

DEPOSITED PLAN ADMINISTRATION SHEET

Office Use Only	Office Use Only
Registered:	<i>THIS IS A DRAFT SUBDIVISION PLAN ONLY. ALL BOUNDARIES, LAYOUTS, DIMENSIONS, AREAS, EASEMENTS & LEVELS ARE SUBJECT TO SURVEY</i>
Title System:	
PLAN OF SUBDIVISION OF LOT 10 D.P..... (being the land in S.P.32071 & S.P.32072)	LGA: NORTHERN BEACHES Locality: DEE WHY Parish: MANLY COVE County: CUMBERLAND
<p style="text-align: center;">Survey Certificate</p> <p>I, CHRISTOPHER THOMAS NORTON of NORTON SURVEY PARTNERS PTY LTD P.O. BOX 289 ROZELLE NSW 2039 a surveyor registered under the <i>Surveying and Spatial Information Act 2002</i>, certify that:</p> <p>*(a) The land shown in the plan was surveyed in accordance with the <i>Surveying and Spatial Information Regulation 2017</i>, is accurate and the survey was completed on _____, or</p> <p>*(b) The part of the land shown in the plan (*being/*excluding** _____) was surveyed in accordance with the <i>Surveying and Spatial Information Regulation 2017</i>, the part surveyed is accurate and the survey was completed on _____ the part not surveyed was compiled in accordance with that Regulation, or</p> <p>*(c) The land shown in this plan was compiled in accordance with the <i>Surveying and Spatial Information Regulation 2017</i>.</p> <p>Datum Line: A - B Type: *Urban/*Rural The terrain is *Level-Undulating / *Steep Mountainous.</p> <p>Signature: Dated:</p> <p>Surveyor Identification No: 1761 Surveyor registered under the <i>Surveying and Spatial Information Act 2002</i></p> <p>*Strike out inappropriate words. **Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.</p>	<p style="text-align: center;">Crown Lands NSW/Western Lands Office Approval</p> <p>I, (Authorised Officer) in approving this plan certify that all necessary approvals in regard to the allocation of the land shown herein have been given.</p> <p>Signature:</p> <p>Date:</p> <p>File Number:</p> <p>Office:</p>
<p style="text-align: center;">Subdivision Certificate</p> <p>I, *Authorised Person/*General Manager/*Registered Certifier, certify that the provisions of s.6.15 of the <i>Environmental Planning and Assessment Act 1979</i> have been satisfied in relation to the proposed subdivision, new road or reserve set out herein.</p> <p>Signature:</p> <p>Registration number:</p> <p>Consent Authority:</p> <p>Date of endorsement:</p> <p>Subdivision Certificate number:</p> <p>File number:</p> <p>*Strike through if inapplicable.</p>	<p style="text-align: center;">Subdivision Certificate</p> <p>I, *Authorised Person/*General Manager/*Registered Certifier, certify that the provisions of s.6.15 of the <i>Environmental Planning and Assessment Act 1979</i> have been satisfied in relation to the proposed subdivision, new road or reserve set out herein.</p> <p>Signature:</p> <p>Registration number:</p> <p>Consent Authority:</p> <p>Date of endorsement:</p> <p>Subdivision Certificate number:</p> <p>File number:</p> <p>*Strike through if inapplicable.</p>
Plans used in the preparation of survey/compilation.	Statements of intention to dedicate public roads create public reserves and drainage reserves, acquire/resume land.
Surveyor's Reference: 53046 DP2 Issue D 9.10.23	Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A

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**PLAN OF SUBDIVISION OF
LOT 10 D.P.....
(being the land in S.P.32071 & S.P.32072)**

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) SSI Regulation 2017
- Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
- Signatures and seals- see 195D Conveyancing Act 1919
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate number:

Date of Endorsement:

SCHEDULE OF STREET ADDRESSES

LOT	STREET No.	STREET NAME	STREET TYPE	LOCALITY
1	4	DELMAR	PARADE	DEE WHY
2	812	PITTWATER	ROAD	DEE WHY

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE:

1. EASEMENT FOR SUPPORT & SHELTER (WHOLE OF LOT)
2. EASEMENT FOR SERVICES (WHOLE OF LOT)
3. EASEMENT FOR EMERGENCY EGRESS (WHOLE OF LOT)
4. EASEMENT FOR AIR EXTRACTION (WHOLE OF LOT)
5. EASEMENT FOR ACCESS TO SHARED FACILITIES (WHOLE OF LOT)
6. EASEMENT FOR FIRE SERVICES (WHOLE OF LOT)
7. RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (RVA1)
8. RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (RVA2)
9. RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (RVA3)
10. RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (RVA4)
11. RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (RVA5)
12. RIGHT OF ACCESS LIMITED IN STRATUM (RA1)
13. RIGHT OF ACCESS LIMITED IN STRATUM (RA2)
14. RIGHT OF ACCESS LIMITED IN STRATUM (RA3)
15. EASEMENT FOR DRAINAGE OF WATER LIMITED IN STRATUM (E2)
16. EASEMENT FOR DRAINAGE OF WATER & RISING MAIN LIMITED IN STRATUM (E3)
17. EASEMENT FOR DRAINAGE OF WATER & PUMP OUT LIMITED IN STRATUM (E4)
18. EASEMENT FOR DRAINAGE OF WATER LIMITED IN STRATUM (E5)
19. EASEMENT FOR DRAINAGE OF WATER & RISING MAIN LIMITED IN STRATUM (E6)

(CONTINUED ON SHEET 3)

If space is insufficient use additional annexure sheet

Office Use Only	Office Use Only
Registered: PLAN OF SUBDIVISION OF THE LAND IN S.P.32071 & S.P.32072	<i>THIS IS A DRAFT SUBDIVISION PLAN ONLY. ALL BOUNDARIES, LAYOUTS, DIMENSIONS, AREAS, EASEMENTS & LEVELS ARE SUBJECT TO SURVEY</i>
Subdivision Certificate number: Date of Endorsement:	This sheet is for the provision of the following information as required: <ul style="list-style-type: none"> • A schedule of lots and addresses - See 60(c) <i>SSI Regulation 2017</i> • Statements of intention to create and release affecting interests in accordance with section 88B <i>Conveyancing Act 1919</i> • Signatures and seals- see 195D <i>Conveyancing Act 1919</i> • Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

(CONTINUED FROM SHEET 2)

- 20. EASEMENT FOR DRAINAGE OF WATER & OSD LIMITED IN STRATUM (E7)
- 21. EASEMENT FOR DRAINAGE OF WATER & OSD LIMITED IN STRATUM (E8)
- 22. EASEMENT FOR DRAINAGE OF WATER LIMITED IN STRATUM (E9)
- 23. EASEMENT TO USE LIFT LIMITED IN STRATUM (E10)
- 24. EASEMENT FOR GARBAGE COLLECTION LIMITED IN STRATUM (E11)
- 25. EASEMENT TO USE LOADING DOCK LIMITED IN STRATUM (E12)
- 26. EASEMENT FOR RECREATION LIMITED IN STRATUM (E13)
- 27. EASEMENT FOR RECREATION LIMITED N STRATUM (E14)
- 28. EASEMENT FOR RECREATION LIMITED IN STRATUM (E15)
- 29. EASEMENT FOR GARBAGE STORAGE LIMITED IN STRATUM (E16)
- 30. EASEMENT FOR DRAINAGE OF WATER & OVERLAND FLOW LIMITED IN STRATUM (E17)
- 31. EASEMENT FOR BULKY WASTE STORAGE LIMITED IN STRATUM (E18)
- 32. RIGHT OF ACCESS LIMITED IN STRATUM (RA4)
- 33. RIGHT OF ACCESS LIMITED IN STRATUM (RA5)
- 34. POSITIVE COVENANT (OSD)
- 35. RESTRICTION ON THE USE OF LAND (OSD)

Execution by Registered Proprietor:

If space is insufficient use additional annexure sheet

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**PLAN OF SUBDIVISION OF
LOT 10 D.P.....
(being the land in S.P.32071 & S.P.32072)**

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Subdivision Certificate number:

Date of Endorsement:

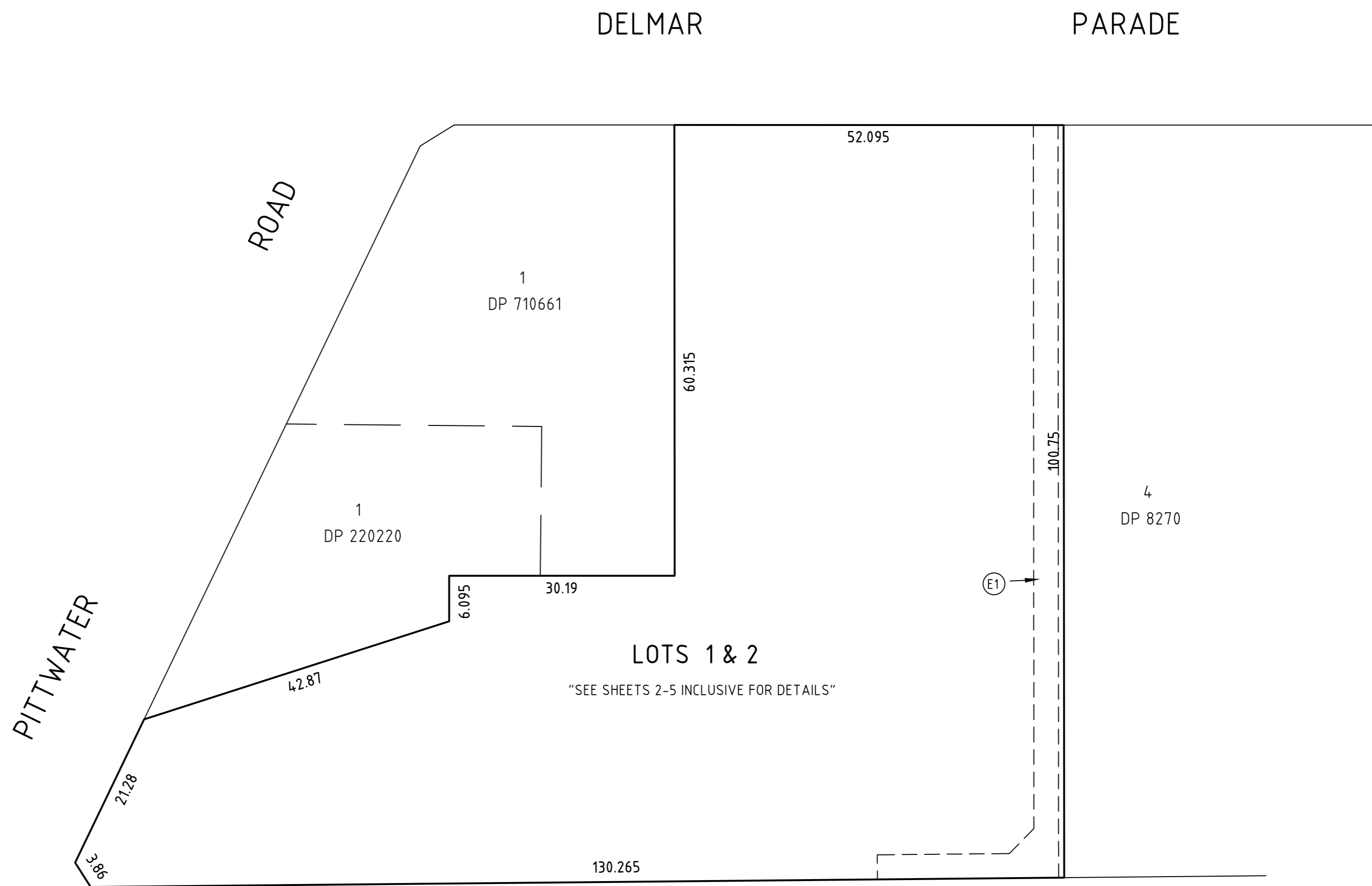
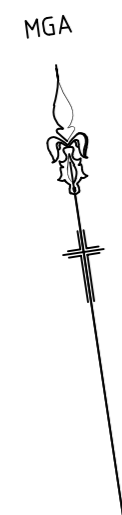
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- A schedule of lots and addresses - See 60(c) *SSI Regulation 2017*
 - Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
 - Signatures and seals- see 195D *Conveyancing Act 1919*
 - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Execution by Mortgagee:

If space is insufficient use additional annexure sheet

THIS IS A DRAFT PLAN ONLY. ALL BOUNDARIES, DIMENSIONS, AREAS, LEVELS AND EASEMENTS ARE SUBJECT TO FINAL SURVEY AFTER CONSTRUCTION OF BUILDINGS.

THE FINAL STRATUM PLAN WILL INCLUDE ADDITIONAL DETAILS AND SECTIONS



(E1) EASEMENT TO DRAIN WATER 3.3 WIDE & VARIABLE (DP.....)

AREA SCHEDULE - TOTALS	
LOT 1	20,464m ² IN 4 PARTS
LOT 2	10,696m ² IN 4 PARTS

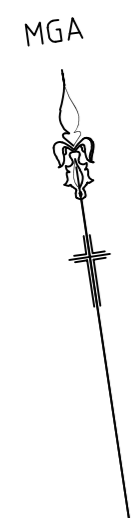
LOTS 1 & 2 ARE STRATUM LOTS LIMITED IN HEIGHT & DEPTH. REFER TO SHEETS 2 - 5 INCLUSIVE FOR DETAILS

ALL LEVELS SHOWN ARE ON AUSTRALIAN HEIGHT DATUM (AHD)
ORIGIN OF LEVELS:

THE FOLLOWING NEW EASEMENTS AFFECT THE WHOLE OF LOTS 1 & 2:

- EASEMENT FOR SUPPORT & SHELTER
- EASEMENT FOR SERVICES
- EASEMENT FOR EMERGENCY EGRESS
- EASEMENT FOR AIR EXTRACTION
- EASEMENT FOR ACCESS TO SHARED FACILITIES
- EASEMENT FOR FIRE SERVICES

Surveyor: CHRISTOPHER THOMAS NORTON Date of Survey: Surveyor's Ref: 53046 DP2	PLAN OF SUBDIVISION OF LOT 10 D.P..... (being the land in S.P.32071 & S.P.32072)	LGA: NORTHERN BEACHES Locality: DEE WHY Subdivision No: Lengths are in metres. Reduction Ratio 1:500	Registered:	DRAFT DP Issue: D Date: 9.10.23
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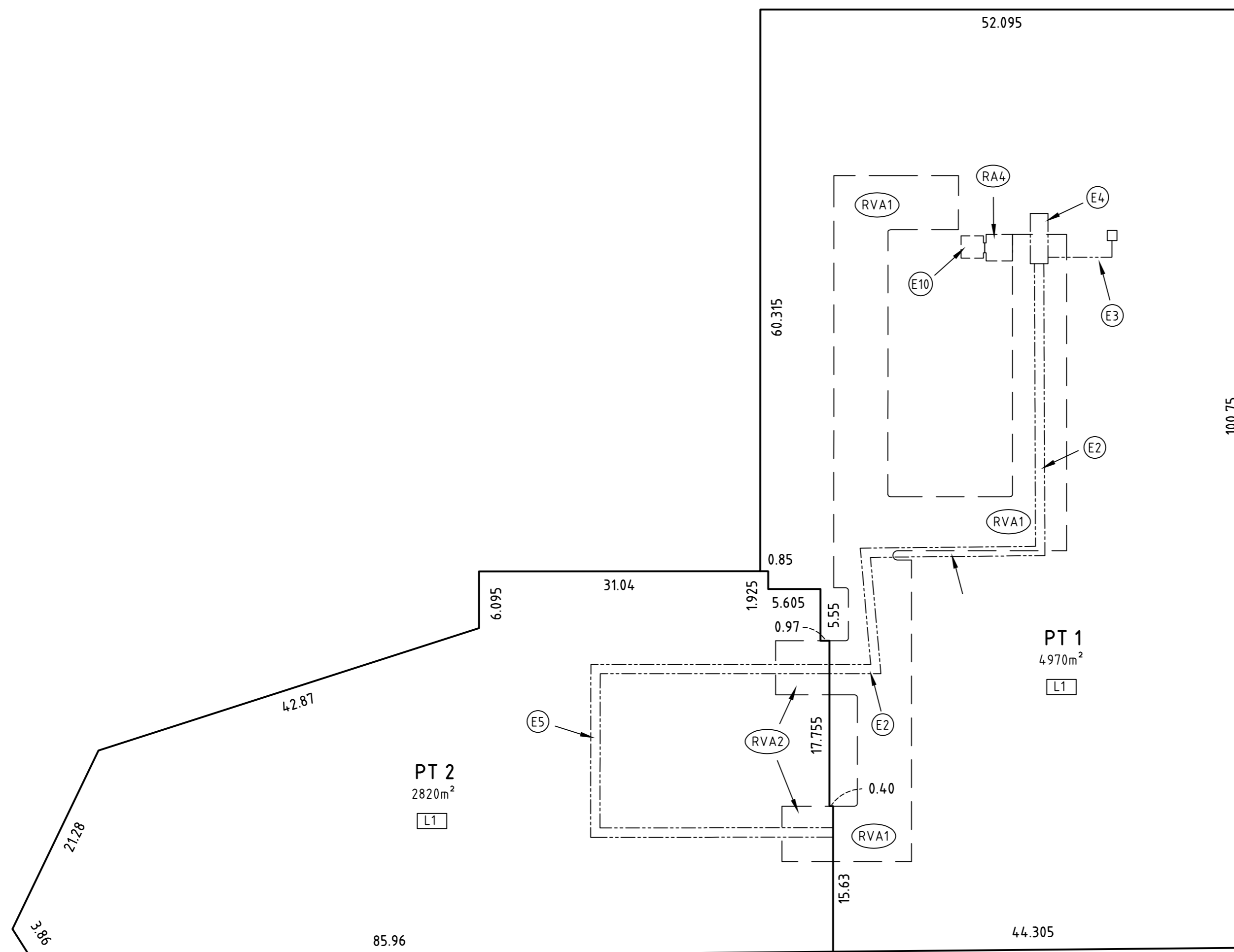
BASEMENT 2 & BELOW

PT LOT 1 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY LEVELS ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HERE UNDER:

L1 UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL24.05

PT LOT 2 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY LEVELS ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HERE UNDER:

L1 UNLIMITED IN DEPTH & LIMITED IN HEIGHT TO RL24.05



- (E2) EASEMENT FOR DRAINAGE OF WATER LIMITED IN STRATUM (BENEFITS LOT 2)
- (E3) EASEMENT FOR DRAINAGE OF WATER & RISING MAIN LIMITED IN STRATUM (BENEFITS LOT 2)
- (E4) EASEMENT FOR DRAINAGE OF WATER & PUMP OUT LIMITED IN STRATUM (BENEFITS LOT 2)
- (E5) EASEMENT FOR DRAINAGE OF WATER LIMITED IN STRATUM (BENEFITS LOT 1)
- (E10) EASEMENT TO USE LIFT LIMITED IN STRATUM (BENEFITS LOT 2)
- (RA4) RIGHT OF ACCESS LIMITED IN STRATUM (BENEFITS LOT 2)
- (RVA1) RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (BENEFITS LOT 2)
- (RVA2) RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (BENEFITS LOT 1)

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Surveyor: CHRISTOPHER THOMAS NORTON
 Date of Survey:
 Surveyor's Ref: 53046 DP2

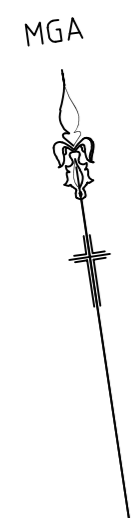
PLAN OF SUBDIVISION OF LOT 10 D.P.....
 (being the land in S.P.32071 & S.P.32072)

LGA: NORTHERN BEACHES
 Locality: DEE WHY
 Subdivision No:
 Lengths are in metres. Reduction Ratio 1:400

Registered:

DRAFT DP
 Issue: D
 Date: 9.10.23

BASEMENT 1

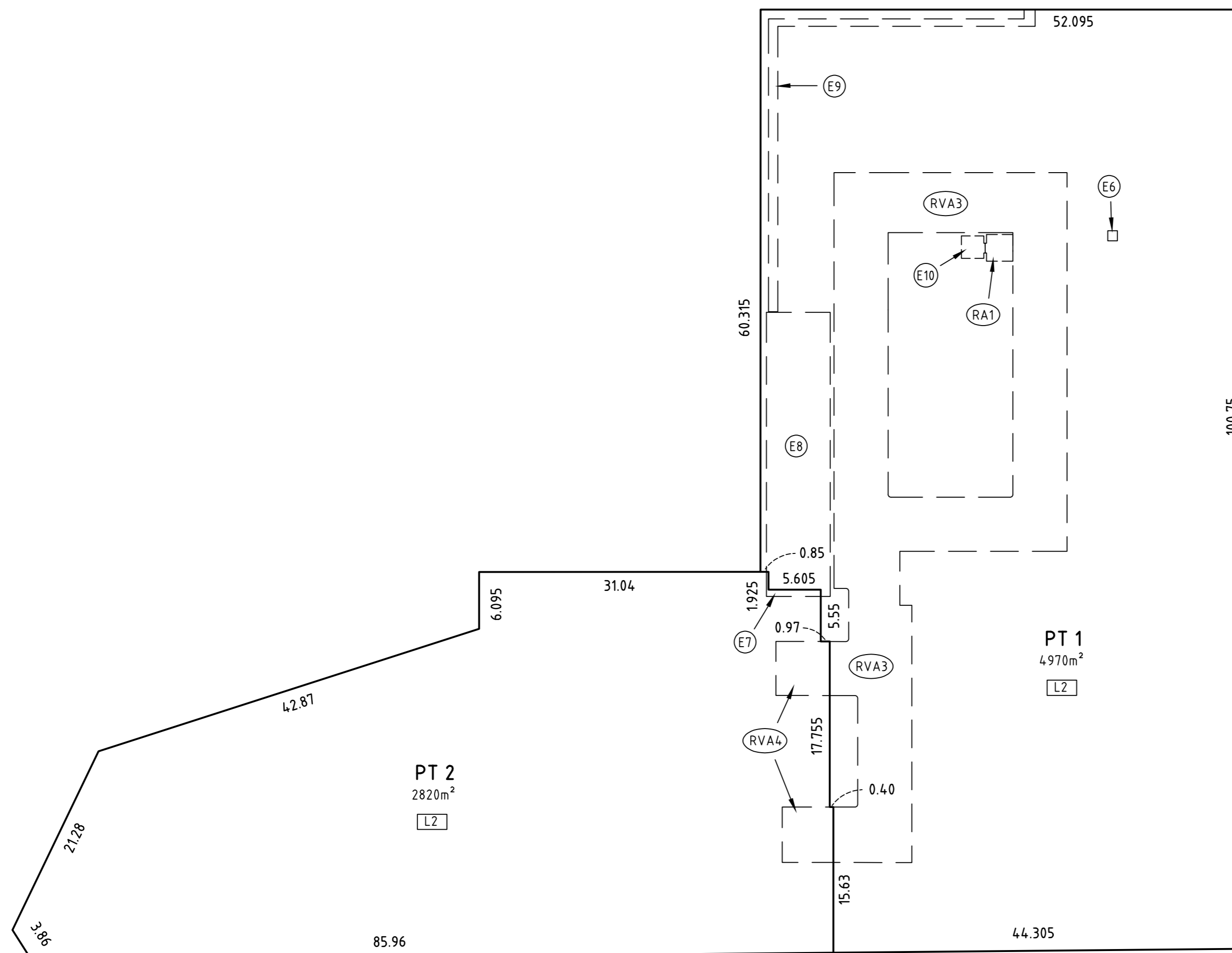


PT LOT 1 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY LEVELS ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HERE UNDER:

L2 LIMITED IN DEPTH TO RL24.05 & LIMITED IN HEIGHT TO RL28.60

PT LOT 2 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY LEVELS ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HERE UNDER:

L2 LIMITED IN DEPTH TO RL24.05 & LIMITED IN HEIGHT TO RL28.60



- (E6)** EASEMENT FOR DRAINAGE OF WATER & RISING MAIN LIMITED IN STRATUM (BENEFITS LOT 2)
- (E7)** EASEMENT FOR DRAINAGE OF WATER & OSD LIMITED IN STRATUM (BENEFITS LOT 1)
- (E8)** EASEMENT FOR DRAINAGE OF WATER & OSD LIMITED IN STRATUM (BENEFITS LOT 2)
- (E9)** EASEMENT FOR DRAINAGE OF WATER LIMITED IN STRATUM (BENEFITS LOT 2)
- (E10)** EASEMENT TO USE LIFT LIMITED IN STRATUM (BENEFITS LOT 2)
- (RA1)** RIGHT OF ACCESS LIMITED IN STRATUM (BENEFITS LOT 2)
- (RVA3)** RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (BENEFITS LOT 2)
- (RVA4)** RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (BENEFITS LOT 1)

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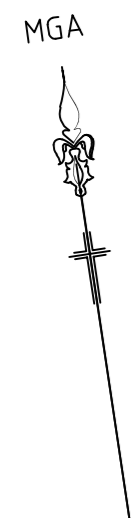
PLAN OF SUBDIVISION OF LOT 10 D.P.....
 (being the land in S.P.32071 & S.P.32072)

LGA: NORTHERN BEACHES
 Locality: DEE WHY
 Subdivision No:
 Lengths are in metres. Reduction Ratio 1:400

Registered:

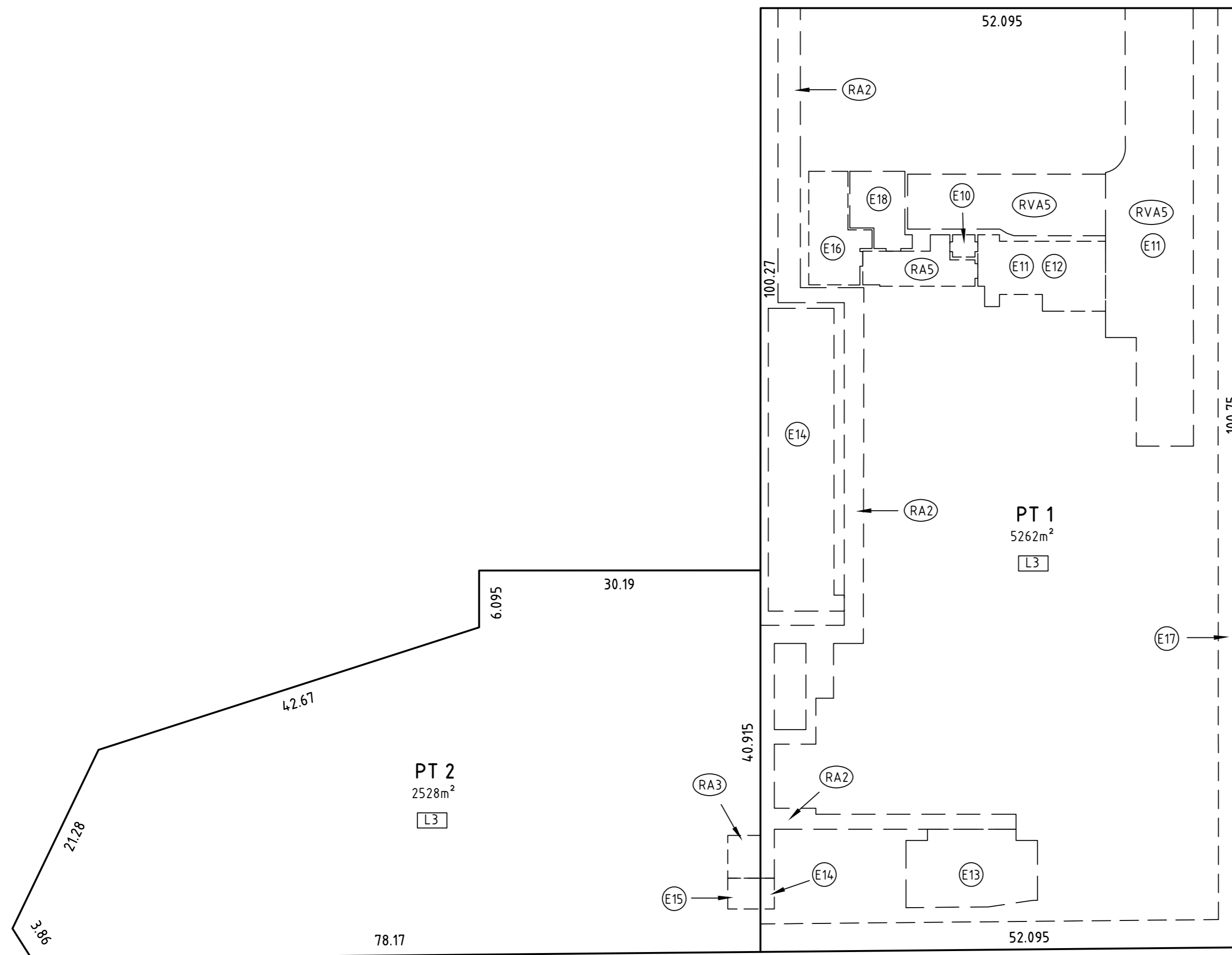
DRAFT DP
 Issue: D
 Date: 9.10.23

GROUND FLOOR



PT LOT 1 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY LEVELS ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HERE UNDER:
 [L3] LIMITED IN DEPTH TO RL28.60 & LIMITED IN HEIGHT TO RL31.70

PT LOT 2 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY LEVELS ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HERE UNDER:
 [L3] LIMITED IN DEPTH TO RL28.60 & LIMITED IN HEIGHT TO RL31.70

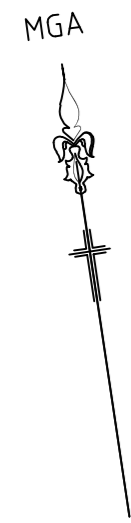


- (E10) EASEMENT TO USE LIFT LIMITED IN STRATUM (BENEFITS LOT 2)
- (E11) EASEMENT FOR GARBAGE COLLECTION LIMITED IN STRATUM (BENEFITS LOT 2)
- (E12) EASEMENT TO USE LOADING DOCK LIMITED IN STRATUM (BENEFITS LOT 2)
- (E13) EASEMENT FOR RECREATION LIMITED IN STRATUM (BENEFITS LOT 2)
- (E14) EASEMENT FOR RECREATION LIMITED IN STRATUM (BENEFITS LOT 2)
- (E15) EASEMENT FOR RECREATION LIMITED IN STRATUM (BENEFITS LOT 1)
- (E16) EASEMENT FOR GARBAGE STORAGE LIMITED IN STRATUM (BENEFITS LOT 2)
- (E17) EASEMENT FOR DRAINAGE OF WATER AND OVERLAND FLOW LIMITED IN STRATUM (BENEFITS LOT 2)
- (E18) EASEMENT FOR BULKY WASTE STORAGE LIMITED IN STRATUM (BENEFITS LOT 2)
- (RA2) RIGHT OF ACCESS LIMITED IN STRATUM (BENEFITS LOT 2)
- (RA3) RIGHT OF ACCESS LIMITED IN STRATUM (BENEFITS LOT 1)
- (RA5) RIGHT OF ACCESS LIMITED IN STRATUM (BENEFITS LOT 2)
- (RVA5) RIGHT OF VEHICLE ACCESS LIMITED IN STRATUM (BENEFITS LOT 2)

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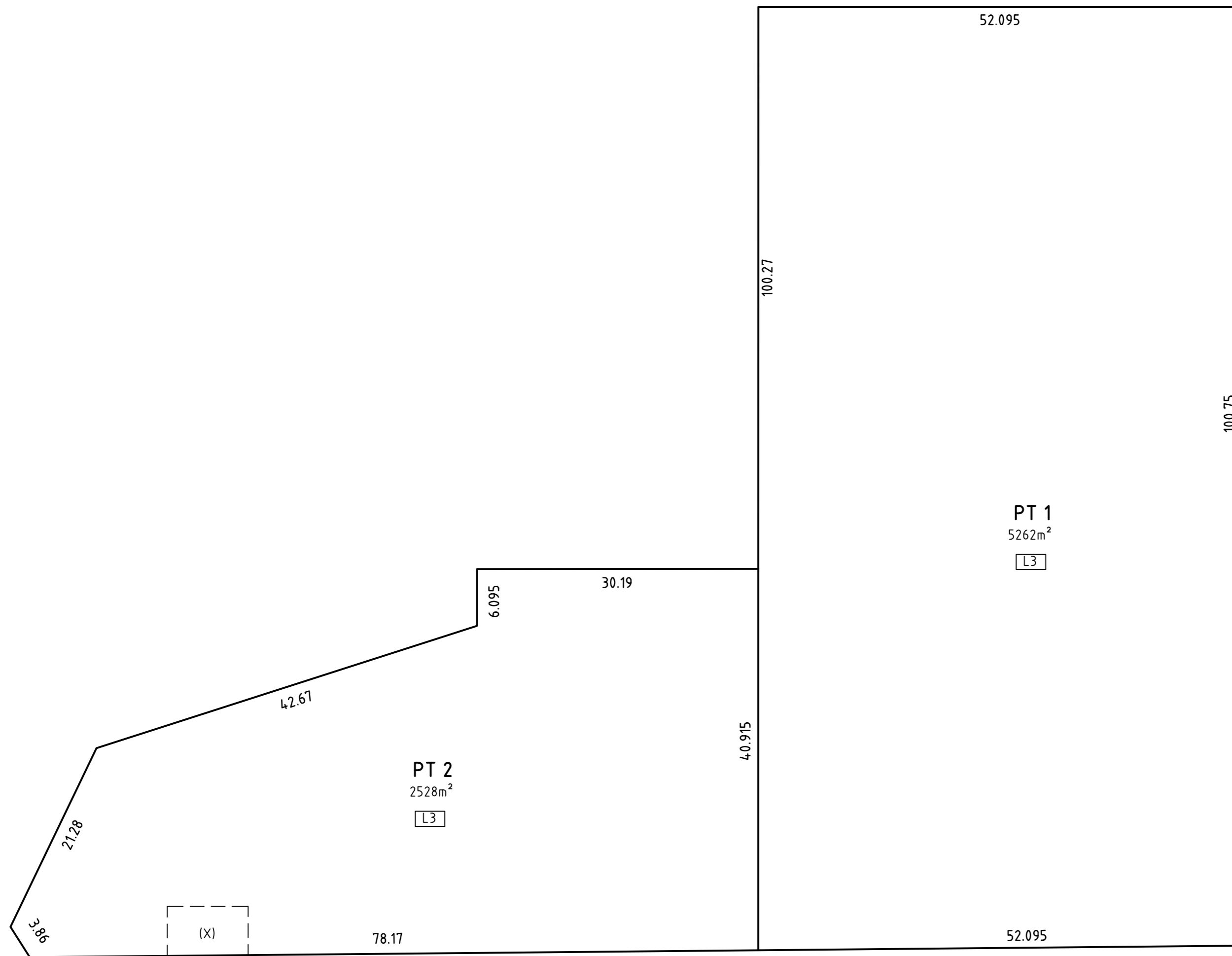
LEVEL 1 & ABOVE



PT LOT 1 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY LEVELS ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HERE UNDER:
 L4 LIMITED IN DEPTH TO RL31.70 & UNLIMITED IN HEIGHT

PT LOT 2 IS A STRATUM LOT LIMITED IN HEIGHT AND DEPTH BY LEVELS ON AUSTRALIAN HEIGHT DATUM (A.H.D) AS DENOTED HERE UNDER:
 L4 LIMITED IN DEPTH TO RL31.70 & UNLIMITED IN HEIGHT

(X) LEASE FOR CHAMBER SUBSTATION (AUSGRID)



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PLAN OF SUBDIVISION OF LOT 10 D.P.....
 (being the land in S.P.32071 & S.P.32072)

LGA: NORTHERN BEACHES
 Locality: DEE WHY
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