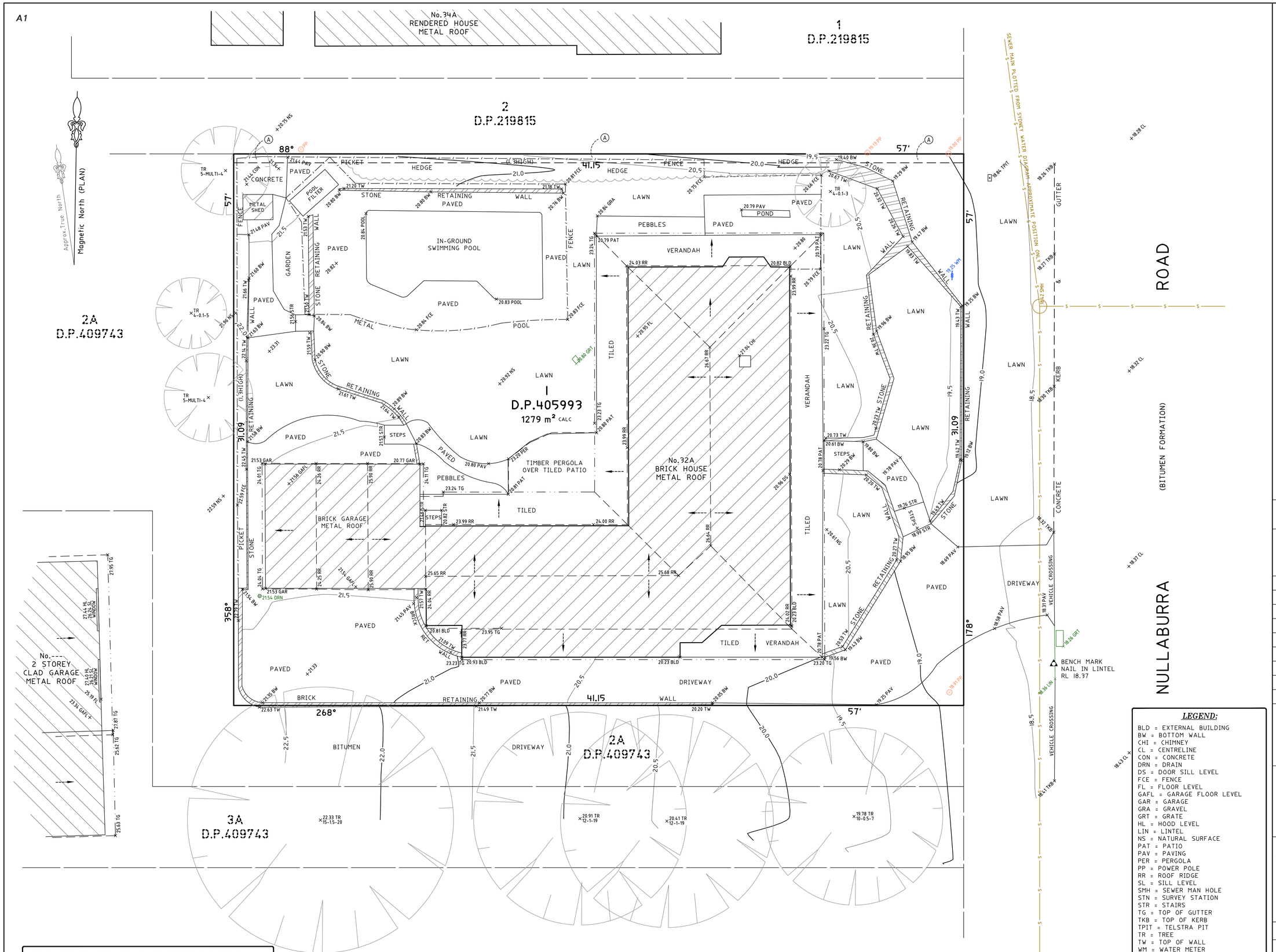
A1



TITLE INDICATES THAT LOT I IN D.P.405993 IS SUBJECT TO:

- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- (A) - AP692609 EASEMENT FOR ELECTRICITY PURPOSES 0.5 WIDE AFECTING THE SITE SHOWN IN PLAN WITH AP692609

0 1 2 3 4 5 6 7 8 9 10

SCALE 1:100

NOTES

- **A BOUNDARY SURVEY HAS BEEN UNDERTAKEN SUITABLE FOR COUNCIL DA SUBMISSION**
- **IF CONSTRUCTION ON OR NEAR BOUNDARIES IS REQUIRED IT IS RECOMMENDED THAT THE BOUNDARIES OF THE LAND BE MARKED.**
- **AREA HAS BEEN CALCULATED BY TITLE DIMENSIONS.**
- TREE SIZES ARE ESTIMATES ONLY.
- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF SUZI BRYDEN.
- 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. DIAL BEFORE YOU DIG SERVICES (ph 1100) 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.
- THIS PLAN IS ONLY TO BE USED FOR THE PURPOSE OF DESIGNING NEW CONSTRUCTIONS.
- 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 2019.
- 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.
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- THIS NOTICE MUST NOT BE ERASED.

CHRISTOPHER LARMOUR
REGISTERED SURVEYOR No 8786

HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED
MARKS ADOPTED: N/A

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: SSM 24919
R.L. 18.774 (ORDER L3)
SOURCE: S.C.I.M.S. (10/12/19)

I	FIRST ISSUE	20/12/19

CLIENT:

SUZI BRYDEN
32A NULLABURRA ROAD,
NEWPORT NSW 2106

SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER LOT 1 IN D.P.405993
32A NULLABURRA ROAD,
NEWPORT NSW 2106

LEGEND:

BLD = EXTERNAL BUILDING
BW = BOTTOM WALL
CHI = CHIMNEY
CL = CENTRELINE
CON = CONCRETE
DRN = DRAIN
DS = DOOR SILL LEVEL
FCE = FENCE
FL = FLOOR LEVEL
GAFL = GARAGE FLOOR LEVEL
GAR = GARAGE
GRA = GRAVEL
GRT = GRATE
HL = HOOD LEVEL
LIN = LINTEL
NS = NATURAL SURFACE
PAT = PATIO
PAV = PAVING
PER = PERGOLA
PP = POWER POLE
RR = ROOF RIDGE
SL = SILL LEVEL
SMH = SEWER MAN HOLE
STN = SURVEY STATION
STR = STAIRS
TG = TOP OF GUTTER
TKB = TOP OF KERB
TPIT = TELSTRA PIT
TR = TREE
TW = TOP OF WALL
WM = WATER METER
EO = ELECTRICITY OVERHEAD
S = SEWER UNDERGROUND
TREE
SPREAD-DIAMETER-HEIGHT

C.M.S. Surveyors Pty Limited
ACN: 096 240 201
PO Box 463 Dee Why NSW 2099
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Telephone: (02) 9971 4802
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E-mail: info@cmssurveyors.com.au

LGA: NORTHERN BEACHES | SHEET I OF I

SURVEYED	DRAWN	CHECKED	APPROVED
HC	GP	HC	ME/CL

SURVEY INSTRUCTION	SCALE	DATE OF SURVEY
19027	1:100 @ A1 1:200 @ A3	13/12/19

DRAWING NAME: **19027detail**
CAD FILE: 19027detail 1.dwg
ISSUE: I