

ISSUE	DATE	AMENDMENT	BY

**TYPICAL NOTES:**

- ORIGIN OF LEVELS PM 2227, RL12.119 (A.H.D.)
- BEARINGS ARE ON MGA NORTH
- NO BOUNDARY SURVEY HAS BEEN UNDERTAKEN
- BEARINGS & DISTANCES HAVE BEEN COMPILED FROM TITLE AND/OR DEED INFORMATION SUPPLIED BY DEPARTMENT OF LANDS NSW
- RELATIONSHIP OF IMPROVEMENTS AND DETAIL TO BOUNDARIES IS DIAGRAMMATIC ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
- SERVICES SHOWN ARE BASED ON VISIBLE SURFACE INDICATORS EXISTENT AT THE DATE OF SURVEY AND THE RELEVANT SERVICE DIAGRAMS OF THE RELEVANT AUTHORITIES. ALL SERVICES MUST BE VERIFIED ON SITE PRIOR TO ANY WORK BEING UNDERTAKEN. LINKERS SURVEYING PTY LTD BEAR NO RESPONSIBILITY FOR THE ACCURACY OR COMPLETENESS OF THE SERVICES SHOWN HEREON.
- RIDGE, EAVE & GUTTER HEIGHTS HAVE BEEN OBTAINED BY AN INDIRECT METHOD AND ARE ACCURATE FOR PLANNING PURPOSES ONLY.
- ADJOINING BUILDINGS AND DWELLINGS HAVE BEEN PLOTTED FOR DIAGRAMMATIC PURPOSES ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
- THE DIAMETER (Ø), SPREAD (S) & HEIGHT (H) OF EACH TREE IS INDICATIVE ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY.
- CONTOURS ARE AN INDICATION OF THE TOPOGRAPHY ONLY. SPOT LEVELS SHOULD BE USED IF DETAILED DESIGN IS TO BE UNDERTAKEN.
- CONTOUR INTERVAL: 0.5 METRE.

**LEGEND OF TYPICAL CODES**

AE - ARCHITECTURAL EMBELLISHMENT	MED - METAL LID	MS - NATURAL SURFACE
AP - ALIGNMENT PIN	MIL - METAL	OC - OCCULTED
AWN - AWNING	OC - OCCULTED	PC - PERMANENT MARK
BAC - BALCONY	OP - OPTIC FIBRE	PER - PERGOLA
BAN - BOTTOM OF AWNING	PC - PERMANENT MARK	PERG - PERGOLA CROSSING
BD - BOTTOM OF BANK	PM - PERMANENT MARK	PERG - PERGOLA
BCH - BOTTOM OF CHANNEY	PR - POWER POLE	PERG - PERGOLA CROSSING
BD - BOTTOM OF DOOR	RM - REFERENCE MARK	PERG - PERGOLA
BD - BOTTOM OF FENCE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - BOTTOM OF HANDRAIL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - BOTTOM OF KERB	RSN - REFERENCE MARK	PERG - PERGOLA
BD - BOTTOM OF ROOF	RSN - REFERENCE MARK	PERG - PERGOLA
BD - BOTTOM OF SURVEY WALL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - BOTTOM OF STAIRS	RSN - REFERENCE MARK	PERG - PERGOLA
BD - BOTTOM OF WALL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - BOTTOM OF WINDOW	RSN - REFERENCE MARK	PERG - PERGOLA
BD - CHIMNEY	RSN - REFERENCE MARK	PERG - PERGOLA
BD - CONTINUOUS	RSN - REFERENCE MARK	PERG - PERGOLA
BD - CONCRETE LID	RSN - REFERENCE MARK	PERG - PERGOLA
BD - CULMIN	RSN - REFERENCE MARK	PERG - PERGOLA
BD - COMMUNICATIONS PIT	RSN - REFERENCE MARK	PERG - PERGOLA
BD - CONCRETE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - CARPORT	RSN - REFERENCE MARK	PERG - PERGOLA
BD - DOOR	RSN - REFERENCE MARK	PERG - PERGOLA
BD - DOOR DRAIN	RSN - REFERENCE MARK	PERG - PERGOLA
BD - DRILL HOLE & WINGS	RSN - REFERENCE MARK	PERG - PERGOLA
BD - DRIVEWAY	RSN - REFERENCE MARK	PERG - PERGOLA
BD - EDGE OF BITUMEN	RSN - REFERENCE MARK	PERG - PERGOLA
BD - ELECTRICITY BOX	RSN - REFERENCE MARK	PERG - PERGOLA
BD - EDGE OF CONCRETE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - EDGE OF ROOF	RSN - REFERENCE MARK	PERG - PERGOLA
BD - EDGE OF GARDEN	RSN - REFERENCE MARK	PERG - PERGOLA
BD - ELECTRICITY PIT	RSN - REFERENCE MARK	PERG - PERGOLA
BD - LIGHT POLE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - EDGE OF PATH	RSN - REFERENCE MARK	PERG - PERGOLA
BD - EDGE OF ROAD	RSN - REFERENCE MARK	PERG - PERGOLA
BD - INVERSE OF BITUMEN	RSN - REFERENCE MARK	PERG - PERGOLA
BD - FLOOR LEVEL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - INVERSE FLOOR LEVEL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - FENCE POST	RSN - REFERENCE MARK	PERG - PERGOLA
BD - GLASS DOOR	RSN - REFERENCE MARK	PERG - PERGOLA
BD - GRADING LEVEL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - GAS METER	RSN - REFERENCE MARK	PERG - PERGOLA
BD - HIGH POWERED GAS	RSN - REFERENCE MARK	PERG - PERGOLA
BD - HANDRAIL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - HYDRANT	RSN - REFERENCE MARK	PERG - PERGOLA
BD - INVERT LEVEL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - KERB	RSN - REFERENCE MARK	PERG - PERGOLA
BD - LAMP POST	RSN - REFERENCE MARK	PERG - PERGOLA
BD - LID	RSN - REFERENCE MARK	PERG - PERGOLA
BD - MANHOLE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - RECYCLED WATER	RSN - REFERENCE MARK	PERG - PERGOLA
BD - CEM/STORMWATER PIPE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - UNDERGROUND ELECTRICITY	RSN - REFERENCE MARK	PERG - PERGOLA
BD - CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - UNDERGROUND ELECTRICITY & OPTIC CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - FIRE SERVICE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - GAS LINE & ELECTRICITY CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - NATIONAL BROAD BAND CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - NATURAL GAS LINE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - OVERHEAD CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - OPTIC CABLE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - PRIVATE ELECTRICITY	RSN - REFERENCE MARK	PERG - PERGOLA
BD - PRIVATE SEWER	RSN - REFERENCE MARK	PERG - PERGOLA
BD - PRIVATE WATER	RSN - REFERENCE MARK	PERG - PERGOLA
BD - RISING MAN	RSN - REFERENCE MARK	PERG - PERGOLA
BD - ROAD & MARINE SERVICES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - SEWER	RSN - REFERENCE MARK	PERG - PERGOLA
BD - SEWER OUTFALL	RSN - REFERENCE MARK	PERG - PERGOLA
BD - SHARED TRENCH	RSN - REFERENCE MARK	PERG - PERGOLA
BD - STORMWATER CREEK	RSN - REFERENCE MARK	PERG - PERGOLA
BD - GAS LINE & ELECTRICITY CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - TELSTRA & GAS CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - UNKNOWN SERVICE	RSN - REFERENCE MARK	PERG - PERGOLA
BD - VOIDUS CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - VERZON CABLES	RSN - REFERENCE MARK	PERG - PERGOLA
BD - WATER SUPPLY	RSN - REFERENCE MARK	PERG - PERGOLA
BD - WATER MAIN	RSN - REFERENCE MARK	PERG - PERGOLA

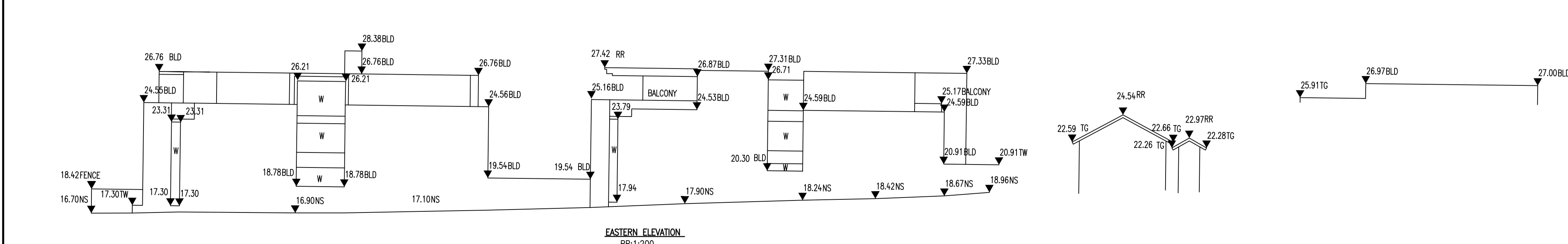
**LEGEND OF TYPICAL SERVICES**

- ALL UNDERGROUND SERVICE INFORMATION INCLUSIVE OF GENERAL POSITION AND SURFACE COVER DEPTHS NOTED ON THE PLAN ARE APPROXIMATELY ONLY.
- ALL UNDERGROUND SERVICE INFORMATION HAS BEEN COMPILED FROM SERVICE AUTHORITY PLANS PROVIDED BY THE AUTHORITIES.
- THE LOCATION OF SERVICES BETWEEN SURVEYED POINTS (AS INDICATED) HAVE BEEN SHOWN DIAGRAMMATICALLY ONLY USING THE SERVICE DIAGRAMS AS PROVIDED. THE EXACT LOCATION OF THESE SERVICES BETWEEN THE SURVEYED POINTS MUST BE VERIFIED PRIOR TO ANY EXCAVATION OR PLANNING WORK. ANY WORK AGAINST THE POSSIBILITY OF THE EXISTENCE OF FURTHER UNCHARTED SERVICES.
- ALL CONTRACTORS, TRADESMEN, BUILDING & PROJECT CONSULTANTS MUST CONTACT THE RELEVANT AUTHORITIES, IN ACCORDANCE WITH STANDARD 'DIAL BEFORE YOU DIG' PROCEDURES PRIOR TO UNDERTAKING ANY WORKS WITHIN THE VICINITY OF THE SERVICE LINES TO VERIFY THE POSITION OF THE SERVICE LINES.

Liability limited by a scheme approved under Professional Standards Legislation

**REDUCTION RATIO 1:100**

LENGTHS ARE IN METRES



THE LAND IS AFFECTED BY

(A) EASEMENT TO PERMIT ENCROACHING STRUCTURE TO REMAIN VARIABLE WIDTH (DP 1218022)

(X) EASEMENT FOR UNDERGROUND CABLES 1.22 WIDE M162014 AND M221192

(Y) EASEMENT TO DRAIN WATER (N547588)

**CLIENT:** IPM

**TITLE No:** A/356986 & SP 1172 **REF:** 170518

**DATUM:** A.H.D. **ISSUE:** 1

**DATE OF SURVEY:** 22.06.17 **ISSUE DATE:** 00.00.17

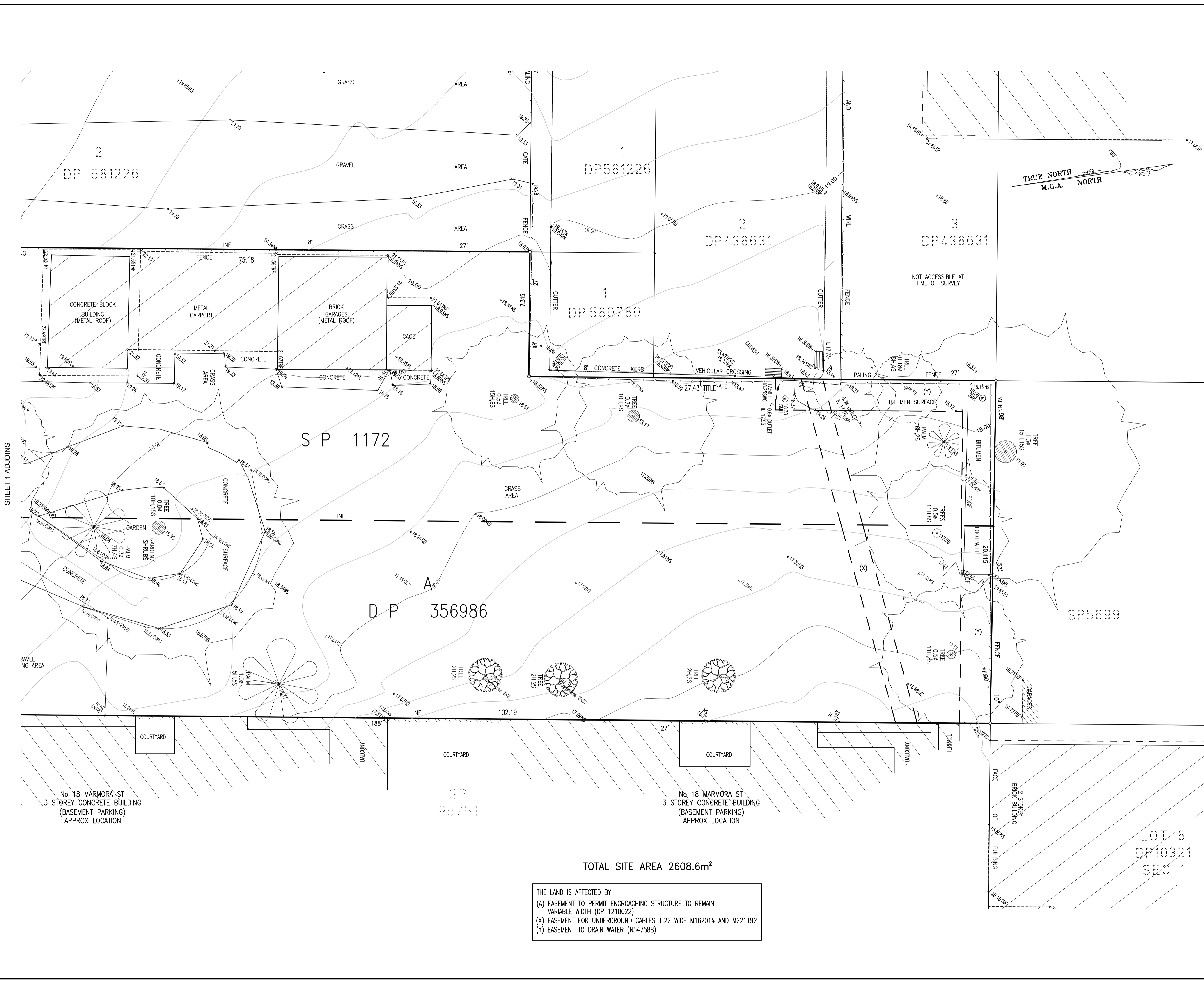
**SURVEYOR:** MT **SHEET SIZE:** A1

**DRAFTER:** PH **SHEET 1 OF 2 SHEETS**

**PLAN OF DETAIL & LEVELS AT No 9-15 LAWRENCE STREET HARBORD**

Suite 301, Level 3, 55 Holt Street  
Surry Hills NSW 2012  
PO Box 1807  
Strawberry Hills NSW 2012  
t: (02) 9212 4655  
f: (02) 9212 5254  
email: reception@linkersurveying.com.au  
web site: www.linkersurveying.com.au

LINKERS SURVEYING  
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A Veris Company



ISSUE	DATE	AMENDMENT	BY

- TYPICAL NOTES:**
1. ORIGIN OF LEVELS PM 2227, RL12.719 (A.H.D.)
  2. BEARINGS ARE ON MGA NORTH
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  7. RIDGE, EAVE & GUTTER HEIGHTS HAVE BEEN OBTAINED BY AN INDIRECT METHOD AND ARE ACCURATE FOR PLANNING PURPOSES ONLY
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  9. THE DIAMETER (Ø), SPREAD (S) & HEIGHT (H) OF EACH TREE IS INDICATIVE ONLY AND SPECIFIC DETAILS, IF CRITICAL, WILL REQUIRE FURTHER SURVEY
  10. CONTOURS ARE AN INDICATION OF THE TOPOGRAPHY ONLY. SPOT LEVELS SHOULD BE USED IF REQUIRED
  11. CONTOUR INTERVAL: 0.5 METRE

**LEGEND OF TYPICAL CODES**

AE - ARCHITECTURAL EMBELLISHMENT	MID - METAL LID
AP - ALDREY PIN	MS - NATURAL SURFACE
AW - AWNING	OCC - STRUCTURE
BAC - BATTERY	OPT - OPTIC PIT
BAN - BOTTOM OF AWNING	PC - FROM CROSSING
BBD - BOTTOM OF BANK	PCD - PERCESSION CROSSING
BCH - BOTTOM OF CHIMNEY	PERG - PERGOLA
BD - BOTTOM OF DOOR	PM - PERMANENT MARK
BDY - BOTTOM OF DRIVEWAY	PMW - POWER POLE
BF - BOTTOM OF FENCE	RCK - ROCK
BFH - BOTTOM OF HANDRAIL	RLM - RAILWAY
BIT - BITUMEN	RM - REFERENCE MARK
BK - BOTTOM OF KERB	RSD - ROOF RIDGE
BLD - BUILDING	RSN - CONCRETE NAIL
BM - BENCH MARK	SEM - SENTRY
BOL - BOLLARD	SHR - SHRUB
BRK - BOTTOM OF ROCK	SHRUB - SHRUB
BRS - BRICK	SIR - SINKHOLE INSPECTION PIT
BRW - BOTTOM OF RETAINING WALL	SLH - SINKHOLE
BS - BOTTOM OF STEPS	SMH - SINKHOLE
BW - BOTTOM OF WALL	SP - SPON POST
BWN - BOTTOM OF WINDOW	SSW - STATE SURVEY MARK
CA - CHIMNEY	ST - STOP VALVE
CD - CONTINUOUS	SW - STORM WATER
CLD - CONCRETE LID	TANN - TOP OF AWNING
COL - COLUMN	TB - TOP OF BANK
COM - COMMUNICATIONS PIT	TC - TOP OF CHIMNEY
CONC - CONCRETE	TEL - TELSTRA PIT
COF - CROFT	TEL - TELSTRA PILLAR
DO - DOOR	TEL - TOP OF FENCE
DH - DRILL HOLE & WINGS	TH - TOP OF HANDRAIL
DW - DRIVEWAY	THR - TOP OF KERB
ED - EDGE OF BITUMEN	TRF - TRAFFIC ISLAND
ED - EDGE OF CONCRETE	TR - TREE
ED - EDGE OF DOOR	TRK - TOP OF ROOF
EG - EDGE OF GARDEN	TRM - TOP OF ROCK
ELEC - ELECTRICITY PIT	TWN - TOP OF RETAINING WALL
ELP - LIGHT POLE	TS - TOP OF STEPS
EP - EDGE OF PATH	TS - TOP OF WALL
ER - EDGE OF ROAD	TWN - TOP OF WINDOW
ESC - ESCAPE	UB - UNDERGROUND SERVICES
FL - FLOOR LEVEL	USC - UNDERSIDE OF CEILING
FL - FINISHED FLOOR LEVEL	USG - UNDERSIDE OF GUTTER
FP - FENCE POST	VER - VERANDAH
GL - GLASS DOOR	W - WENT
GL - GRADING LEVEL	WM - WINDOW CROSSING
GM - GAS METER	W - WINDOW
HPC - HIGH POWERED GAS	WM - WATER METER
HR - HANDRAIL	
HYD - HYDRANT	
I - INVERT LEVEL	
IS - IRRIGATION	
LN - LAMP POST	
MH - MANHOLE	

**LEGEND OF TYPICAL SERVICES**

C - COMMUNICATIONS CABLE	RW - RECYCLED WATER
CSWP - CERAMIC STORMWATER PIPE	RM - RISING MAIN
E - UNDERGROUND ELECTRICITY	RMC - ROAD & MARINE SERVICES
CS - CABLES	S - SEWER
AE - AD - UNDERGROUND ELECTRICITY & OPTIC CABLES	SO - SEWER OUTFALL
PS - FIRE SERVICE	ST - SHARED TRENCH
C - GAS LINE	SW - STORM WATER
GE - GAS LINE & ELECTRICITY CABLES	SW - STORMWATER CREEK
NBN - NATIONAL BROAD BAND CABLES	T - TELSTRA
NG - NATURAL GAS LINE	TO - TELSTRA & GAS CABLES
OH - OVERHEAD CABLES	U - UNKNOWN SERVICE
OPT - OPTIC CABLE	VO - VOICUS CABLES
PE - PRIVATE ELECTRICITY	VR - VERIZON CABLES
PS - PRIVATE SEWER	W - WATER SUPPLY
PW - PRIVATE WATER	WM - WATER MAIN

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**REDUCTION RATIO 1 : 100**

LENGTHS ARE IN METRES

CLIENT: IPM

TITLE No: A/356986 & SP 1172 REF: 170518

DATUM: A.H.D. ISSUE: 1

DATE OF SURVEY: 22.06.17 ISSUE DATE: 00.00.17

SURVEYOR: MT SHEET SIZE: A1

DRAFTER: PH SHEET 2 OF 2 SHEETS

**PLAN OF DETAIL & LEVELS AT No 9-15 LAWRENCE STREET HARBORD**

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 Surry Hills NSW 2012  
 PO Box 1807  
 Strawberry Hills NSW 1922  
 t: (02) 9212 4655  
 f: (02) 9212 5254  
 email: reception@linkersurveying.com.au  
 web site: www.linkersurveying.com.au

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- (Y) EASEMENT TO DRAIN WATER (N547588)

TOTAL SITE AREA 2608.6m<sup>2</sup>

SHEET 1 A.DJOINS

X:\IT\2017\0516-9-15 LAWRENCE ST HARBORD\0516-DET-ALL.DWG