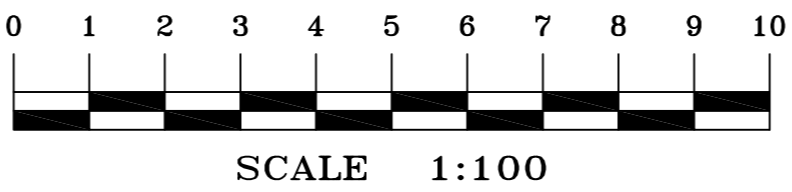


STREET

CLONTARF



TITLE INDICATES THAT LOT 5 IN D.P.23447 IS SUBJECT TO:
- RESERVATIONS AND CONDITIONS IN THE CROWN GRANTS;
- CROWN COVENANT (NOT INVESTIGATED)



NOTES

- WALL TO BOUNDARY DIMENSIONS SHOWN HEREON MUST NOT BE USED FOR CONSTRUCTION IF CONSTRUCTION IS INTENDED TO BE UNDERTAKEN ON OR ADJACENT TO PROPERTY BOUNDARIES THE BOUNDARIES OF THE LAND MUST BE MARKED.
- AREA IS APPROPRIATE 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 MJ & JJ DAVIS.
- 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 (ON 1900) 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 1969.
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- THIS NOTICE MUST NOT BE ERASED.

LEGEND:

- BAL = BALCONY
- BIT = BITUMEN
- BO = BOTTOM OF ROCK
- BW = BOTTOM WALL
- CHI = CHIMNEY
- CL = CENTRELINE
- CON = CONCRETE
- DK = DECK
- DS = DOOR SILL LEVEL
- FCE = FENCE
- FL = FLOOR LEVEL
- GARFL = GARAGE FLOOR LEVEL
- GDN = GARDEN
- GRT = GRATE
- HL = HOOD LEVEL
- IL = INVERT LEVEL
- LID = MISCELLANEOUS PIT LID
- NS = NATURAL SURFACE
- PAV = PAVING
- PER = PERGOLA
- RF = TOP OF ROOF
- RHP = RAMP
- RR = ROOF RIDGE
- SIP = SEWER INSPECTION PIT
- SL = SILL LEVEL
- STR = STAIRS
- TFCE = TOP OF FENCE
- TG = TOP OF GUTTER
- TLE = TREE LINE
- TOR = TOP OF ROCK
- TPIT = TELSTRA PIT
- TR = TREE
- TW = TOP OF WALL
- UBM = UNDERSIDE BEAM
- WM = WATER METER
- EO = ELECTRICITY OVERHEAD
- S = SEWER UNDERGROUND
- TREE SPREAD-DIAMETER-HEIGHT

HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED
MARKS ADOPTED: N/A
VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: PM 401
R.L. 74.417 (ORDER L3)
SOURCE: S.C.I.M.S. (22/05/19)

CLIENT:
MJ & JJ DAVIS
96 CLONTARF STREET,
NORTH BALGOWLAH NSW 2093

SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER LOT 5 IN D.P.23447
96 CLONTARF STREET,
NORTH BALGOWLAH NSW 2093

C.M.S. Surveyors
Pty Limited
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FD Box 463 Dee Why NSW 2099
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Telephone: (02) 9971 4802
Facsimile: (02) 9971 4822
E-mail: info@cmsurveyors.com.au

LGA: NORTHERN BEACHES SHEET 1 OF 1			
SURVEYED BS	DRAWN GP	CHECKED BS	APPROVED ME
SURVEY INSTRUCTION 18567		SCALE 1:100 (AS AD)	DATE OF SURVEY 23/05/19
DRAWING NAME 18567detail			ISSUE 2
CAD FILE 18567detail 2.dwg			