

TOTAL SITE AREA
2789m²

D.P.

NOTES:

- 1) A BOUNDARY IDENTIFICATION HAS BEEN UNDERTAKEN.
- 2) OFFSET DIMENSIONS TO BOUNDARIES HEREON MUST NOT BE USED FOR CONSTRUCTION.
- 3) CAUTION: SHOULD ANY DEVELOPMENT OR CONSTRUCTION BE PLANNED ON OR NEAR THE BOUNDARIES, THE BOUNDARIES SHOULD BE CLEARLY MARKED ON SITE.
- 4) ORIGIN OF LEVELS ON A.H.D. IS TAKEN FROM S.S.M. 11120 RL 14.483 A.H.D.
- 5) TREE SPREADS ARE DIAGRAMMATIC ONLY AND ARE NOT SYMMETRICAL.
- 6) UNDERGROUND (NON VISIBLE) SERVICE LINES HAVE BEEN SHOWN FROM "BEFORE YOU DIG AUSTRALIA" SERVICE AUTHORITY RECORDS & ARE DIAGRAMMATIC ONLY IN REGARD TO THEIR POSITION & WIDTH UNLESS STATED OTHERWISE.
- 7) BEARINGS SHOWN ARE ON M.G.A.-(MAP GRID OF AUSTRALIA).
- 8) CONTOUR INTERVAL 0.5 METRE.
- 9) CONTOURS ARE INDICATIVE OF GROUND FORM ONLY. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION.

INVESTIGATION OF "BEFORE YOU DIG AUSTRALIA" UNDERGROUND SERVICES HAS BEEN MADE. DETECTION OF UNDERGROUND SERVICES IS NOT AN INTEGRAL PART OF THIS SURVEY. ALL RELEVANT AUTHORITIES SHOULD BE NOTIFIED PRIOR TO ANY EXCAVATION ON OR NEAR THE SITE.

DEVELOPERS & EXCAVATORS MAY BE HELD FINANCIALLY RESPONSIBLE FOR THE DAMAGE TO UNDERGROUND NETWORKS.

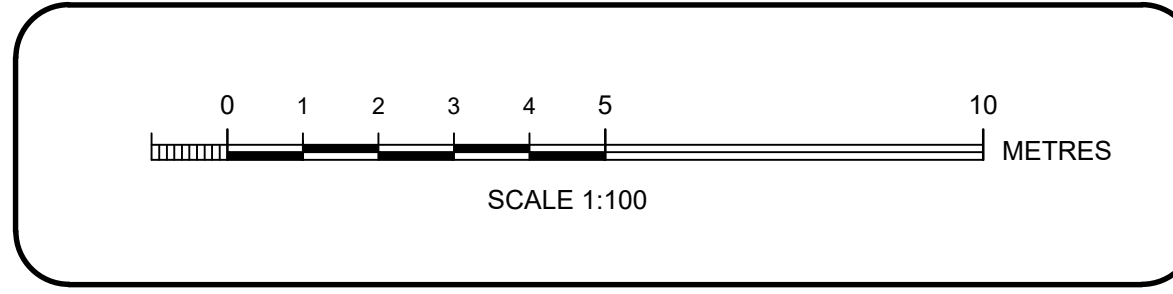
CARELESS DIGGING CAN:

- CAUSE DEATH OR SERIOUS INJURY TO WORKERS AND THE GENERAL PUBLIC
- INCORPORATE USERS OF ELECTRICITY, GAS, WATER AND COMMUNICATIONS
- LEAD TO CRIMINAL PROSECUTION AND DAMAGES CLAIMS
- CAUSE EXPENSIVE FINANCIAL LOSSES TO BUSINESS
- CUT OFF EMERGENCY SERVICES
- DELAY PROJECT COMPLETION TIMES WHILE THE DAMAGE IS REPAIRED

MINIMISE YOUR RISK AND CHECK BEFORE YOU DIG AUSTRALIA.
WWW.BYDA.COM.AU



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LEGEND

TELECOM. PIT	OVERHEAD ELECTRIC LINES
POWER POLE	BOARDS SEWER
GAS METER	TELECOMMUNICATION LINES
TAP	STORM WATER LINES
WATER METER	
SEWER LAMPHOLE	
TREE	
SEE ARBORISTS REPORT	

COPLAND C. LETHBRIDGE
REGISTERED SURVEYOR N.S.W.
IDENTIFICATION No. SU001470

PLAN SHOWING BOUNDARIES, RELATIVE HEIGHTS & PHYSICAL FEATURES OVER LOTS 10 & 11 IN D.P. 12435 KNOWN AS No. 25 & 27 KEVIN AVENUE, AVALON BEACH.
L.G.A.: NORTHERN BEACHES

CLIENT	Mr B. BROWN, Ms S. ROSE & Mr G. NATTRASS	REF No.	21372
PROPERTY	No. 25 & 27 KEVIN AVENUE, AVALON BEACH		
DATUM	A.H.D.	SCALE	1:100 @ B1
SURVEYED	C.L./L.P./S.P.	DRAWN	R.M.
		DATE	14/08/2023
		DWG No.	21372B
		SHEET No.	1 of 1
		REV No.	00