


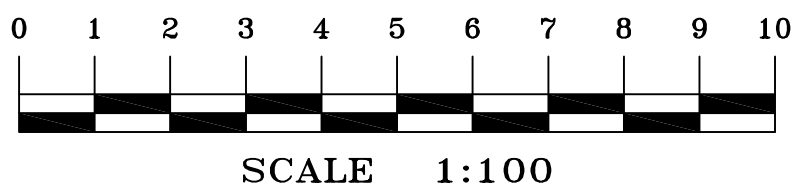
LEGEND:

BOR = BOTTOM OF ROCK
BW = BOTTOM WALL
CHI = CHIMNEY
CL = CENTRELINE
CON = CONCRETE
DK = DECK
DS = DOOR SILL LEVEL
FL = FLOOR LEVEL
GAFL = GARAGE FLOOR LEVEL
GM = GAS METER
HL = HOOD LEVEL
NS = NATURAL SURFACE
PAR = PARAPET
PAV = PAVING
RR = ROOF RIDGE
SN = SCREEN
SIP = SEWER INSPECTION PIT
SL = SILL LEVEL
STR = STAIRS
TG = TOP OF GUTTER
TKB = TOP OF KERB
TOR = TOP OF ROCK
TPIT = TELSTRA PIT
TR = TREE
TW = TOP OF WALL
WM = WATER METER
— ED — = ELECTRICITY OVERHEAD
— S — = SEWER UNDERGROUND

 TREE
SPREAD-DIAMETER-HEIGHT

LEVEL 3:
THE STRATA OF THE OPEN COURTYARDS * AND CARPARKING SPACE ARE LIMITED IN HEIGHT TO THE UNDERSIDE OF THE EAVES PARTIALLY OVER THE SAME & IN DEPTH TO 2 METRES BELOW THERE ADJOINING FLOORS.
THE STRATA OF THE PATIO & DECK ARE LIMITED TO THE UNDERSIDE OF THE EAVES PARTIALLY OVER SAME
*OF 2 & 3 (REFER TO S.P.61764)

LEVEL 1:
THE STRATA OF THE COURTYARD ON LEVEL 1 IS LIMITED IN HEIGHT TO THE UNDERSIDE OF THE DECK PARTIALLY OVER SAME & IN DEPTH TO 6 METRES BELOW THE UNDERSIDE OF THE DECK PARTIALLY OVER SAME.
REFER TO S.P.61764



Approx. True North
Magnetic North (PLAN)

PARR
(BITUMEN FORMATION)
AVENUE

TITLE INDICATES THAT IN S.P.61364 IS SUBJECT TO:

- LAND EXCLUDES MINERALS AND IS SUBJECT TO RESERVATIONS AND CONDITIONS IN FAVOUR OF THE CROWN - SEE CROWN GRANT(S)
- ATTENTION IS DIRECTED TO THE RESIDENTIAL SCHEMES MODEL BY-LAWS CONTAINED IN THE STRATA SCHEMES MANAGEMENT REGULATION APPLICABLE AT THE DATE OF REGISTRATION OF THE SCHEME
- KEEPING OF ANIMALS - OPTION A HAS BEEN ADOPTED
- D602603 COVENANT (NOT INVESTIGATED)
- Z892867 EASEMENT TO DRAIN WATER 0.60 WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED AFFECTING THE LAND SHOWN SO BURDENED IN PLAN WITH Z892867.

NOTES

- **BOUNDARIES HAVE NOT BEEN DEFINED (TITLE DIMENSIONS ONLY) – BOUNDARY DEFINITION IS SUBJECT TO FURTHER SURVEY.**
- **A BASIC BOUNDARY SURVEY HAS BEEN UNDERTAKEN ACROSS THE FORCER, DA SUBMISSION (TITLE DIMENSIONS ONLY) – BOUNDARY DEFINITION IS SUBJECT TO FURTHER SURVEY.**
- **IF CONSTRUCTION ON OR NEAR BOUNDARIES IS REQUIRED IT IS RECOMMENDED THAT THE BOUNDARIES OF THE LAND BE MARKED.**
- **THIS DETAIL SURVEY IS NOT A "SURVEY" AS DEFINED BY THE SURVEYING AND SPATIAL INFORMATION ACT, 2002.**
- **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 NICHOLAS BILIGAUT.**
- **RELATIONSHIP OF IMPROVEMENTS TO BOUNDARIES IS DIAGRAMMATIC ONLY. WHERE OFFSETS ARE CRITICAL THEY SHOULD BE CONFIRMED BY FURTHER SURVEY.**
- **EXCEPT WHERE SHOWN BY BOUNDARY LOCATION OF DETAIL WITH REFERENCE TO BOUNDARIES IS INDICATIVE ONLY.**
- **ONLY VISIBLE SERVICES HAVE BEEN LOCATED. UNDERGROUND SERVICES HAVE NOT BEEN LOCATED. DIAL BEFORE YOU DIG SERVICES (hp 1100) SHOULD BE USED AND A FULL UTILITY INVESTIGATION, INCLUDING A GROUND PENETRATING RADAR SURVEY, SHOULD BE UNDERTAKEN BEFORE CARRYING OUT ANY CONSTRUCTION ACTIVITY IN OR NEAR THE SURVEYED AREA.**
- **SEWER MAIN PLOTTED FROM SYDNEY WATER SEWER DIAGRAM. LOCATIONS 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 ORIGINAL SURVEY. 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 SURVEYS 2018.**
- **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: PM 2218
R.L. 29.074 (ORDER L2)
SOURCE: S.C.I.M.S. (24/10/18)

[illegible]

1	FIRST ISSUE	23/10/18
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CLIENT:
NICHOLAS BLIGNAUT
31A PARR AVENUE
NORTH CURL CURL NSW 2099

**SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER S.P.61364
31A PARR AVENUE
NORTH CURL CURL NSW 2099**

 C.M.S. Surveyors
Pty Limited

ACN: 096 240 201

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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 | OF |

SURVEYED H.H.	DRAWN R.N.	CHECKED H.H.	APPROVED D.R.
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SURVEY INSTRUCTION 18079	SCALE 1:100 @ A1	DATE OF SURVEY 10/10/18
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DRAWING NAME 18079detail	ISSUE 1
CAD FILE 18079detail 1.dwg	