

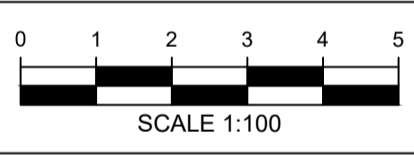
**LEGEND:**

- CL = CENTRELINE
- CON = CONCRETE
- DK = DECK
- DNM = DRAIN
- DS = DOOR SILL LEVEL
- EB = EDGE OF BITUMEN
- ELO = ELECTRICITY LINE OVERHEAD
- FL = FLOOR LEVEL
- GDN = GARDEN
- GF = GUTTER LEVEL
- GM = GAS METER
- GRT = GRATE
- GTE = GATE
- HL = HOOD LEVEL
- INS = INSPECTION PIT
- NBN = NBN PIT
- NS = NATURAL SURFACE
- PAY = PAVING
- PP = POWER POLE
- RF = TOP OF ROOF
- RR = ROOF RIDGE
- SL = SILL LEVEL
- STR = STAIRS
- TFCE = TOP OF FENCE
- TG = TOP OF GUTTER
- THOB = TOP OF HOB
- TIL = TILE
- TKB = TOP OF KERB
- TLE = TREE LINE
- TR = TREE
- TW = TOP OF WALL
- VC = VEHICLE CROSSING
- EO = ELECTRICITY OVERHEAD
- S = SEWER UNDERGROUND

- NOTES:**
- BOUNDARY IDENTIFICATION 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 ANDREW KING.
  - 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. BEFORE YOU DIG AUSTRALIA ([www.youdig.com.au](http://www.youdig.com.au)) 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 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 SURVEYORS 2023.
  - 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.

MURRAY LEARMONT  
REGISTERED SURVEYOR BOSSI NUMBER 1462

1	FIRST ISSUE	19/12/2023
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**HORIZONTAL DATUM:**  
CO-ORDINATE SYSTEM: ASSUMED  
MARKS ADOPTED: N/A

**VERTICAL DATUM:**  
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)  
B.M. ADOPTED: PM 3385  
R.L. 9.918 (CLASS LC)  
SOURCE: S.C.I.M.S. (04/12/2023)

**CLIENT:**  
**ANDREW KING**

**LGA: NORTHERN BEACHES**

**BOUNDARY IDENTIFICATION AND DETAIL & LEVEL SURVEY OVER LOT 9 IN DP221132 No.19 DOROTHY STREET CROMER, NSW, 2099**

**CMS SURVEYORS**  
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SURVEYED SCM	DRAWN GP	CHECKED SCM	APPROVED DR
SURVEY INSTRUCTION 23044	SCALE 1:100@A1	DATE OF SURVEY 8/12/2023	
DRAWING NAME 23044detail	SHEET 1 OF 1	ISSUE 1	
CAD FILE 23044detail 1.dwg			

TITLE INDICATES THAT LOT 9 IN D.P.221132 IS SUBJECT TO:  
- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S).