NOTES
1. :A BOUNDARY SURVEY HAS BEEN UNDERTAKEN.
2. WALL TO BOUNDARY DIMENSIONS SHOWN HEREON MUST NOT BE USED FOR CONSTRUCTION.
3. ORIGIN OF LEVEL DATUM – S.S.M. 24849 – R.L. 5.934 A.H.D. (CLASS LB). SOURCE: SCIMS (26–7–2024).
4. THIS PLAN IS PREPARED FOR RACHEL KATE HARLEY & WILL TOWNSEND FROM A COMBINATION OF FIELD SURVEY AND EXISTING RECORDS FOR THE PURPOSE OF DESIGNING NEW CONSTRUCTIONS ON THE LAND AND SHOULD NOT BE USED FOR ANY OTHER MATTER, PURPOSE OR CONSTRUCTION SETOUT.
5. EXCEPT WHERE SHOWN BY DIMENSION THE RELATIONSHIP OF STRUCTURES TO BOUNDARIES IS DIAGRAMMATIC ONLY, WHERE OFFSETS ARE CRITICAL THEY SHOULD BE CONFIRMED BY FURTHER SURVEY.
6. THE BOUNDARIES SHOWN WERE NOT MARKED AT THE TIME OF SURVEY.
7. THE LOCATION OF SERVICES HEREON HAVE BEEN DETERMINED FROM VISUAL EVIDENCE ONLY. PRIOR TO ANY DEMOLITION,EXCAVATION CONSTRUCTION ON THE SITE THE RELEVENT AUTHORITY SHOULD BE CONTACTED TO ESTABLISH DETAILED LOCATION AND DEPTH OF SERVICES.
8. THE POSITION, SPREAD AND DIAMETER OF TREES ARE APPROXIMATE ONLY.WHERE THE POSITION OF TREES IS CRITICAL THEY SHOULD BE CONFIRMED BY FURTHER SURVEY.
9. DENOTES A TREE/TREES DENOTES A PALM DENOTES A SHRUB

(6/0.5) DENOTES APPROX SPREAD/DIAM, ø DENOTES DIAM, SPD DENOTES SPREAD, H DENOTES ABOUT HEIGHT TREE SPREADS ARE DIAGRAMMATIC ONLY AND MAY NOT NESSARILY BE SYMMETRICAL AND IF CRITICAL MAY REQUIRE FUTHER ASSESSMENT.
10. THE INFORMATION IS ONLY TO BE USED AT A SCALE ACCURACY OF 1:100.
11. CONTOURS IF SHOWN DEPICT THE TOPOGRAPHY AND EXCEPT AT SPOT LEVELS SHOWN THEY DO NOT REPRESENT THE EXACT LEVEL AT ANY PARTICULAR POINT.
12. THE BEARINGS ON THESE PLAN BOUNDARIES ARE FROM NSW LAND REGISTRY SERVICES PLANS.THEY ARE ON MAGNETIC MERIDIAN. IF ACCURATE TRUE NORTH IS REQUIRED A FURTHER SURVEY WOULD BE NECESSARY.
13. SITE AREA 695.6m2 (BY D.P.) 697.0m2 (CALC).
14. THESE NOTES ARE AN INTEGRAL PART OF THE PLAN.

MAGNETIC MERIDIAN
APPROX TRUE NORTH
9° 30'
(D.P.242281)

The arrangemant between N.K.Bennett & O'Donnell and Rachel Kate Harley & Will Townsend is that this plan is a survey under Clause 9 of the Surveying & Spatial Information Regulation 2017 (NSW).

NOTE:
THE SUBJECT TITLE IS AFFECTED BY:
1. RESERVATIONS AND CONDITIONS IN THE CROWN GRANT (S).
2. RESTRICTION(S) ON THE USE OF LAND (D.P.242281).

ATTENTION
The position and heights of Ridges, Gutters, Parapets, Upper Windows, Chimneys and also any Windows and Structures shown on adjoining properties have been determined by indirect survey methods and are therefore approximate only.

LGA :NORTHERN BEACHES
PARISH :NARRABEEN
COUNTY :CUMBERLAND

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

LEGEND

| | | | |
|---|---|---|---|
| | BUILDINGS | M/H | ACCESS CHAMBER |
| | CONCRETE | FH | FIRE HYDRANT |
| | PAVING | P.C. | PRAM CROSSING |
| EB | EDGE BITUMEN | V.E. | VEHICLE CROSSING |
| TK | TOP OF KERB | PAV | PAVERS |
| W/M | WATER METER | EG | EDGE GARDEN |
| G/M | GAS METER | W/H | WATER HEATER UNIT |
| HYD | HYDRANT | SV | SECTION VALVE |
| W/T | WATER TANK | | BRICK/CONC BLK WALL |
| W–B | WALL TO BOUNDARY | | WINDOW |
| EDR | EDGE OF DRIVEWAY | | UPPER WINDOW |
| | STONE WALL | A.C. | AIR CON UNIT |
| EP | EDGE OF PATH | W/V | WATER VALVE |
| E/B | ELECTRICITY BOX | RK | ROCK |
| | ROOF SLOPE DIRECTION | CDL | DRAINAGE LINE |
| TOG | TOP OF ROOF GUTTER | dp | ROOF DOWNPIPE |
| EC | EDGE CONCRETE | c/g | CHANGE IN GRADE |
| e/j | EXPANSION JOINT | C.L. | CLOTHESLINE |
| DH&W | DRILL HOLE AND WING | EPAV | EDGE OF PAVING |
| | SLOPE OF BANK | CHMY | TOP OF CHIMNEY STACK |
| LBK | KERB LAYBACK | POT | TOP OF CHIMNEY POT |
| E | O/HEAD ELECTRICAL LINE | N.T.S. | NOT TO SCALE |

| | | |
|---|---|---|
| SURVEY PLAN | SHOWING LEVELS AND DETAILS OF LOT 23 IN D.P. 242281 AND ADJOINING LAND. 38 PARKLAND ROAD MONA VALE. | |
| N. K. BENNETT & O'DONNELL<br>LAND & ENGINEERING SURVEYORS<br>15 DOBROYD RD.<br>BALGOWLAH HEIGHTS N.S.W. 2093<br>PHONE : 02 9949 1954<br>EMAIL : bpodonnell@optusnet.com.au<br>ABN 79 701 971 803 | REDUCTION RATIO 1 : 100 | SHEET |
| | DATUM : A. H. D. | OF SHEETS |
| | DATE : 4- 9 - 2024 | 10587-1L1 |

L.B 289–36

A
D.P. 339874

23
D.P. 242281
695.6m² (D.P.)

22
D.P. 242281

No 38 ONE & TWO STOREY BRICK RESIDENCE

No 36 ONE & TWO STOREY BRICK RESIDENCE

BAYVIEW GOLF CLUB

PARKLAND (15.29 WIDE) ROAD

BARRY P. O'DONNELL
NSW REGISTERED SURVEYOR (ID SU001767)

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