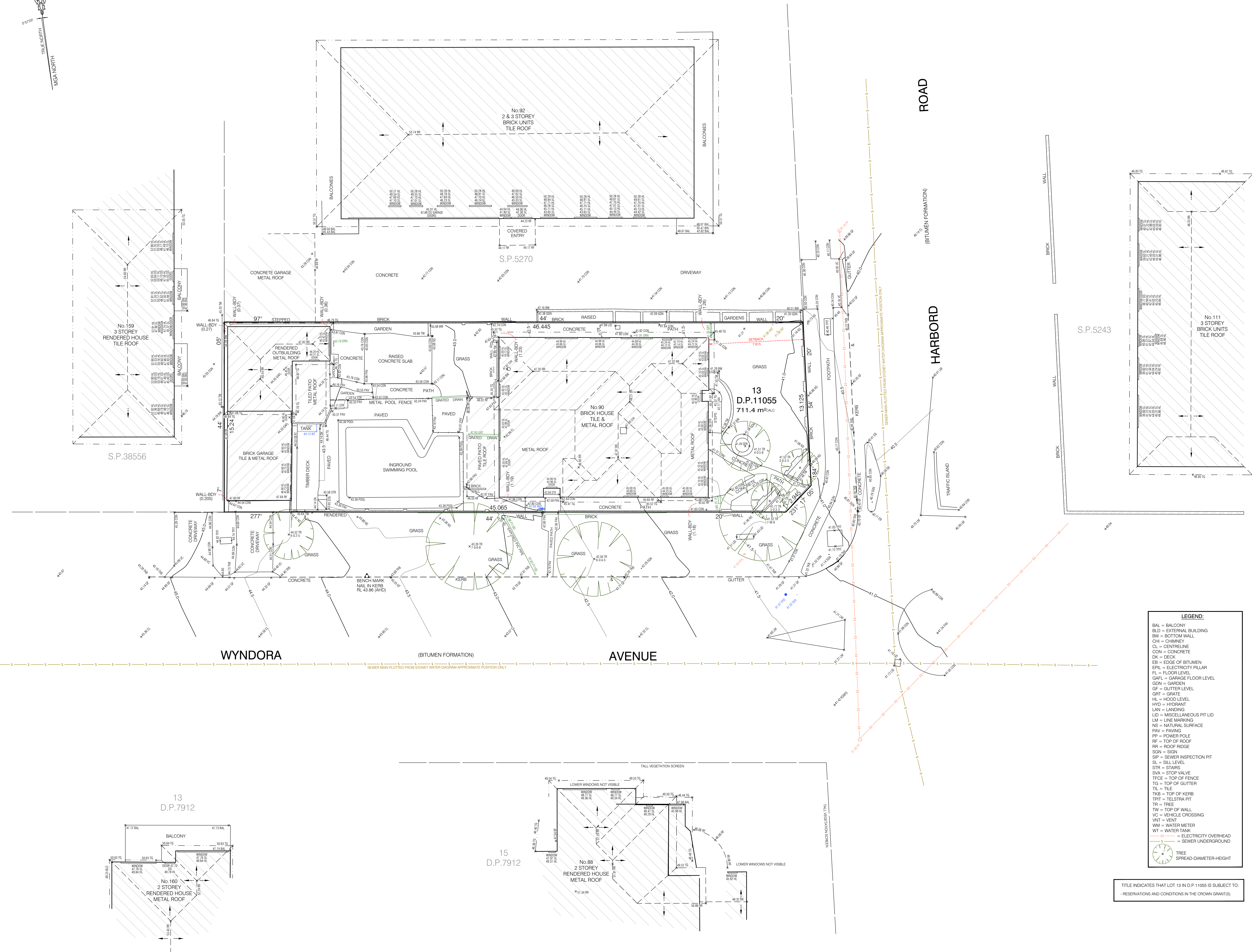
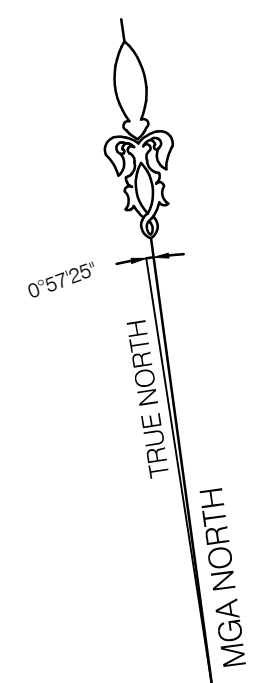




NOTES:

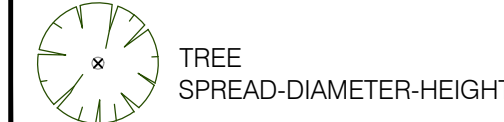
- BOUNDARY IDENTIFICATION HAS BEEN UNDERTAKEN.
- WALL TO BOUNDARY DIMENSIONS SHOWN HEREON MUST NOT BE USED FOR CONSTRUCTION.
- IF CONSTRUCTION IS INTENDED TO BE UNDERTAKEN ON OR ADJACENT TO PROPERTY BOUNDARIES THE BOUNDARIES OF THE LAND MUST BE MARKED OR THE BUILDING SETOUT.
- THIS SURVEY IS FOR DESIGN 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 AMELIA AND JAMES BARRY-CAMPBELL.
- RELATIONSHIP OF IMPROVEMENTS TO BOUNDARIES IS DIAGNOSTIC 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) 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 DIAGNOSTIC 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 2024.
- 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 1969.
- 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.

K.R.

KARL ROBERTSON
REGISTERED SURVEYOR - 2022 NUMBER 7335

LEGEND:

BAL = BALCONY
BLD = EXTERNAL BUILDING
BW = BOTTOM WALL
CHI = CHIMNEY
CL = CENTRELINE
CON = CONCRETE
DK = DECK
EB = EDGE OF BITUMEN
EPL = ELECTRICITY PILLAR
FL = FLOOR LEVEL
GARFL = GARAGE FLOOR LEVEL
GDN = GARDEN
GP = GUTTER LEVEL
GRF = GRATE
HL = HOOD LEVEL
HYD = HYDRANT
LAN = LANDING
LID = MISCELLANEOUS PIT LID
LM = LINE MARKING
NS = NATURAL SURFACE
PAV = PAVING
PP = POWER POLE
RF = TOP OF ROOF
RR = ROOF RIDGE
SGN = SIGN
SP = SEWER INSPECTION PIT
SL = SILL LEVEL
STR = STAIRS
SVA = STOP VALVE
TFCE = TOP OF FENCE
TG = TOP OF GUTTER
TIL = TILE
TKB = TOP OF KERB
TPT = TELSTRA PIT
TR = TREE
TW = TOP OF WALL
VC = VEHICLE CROSSING
VNT = VENT
WM = WATER METER
WT = WATER TANK
E = ELECTRICITY OVERHEAD
S = SEWER UNDERGROUND

TITLE INDICATES THAT LOT 13 IN D.P. 11055 IS SUBJECT TO:
- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

2	DETAIL UPDATED & WINDOWS ADDED TO No.90	18/12/2024
1	FIRST ISSUE	22/08/2022



HORIZONTAL DATUM:

COORDINATE SYSTEM: ASSUMED

MARKS ADOPTED: N/A

VERTICAL DATUM:

DATUM: AUSTRALIAN HEIGHT DATUM (AHD)

S.M. ADOPTED: PM 1989

R.L. 41.010 (CLASS LB)

SOURCE: S.C.I.M.S. (29/07/2022)

CLIENT:

AMELIA AND JAMES BARRY-CAMPBELL

LGA: NORTHERN BEACHES

**BOUNDARY IDENTIFICATION
AND DETAIL & LEVEL SURVEY
OVER LOT 13 IN DP11055
No.90 HARBORD ROAD
FRESHWATER, NSW, 2096**

CMS SURVEYORS PTY LTD

ACN 096 240 201

PO Box 463 Dee Why, NSW, 2099

2/99A South Creek Road, Dee Why, NSW, 2099

(02) 9971 4802

info@cmsurveyors.com.au

www.cmsurveyors.com.au

SURVEYED SM/DH	DRAWN GP	CHECKED SM/DH	APPROVED BG/DM
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SURVEY INSTRUCTION 21671A	SCALE 1:100@A0	DATE OF SURVEY 12/08/22 & 18/12/24
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DRAWING NAME 21671Adetail	SHEET 1 OF 1	ISSUE 2
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CAD FILE 21671Adetail 2.dwg