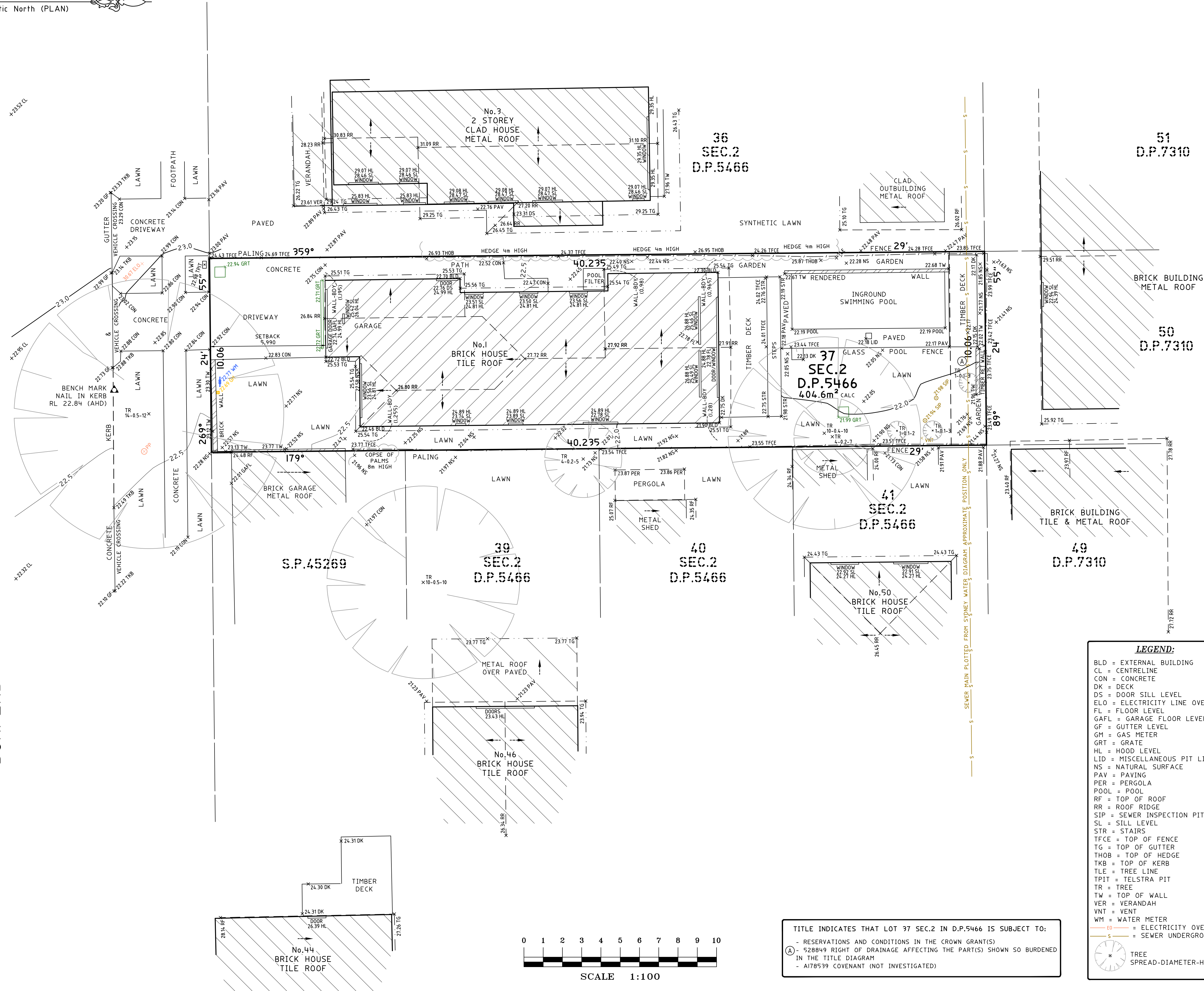


PARADE

(BITUMEN FORMATION)

SURFERS



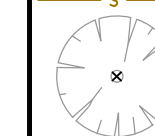
TITLE INDICATES THAT LOT 37 SEC.2 IN D.P.5466 IS SUBJECT TO:

- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- (A) - 528849 RIGHT OF DRAINAGE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- A178539 COVENANT (NOT INVESTIGATED)

LEGEND:

BLD = EXTERNAL BUILDING
CL = CENTRELINE
CON = CONCRETE
DK = DECK
DS = DOOR SILL LEVEL
ELO = ELECTRICITY LINE OVERHEAD
FL = FLOOR LEVEL
GAFI = GARAGE FLOOR LEVEL
GF = GUTTER LEVEL
GM = GAS METER
GRT = GRATE
HL = HOOD LEVEL
LID = MISCELLANEOUS PIT LID
NS = NATURAL SURFACE
PAV = PAVING
PER = PERGOLA
POOL = POOL
RF = TOP OF ROOF
RR = ROOF RIDGE
SIP = SEWER INSPECTION PIT
SL = SILL LEVEL
STR = STAIRS
TFCE = TOP OF FENCE
TG = TOP OF GUTTER
THOB = TOP OF HEDGE
TKB = TOP OF KERB
TLE = TREE LINE
TPIT = TELSTRA PIT
TR = TREE
TW = TOP OF WALL
VER = VERANDAH
VNT = VENT
WM = WATER METER


— EO = ELECTRICITY OVERHEAD
— S = SEWER UNDERGROUND



SPREAD-DIAMETER-HEIGHT

- A BOUNDARY SURVEY HAS BEEN UNDERTAKEN.
- 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 OR THE BUILDING SETOUT.
- THIS SURVEY IS FOR DESIGN PURPOSES OF THE SUBJECT LAND ONLY. THIS PLAN MUST NOT BE USED FOR ANY OTHER MATTER, PURPOSE OR CONSTRUCTION SETOUT.

- TREE SIZES ARE ESTIMATES ONLY.
- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF ANDY HURST.
- RELATIONSHIP OF IMPROVEMENTS TO BOUNDARIES IS DIAGRAMMATIC ONLY. IF ANY DISCREPANCIES 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 1000) 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.
- 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 ADOPED.
- POSITION OF RIDGE LINES ARE DIAGRAMMATIC ONLY (NOT TO SCALE).
- THE INFORMATION IS ONLY TO BE USED AT A SCALE ACCURACY OF 1:10.
- DO NOT SCALE OFF THIS PLAN / FIGURED DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALED READINGS.
- COPYRIGHT © CMS SURVEYS MAY 2020.
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- 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.


STEPHEN EMERY
REGISTERED SURVEYOR BOSSI NUMBER 1605

HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED
MARKS ADOPTED: N/A

VERTICAL DATUM:
 DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
 B.M. ADOPTED: PM 1984
 R.L. 23.668 (CLASS LB)
 SOURCE: S.C.I.M.S. (20/10/2020)

I	FIRST ISSUE	01/11/202

CLIENT:
ANDY HURST
1 SURFERS PARADE
FRESHWATER, NSW, 2096

**SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER LOT 37 SEC 2 IN DP5466
1 SURFERS PARADE
FRESHWATER, NSW, 2096**

 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

LGA: NORTHERN BEACHES SHEET 1 OF 1

SURVEYED MR	DRAWN GP	CHECKED MR	APPROVED AF
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SURVEY INSTRUCTION	SCALE	DATE OF SURVEY
19751	1:100 @ A1 1:200 @ A3	27/10/2020

DRAWING NAME 1975Idetail	ISSUE 1
CAD FILE 1975Idetail 1.dwg	