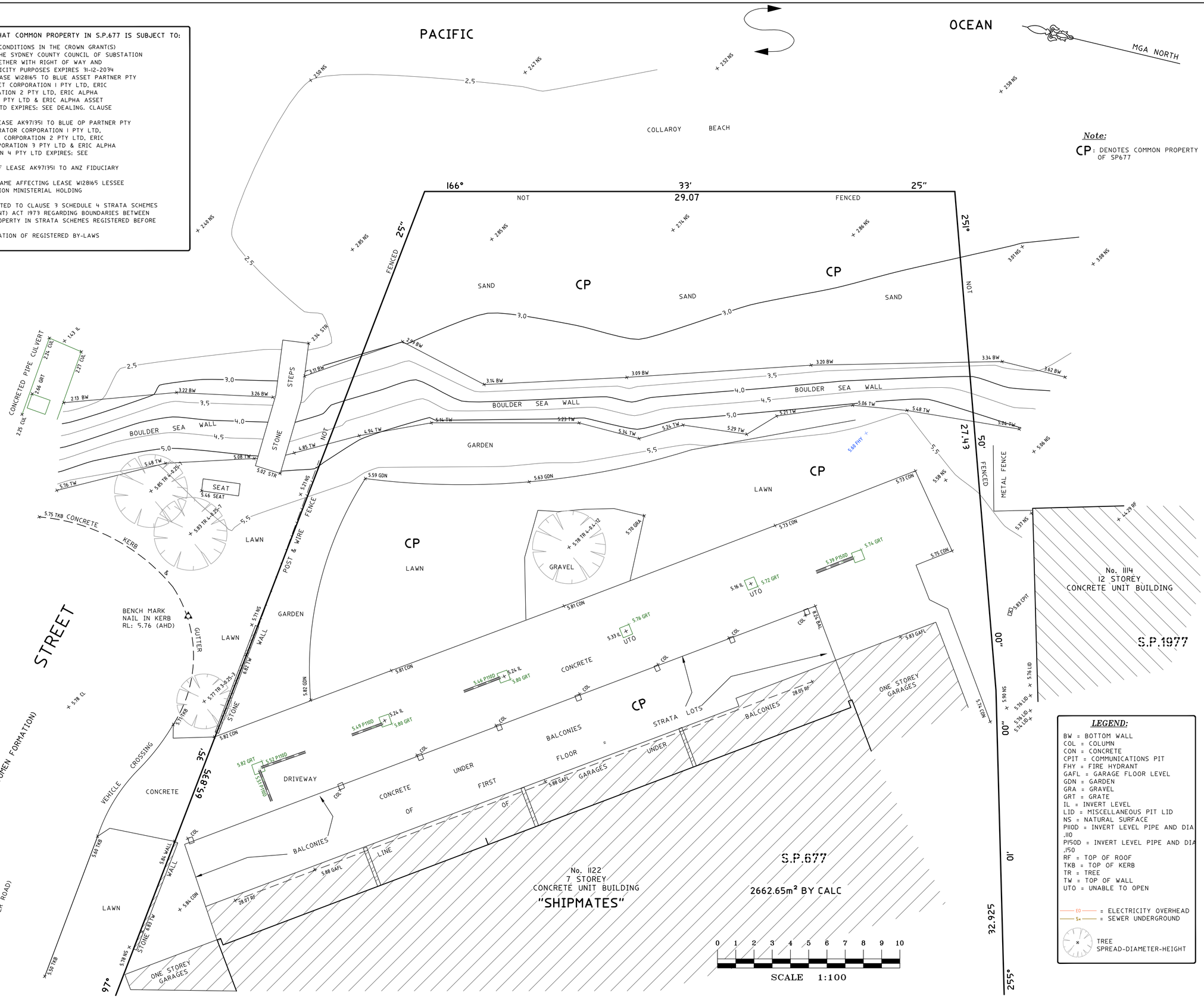
A1

TITLE INDICATES THAT COMMON PROPERTY IN S.P.677 IS SUBJECT TO:

- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- W128165 LEASE TO THE SYDNEY COUNTY COUNCIL OF SUBSTATION PREMISES NO 406 TOGETHER WITH RIGHT OF WAY AND EASEMENT FOR ELECTRICITY PURPOSES EXPIRES 31-12-2034
AK971951 LEASE OF LEASE W128165 TO BLUE ASSET PARTNER PTY LTD, ERIC ALPHA ASSET CORPORATION 1 PTY LTD, ERIC ALPHA ASSET CORPORATION 2 PTY LTD, ERIC ALPHA ASSET CORPORATION 3 PTY LTD & ERIC ALPHA ASSET CORPORATION 4 PTY LTD EXPIRES: SEE DEALING, CLAUSE 2.3 (b) (ii).
AK971952 LEASE OF LEASE AK971951 TO BLUE OP PARTNER PTY LTD, ERIC ALPHA OPERATOR CORPORATION 1 PTY LTD, ERIC ALPHA OPERATOR CORPORATION 2 PTY LTD, ERIC ALPHA OPERATOR CORPORATION 3 PTY LTD & ERIC ALPHA OPERATOR CORPORATION 4 PTY LTD EXPIRES: SEE DEALING, CLAUSE 12.1
AK971502 MORTGAGE OF LEASE AK971951 TO ANZ FIDUCIARY SERVICES PTY LTD
AK971571 CHANGE OF NAME AFFECTING LEASE W128165 LESSEE NOW ALPHA DISTRIBUTION MINISTERIAL HOLDING CORPORATION
- ATTENTION IS DIRECTED TO CLAUSE 3 SCHEDULE 4 STRATA SCHEMES (FREEHOLD DEVELOPMENT) ACT 1973 REGARDING BOUNDARIES BETWEEN LOTS AND COMMON PROPERTY IN STRATA SCHEMES REGISTERED BEFORE 1-7-1974
- AM636987 CONSOLIDATION OF REGISTERED BY-LAWS



Note:

CP: DENOTES COMMON PROPERTY OF SP677

LEGEND:

BW = BOTTOM WALL
COL = COLUMN
CON = CONCRETE
CPIT = COMMUNICATIONS PIT
FHY = FIRE HYDRANT
GAFL = GARAGE FLOOR LEVEL
GDN = GARDEN
GRA = GRAVEL
GRT = GRATE
IL = INVERT LEVEL
LID = MISCELLANEOUS PIT LID
NS = NATURAL SURFACE
PIIOD = INVERT LEVEL PIPE AND DIA .110
PI50D = INVERT LEVEL PIPE AND DIA .150
RF = TOP OF ROOF
TKB = TOP OF KERB
TR = TREE
TW = TOP OF WALL
UTO = UNABLE TO OPEN

ED = ELECTRICITY OVERHEAD
S = SEWER UNDERGROUND

TREE
SPREAD-DIAMETER-HEIGHT

NOTES

• BOUNDARIES HAVE NOT BEEN DEFINED (TITLE DIMENSIONS ONLY) - BOUNDARY DEFINITION IS SUBJECT TO FURTHER SURVEY.

• A BASIC BOUNDARY SURVEY HAS BEEN UNDERTAKEN SUITABLE FOR COUNCIL DA SUBMISSION (TITLE DIMENSIONS ONLY) - BOUNDARY DEFINITION IS SUBJECT TO FURTHER SURVEY.

• IF CONSTRUCTION ON OR NEAR BOUNDARIES IS REQUIRED IT IS RECOMMENDED THAT THE BOUNDARIES OF THE LAND BE MARKED.

• THIS DETAIL SURVEY IS NOT A "SURVEY" AS DEFINED BY THE SURVEYING AND SPATIAL INFORMATION ACT, 2002.

• AREA IS APPROXIMATE ONLY AND HAS BEEN CALCULATED BY TITLE DIMENSIONS. ALL TITLE DIMENSIONS OF THE LAND HAVE NOT BEEN CONFIRMED BY SURVEY. IF AREAS ARE CRITICAL WE RECOMMEND A BOUNDARY SURVEY FOR PUBLIC RECORD.

- TREE SIZES ARE ESTIMATES ONLY.
- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF OWNERS CORPORATION SP677 (LAMB & WALTERS)
- 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 2018.
- 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.

HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: PM 3988
R.L. 5.805 (ORDER L2)
SOURCE: S.C.I.M.S. (03/05/02)

1	FIRST ISSUE	21/03/18

CLIENT:
OWNERS CORPORATION SP677
PO BOX 95
GORDON NSW 2072

SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER PART LOT IN S.P.677
1122 PITTWATER ROAD
COLLAROY NSW 2097

C.M.S. Surveyors Pty Limited
ACN: 096 240 201
PO Box 463 Dee Why NSW 2099
2/99A South Creek Road, Dee Why NSW 2099
Telephone: (02) 9971 4802
Facsimile: (02) 9971 4822
E-mail: info@cmssurveyors.com.au

LGA: NORTHERN BEACHES | SHEET 1 OF 1

SURVEYED	DRAWN	CHECKED	APPROVED
BB	MC	BB	MDL

SURVEY INSTRUCTION	SCALE	DATE OF SURVEY
6951A	1:100 @ A1	14/03/18

DRAWING NAME: **6951Adetail** | ISSUE: 1
CAD FILE: 6951Adetail 1.dwg