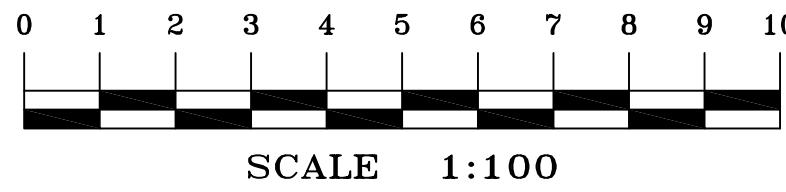


**LEGEND:**

AW = AWNING  
BAL = BALCONY  
BLD = EXTERNAL BUILDING  
BW = BOTTOM WALL  
CL = CENTRELINE  
CON = CONCRETE  
DD = DISH DRAIN  
EPIT = ELECTRICITY PIT  
FCE = FENCE  
FL = FLOOR LEVEL  
GDN = GARDEN  
GRT = GRATE  
GVA = GAS VALVE  
HL = HOOD LEVEL  
NS = NATURAL SURFACE  
PAT = PATIO  
PAV = PAVING  
RF = TOP OF ROOF  
RR = ROOF RIDGE  
SIP = SEWER INSPECTION PIT  
SL = SILL LEVEL  
STR = STAIRS  
SVE = SEWER VENT  
TFCE = TOP OF FENCE  
TG = TOP OF GUTTER  
TKB = TOP OF KERB  
TPIT = TELSTRA PIT  
TW = TOP OF WALL  
WM = WATER METER  
—O— = ELECTRICITY OVERHEAD  
—S— = SEWER UNDERGROUND

TREE  
SPREAD-DIAMETER-HEIGHT



TITLE INDICATES THAT LOT 481 IN D.P.233572 IS SUBJECT TO:  
- RESERVATIONS AND CONDITIONS IN THE CROWN GRANTS)  
A - DP233572 RIGHT OF CARRIAGEWAY AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM  
B - DP233572 EASEMENT TO DRAIN WATER APPURTENANT TO THE LAND ABOVE DESCRIBED  
C - L650508 RIGHT OF FOOTWAY APPURTENANT TO THE LAND ABOVE DESCRIBED AFFECTING THE PIECE OF LAND SHOWN AS 3 FT. WIDE IN LOT 482 IN DP233572  
D - L650509 EASEMENT FOR SERVICES AFFECTING THAT PART OF THE LAND WITHIN DESCRIBED SHOWN AS RIGHT OF CARRIAGEWAY 10' WIDE IN DP233572

**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 APPROXIMATE 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 ARTE CONSTRUCTIONS 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 OR 1001 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. 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.
- THIS PLAN HAS BEEN PREPARED UNDER THE SUPERVISION OF A REGISTERED SURVEYOR, S.B. MEVOY, BOSSI NUMBER 265.
- 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 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.

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

**VERTICAL DATUM:**  
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)  
B.M. ADOPTED: SSM 24859  
R.L. 7.417 (ORDER L 3)  
SOURCE: S.C.I.M.S. (1/11/19)

1	FIRST ISSUE	7/11/19
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**CLIENT:**  
**ARTE CONSTRUCTIONS PTY LTD**  
**PO BOX 3202**  
**BATEAU BAY NSW 2261**

**SURVEY PLAN**  
**SHOWING DETAIL & LEVELS**  
**OVER LOT 481 IN D.P.233572**  
**10 NOOAL STREET,**  
**NEWPORT NSW 2106**

**C.M.S. Surveyors Pty Limited**  
ACN: 096 240 201  
RD Box 463 Dee Why NSW 2099  
2/39A South Creek Road, Dee Why NSW 2099  
Telephone: (02) 9971 4802  
Facsimile: (02) 9971 4802  
E-mail: info@cmsurveyors.com.au

LG: NORTHERN BEACHES		SHEET 1 OF 1	
SURVEYED PB	DRAWN GP	CHECKED PB	APPROVED MDL
SURVEY INSTRUCTION 18924	SCALE 1:100 IN A0	DATE OF SURVEY 4/11/19	
DRAWING NAME 18924detail		ISSUE 1	
CAD FILE 18924detail.dwg			