

SP FORM 3.01	STRATA PLAN ADMINISTRATION SHEET	Sheet 1 of 3 sheet(s)
Office Use Only Registered:	Office Use Only DRAFT PRINTED 14 FEB 2020 ISSUE 4 DW	
PLAN OF SUBDIVISION OF LOT 1 IN DP 233281	LGA: NORTHERN BEACHES Locality: MANLY Parish: MANLY COVE County: CUMBERLAND	
This is a *FREEHOLD/LEASEHOLD Strata Scheme		
Address for Service of Documents No. 46 VICTORIA PARADE MANLY NSW Provide an Australian address including a postcode	The by-laws adopted for the scheme are: * Model By-laws for residential schemes together with: Keeping of animals: Option *A/*B Smoke penetration: Option *A/*B (see Schedule 3 Strata Schemes Management Regulation 2016) * The strata by-laws lodged with the plan	
<p align="center">Surveyor's Certificate</p> <p>I, MARK ANDREW..... of Veris Australia Pty Ltd Suite 301 Level 3 55 Holt St Surry Hills NSW 2010..... being a land surveyor registered under the <i>Surveying and Spatial Information Act 2002</i>, certify that the information shown in the accompanying plan is accurate and each applicable requirement of Schedule 1 of the <i>Strata Schemes Development Act 2015</i> has been met.</p> <p>*The building encroaches on:</p> <p>*(a) a public space</p> <p>*(b) land other than a public place and an appropriate easement to permit the encroachment has been created by ^.....</p> <p>Signature:</p> <p>Date:</p> <p>Surveyor ID:</p> <p>Surveyor's Reference:</p> <p><small>^ Insert the deposited plan number or dealing number of the instrument that created the easement</small></p>	<p align="center">Strata Certificate (Accredited Certifier)</p> <p>I, being an Accredited Certifier, accreditation number, certify that in regards to the strata plan with this certificate, I have made the required inspections and I am satisfied the plan complies with clause 17 <i>Strata Schemes Development Regulation 2016</i> and the relevant parts of Section 58 <i>Strata Schemes Development Act 2015</i>.</p> <p>*(a) This plan is part of a development scheme.</p> <p>*(b) The building encroaches on a public space and in accordance with section 62(3) <i>Strata Schemes Development Act 2015</i> the local council has granted a relevant planning approval that is in force for the building with the encroachment or for the subdivision specifying the existence of the encroachment.</p> <p>*(c) This certificate is given on the condition contained in the relevant planning approval that lot(s) ^..... will be created as utility lots and restricted in accordance with section 63 <i>Strata Schemes Development Act 2015</i>.</p> <p>Certificate Reference:.....</p> <p>Relevant Planning Approval No.</p> <p>Issued by:</p> <p>Signature:</p> <p>Date:</p> <p><small>^ Insert lot numbers of proposed utility lots.</small></p>	

* Strike through if inapplicable

200242 DSP LG

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Valuer's Certificate

I, being a qualified valuer, as defined in the *Strata Scheme Development Act 2015*, certify that the unit entitlements shown in the schedule herewith are apportioned in accordance with Schedule 2 *Strata Schemes Development Act 2015*

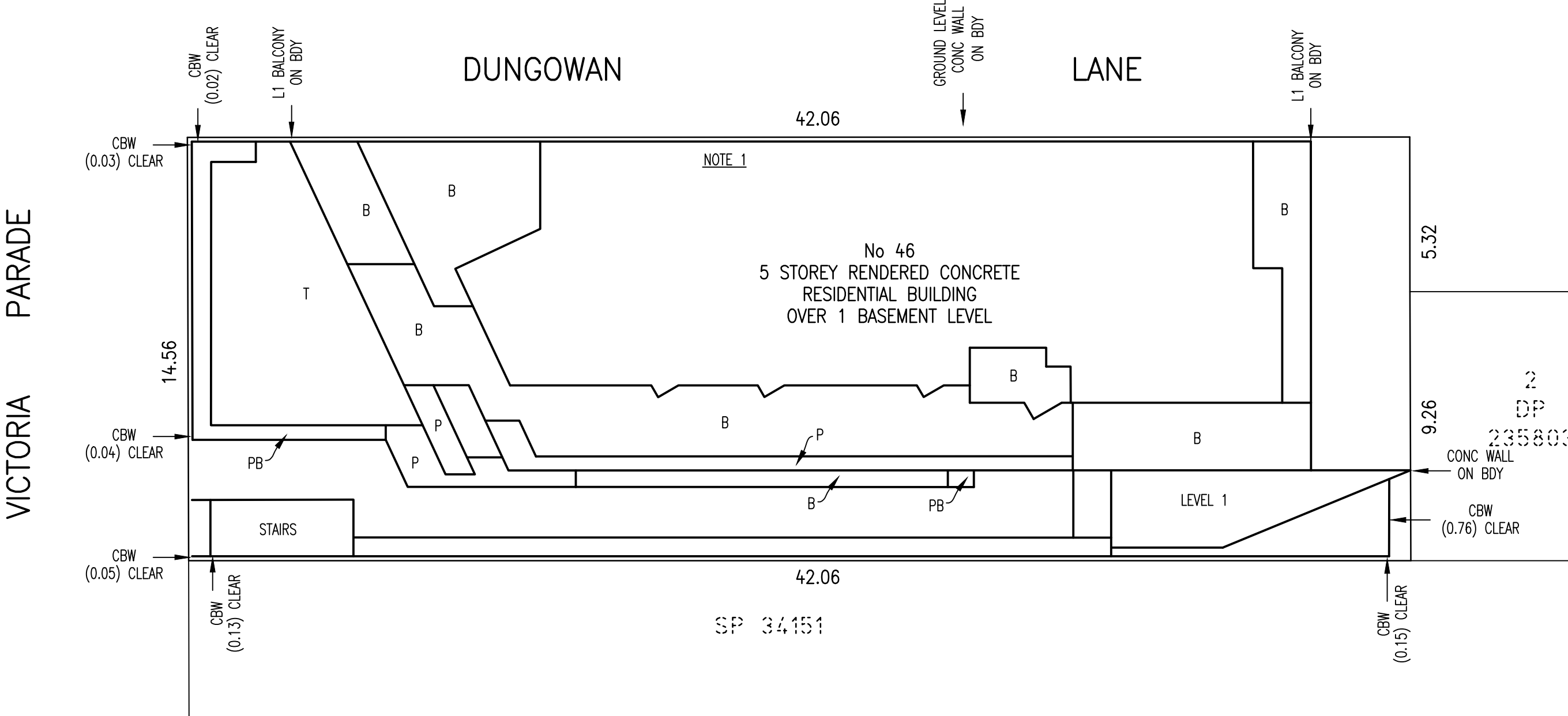
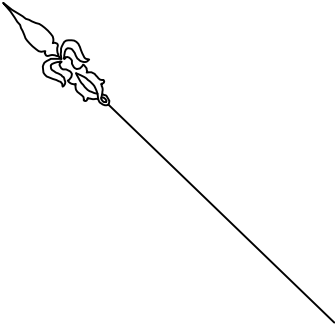
Signature: Date:.....

SCHEDULE OF UNIT ENTITLEMENT

LOT NO	UE
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	
AGGREGATE	

SP FORM 3.08 (Annexure)	STRATA PLAN ADMINISTRATION SHEET		Sheet 3 of 3 sheet(s)
<div>Office Use Only</div> Registered:		<div>Office Use Only</div> <div style="text-align: center;"> <h1>DRAFT</h1> <p>PRINTED 14 FEB 2020</p> <p>ISSUE 4</p> <p>DW</p> </div>	
<p>This sheet is for the provision of the following information as required:</p> <ul style="list-style-type: none"> Any information which cannot fit in the appropriate panel of any previous administration sheets Statements of intention to create and or release affecting interests in accordance with section 88B <i>Conveyancing Act 1919</i> Signatures and seals - see section 22 <i>Strata Schemes Development Act 2015</i> 			
Surveyors Reference: 200242 DSP LG			

LOCATION PLAN



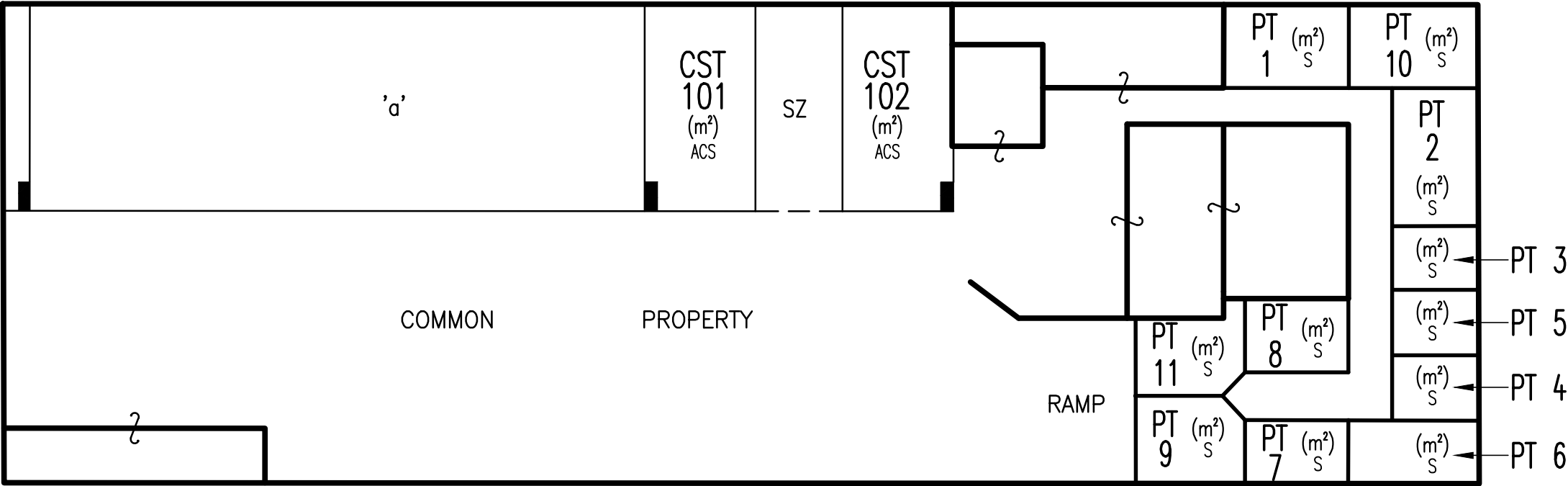
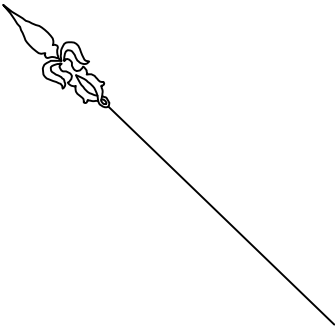
NOTE 1
VARIOUS PROJECTIONS UP TO 0.15 OVER LANE

- B - BALCONY
- CBW - CONCRETE BLOCK WALL
- CONC - CONCRETE
- P - PLANTER
- PB - PLANTER WITHIN COMMON PROPERTY
- T - TERRACE

<div>SURVEYOR</div> <div>Name: MARK ANDREW</div> <div>Date:</div> <div>Reference: 200242 DSP LG</div>	<div>PLAN OF SUBDIVISION OF LOT 1 IN</div> <div>DP 233281</div>	<div>LGA: NORTHERN BEACHES</div> <div>Locality: MANLY</div> <div>Reduction Ratio: 1:150</div> <div>Lengths are in metres.</div>	<div>REGISTERED</div> <div>CONTRACT PLAN</div> <div>Plan compiled from architectural CAD data.</div> <div>Plan is subject to final survey after completion of construction.</div>	<div>DRAFT</div> <div>PRINTED 14 FEB 2020</div> <div>ISSUE 4</div> <div>DW</div>
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THIS PLAN IS BASED ON PLANS BY
MANLY OWNERS GROUP
DWG No.: 2424-A099-10-BASEMENT
DATE : 4 DEC 2019

BASEMENT PLAN



- ACS - ACCESSIBLE CAR SPACE
- CS - CAR SPACE
- CST - CAR SPACE TO BE ALLOCATED
- S - STORAGE SPACE
- ST - STORAGE SPACE TO BE ALLOCATED
- SZ - SHARED ZONE IN COMMON PROPERTY
- VIS - VISITOR CAR SPACE WITHIN PROPERTY

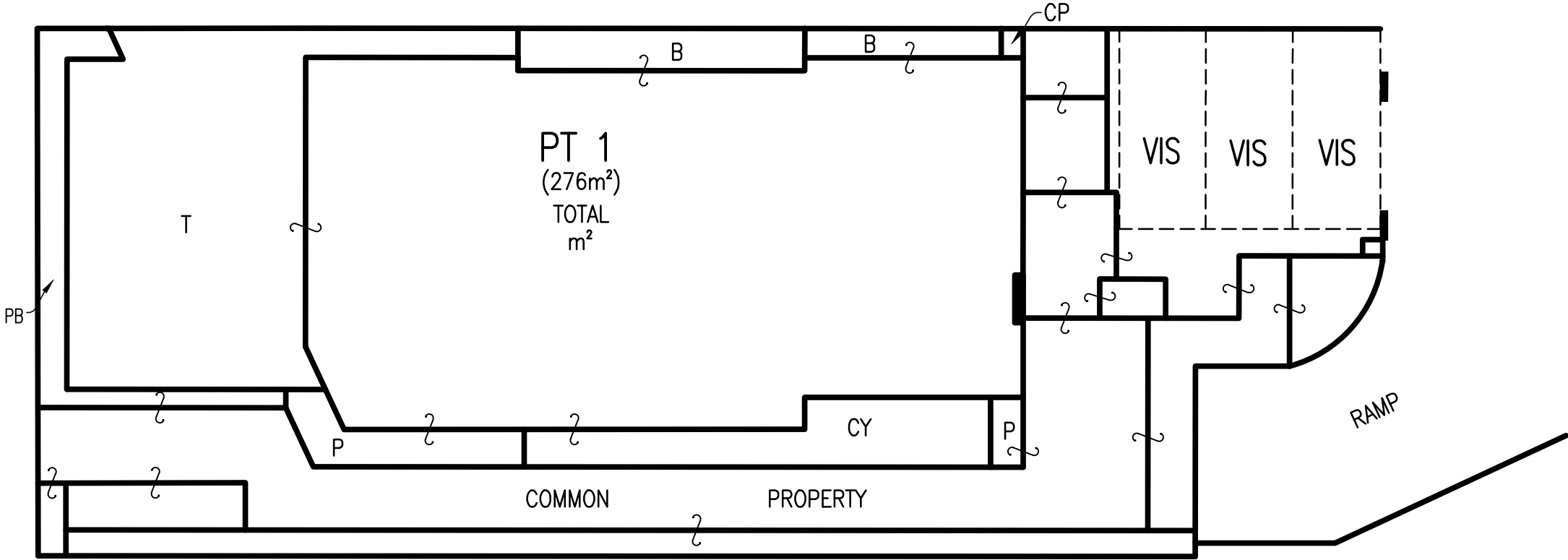
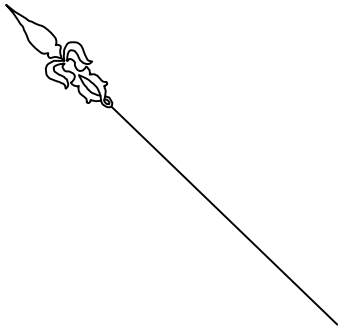
AREAS SHOWN ON THE FLOOR PLAN HAVE BEEN CALCULATED FOR THE PURPOSE OF THE STRATA SCHEMES DEVELOPMENT ACT 2015 ONLY. THEY MAY DIFFER FROM FLOOR AREAS FOR OTHER PURPOSES.
THOSE PARTS OF SERVICE LINES WHICH SERVICE ONE LOT ONLY AND ARE LOCATED OUTSIDE OF THAT LOT ARE COMMON PROPERTY.
FOR CLARITY NOT ALL COMMON PROPERTY STRUCTURES ARE SHOWN.

'a' - EXCLUSIVE USE OF CAR STACKER

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THIS PLAN IS BASED ON PLANS BY
MANLY OWNERS GROUP
DWG No.: 2424-A101-14-G PLAN
DATE : 4 DEC 2019

GROUND LEVEL



- B - BALCONY
- CP - COMMON PROPERTY
- CY - COURTYARD
- P - PLANTER
- PB - PLANTER WITHIN COMMON PROPERTY
- T - TERRACE
- VIS - VISITOR CAR SPACE WITHIN COMMON PROPERTY

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Reference: 200242 DSP LG

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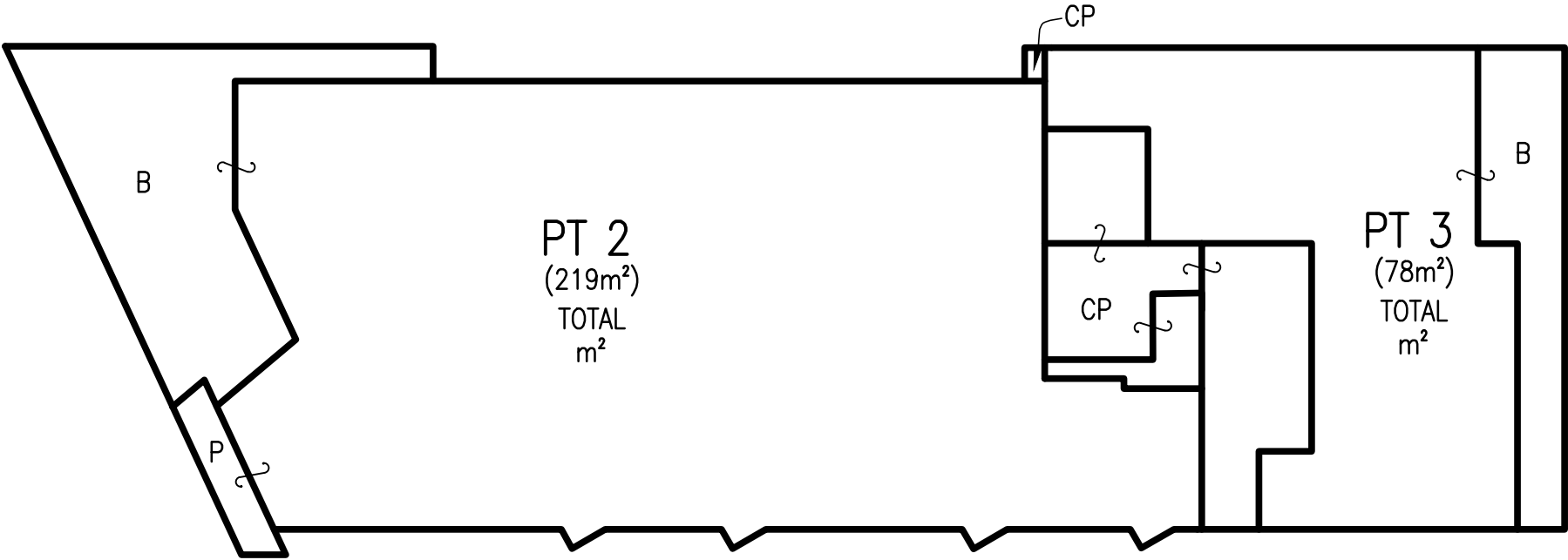
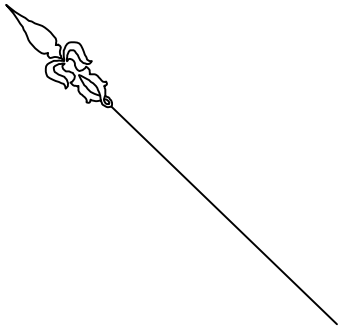
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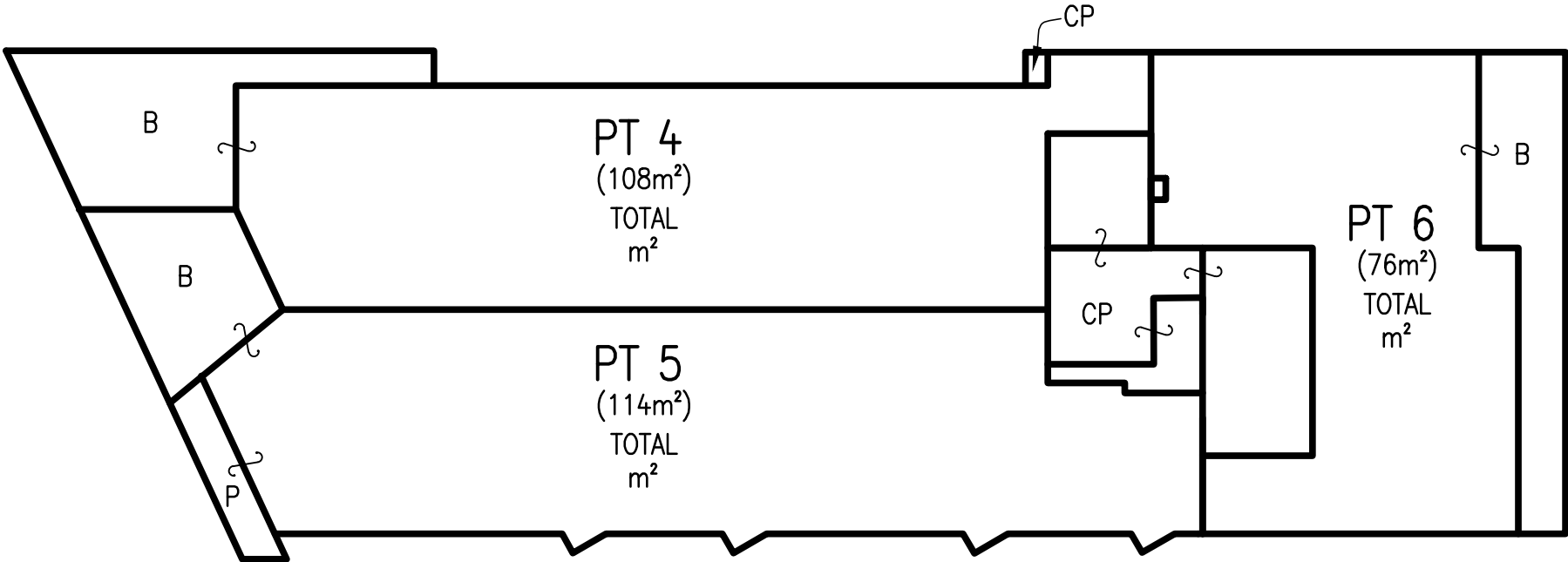
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MANLY OWNERS GROUP
DWG No.: 2424-A103-L1-PLAN
2424-A105-L2 PLAN
DATE : 4 DEC 2019

LEVEL 1



LEVEL 2



B - BALCONY
CP - COMMON PROPERTY
P - PLANTER

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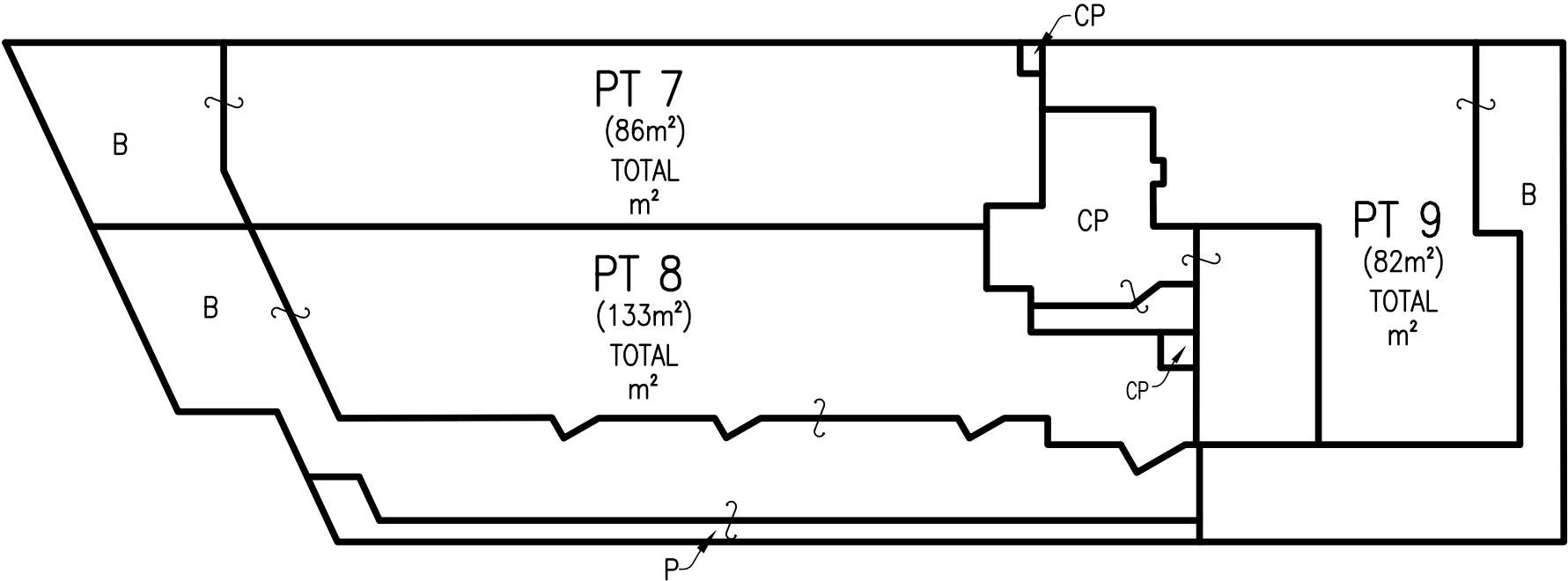
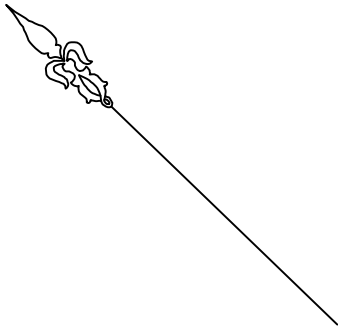
LGA: NORTHERN BEACHES
Locality: MANLY
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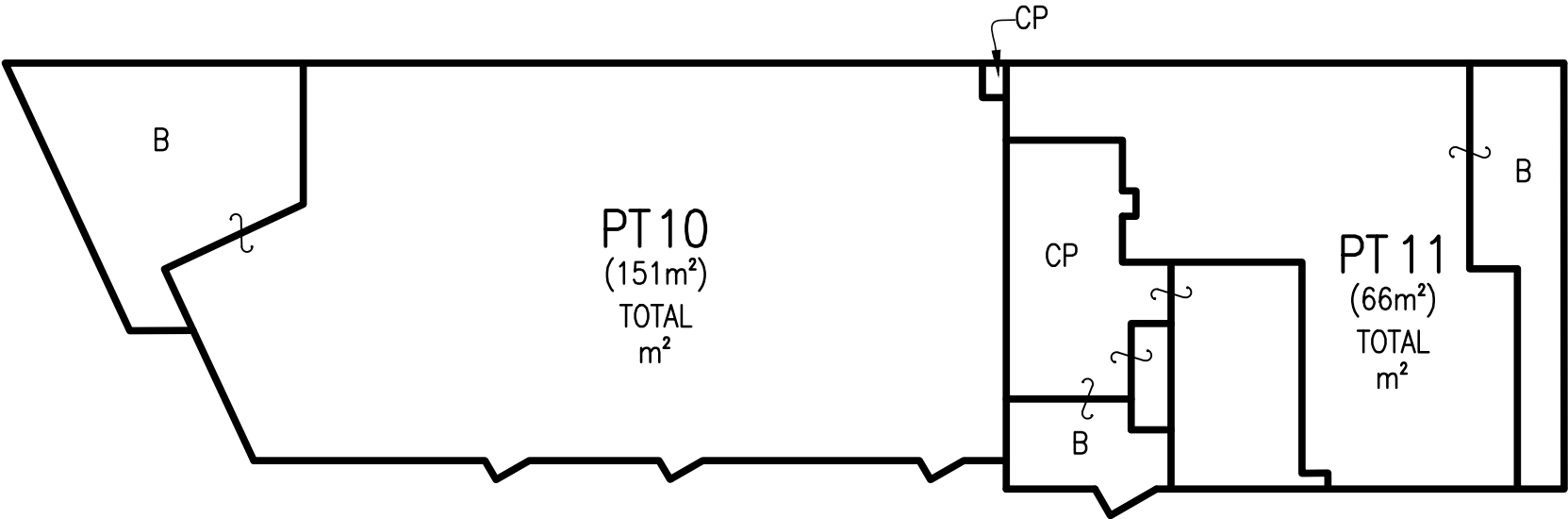
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THIS PLAN IS BASED ON PLANS BY
MANLY OWNERS GROUP
DWG No.: 2424-A107-9-L3 PLAN
2424-A109-8-L4 PLAN
DATE : 4 DEC 2019

LEVEL 3



LEVEL 4



B - BALCONY
CP - COMMON PROPERTY
P - PLANTER

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