3177
Email: survey@summitgeo.com.au
http://www.summitgeo.com.au

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JOB REF: 5187
REV No: A

DIAL 1100 BEFORE YOU DIG

A1