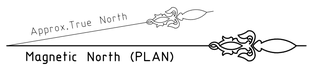
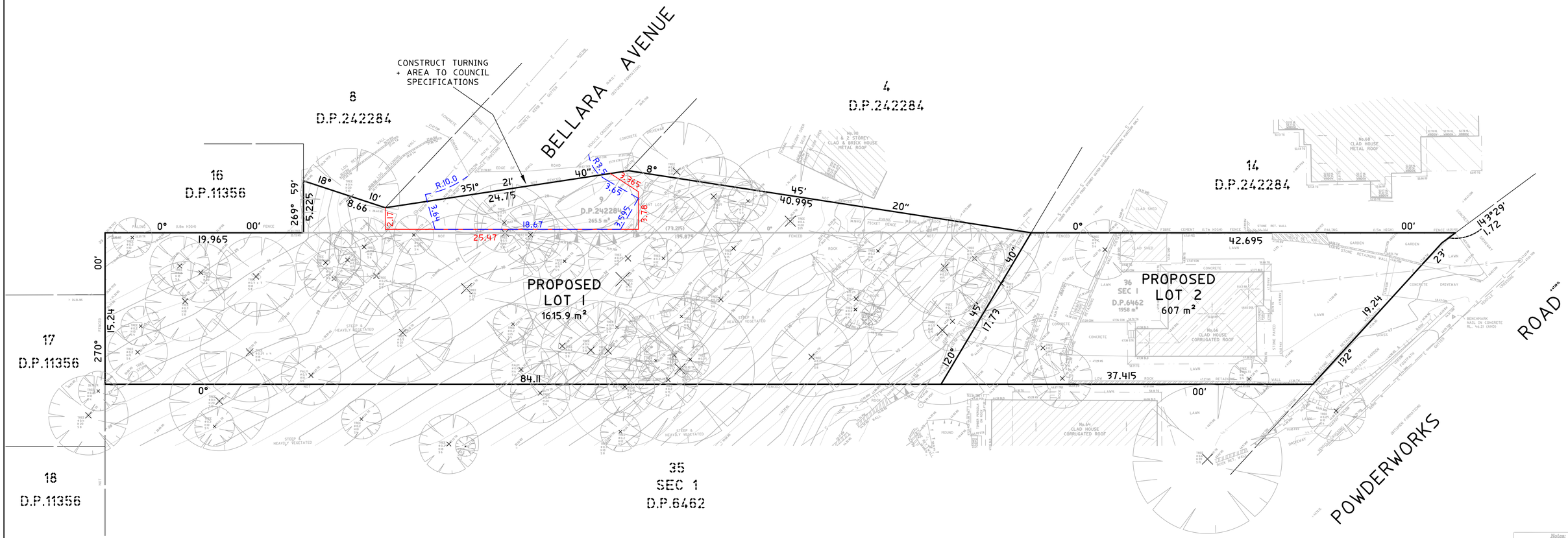
A1

TOTAL PROPOSED ROAD RESERVE AREA 101.4m²

TOTAL PROPOSED KERB AREA 84.3m²





NOTE:
TURNING AREA TO BE CONSTRUCTED WITH APPROPIATE SIGNAGE TO MAINTAIN CLEAR ACCESS.

0 5 10 15 20

SCALE 1:200

SUBJECT TO COUNCIL AND REGULATORY APPROVALS.

TITLE INDICATES THAT LOT 9 IN D.P.242284 IS SUBJECT TO:
- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S).
- M761275 COVENANT (NOT INVESTIGATED)

TITLE INDICATES THAT LOT 36 OF SEC 1 IN D.P.6462 IS SUBJECT TO:
- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S).
- AH93462I CAVEAT BY DOUGLAS KEITH DEWEY

LEGEND:
BAL = BALCONY
BIT = BITUMEN
BLD = EXTERNAL BUILDING
BRK = BOTTOM OF ROCK
BW = BOTTOM OF WALL
CL = CENTRELINE
CON = CONCRETE
DK = DECK
DSL = DOOR SILL LEVEL
FCE = FENCE
FLR = FLOOR LEVEL
GU = GUTTER
WSL = WINDOW HOOD LEVEL
HYD = HYDRANT
LAN = LANDING LEVEL
LID = MISCELLANEOUS PIT LID
NS = NATURAL SURFACE
PAV = PAVING
PP = POWER POLE
RET = RETAINING
RF = TOP OF ROOF
RK = ROCK
RR = ROOF RIDGE
SHED
SIP = SEWER INSPECTION PIT
SL = WINDOW SILL LEVEL
STR = STEPS
TBK = TOP OF BANK
TEL = TELSTRA
TFCE = TOP OF FENCE
TG = TOP OF GUTTER
TKB = TOP OF KERB
TR = TREE
TRK = TOP OF ROCK
TW = TOP OF WALL
WM = WATER METER
E = ELECTRICITY
TREE
R=TRUNK DIAMETER
H=HEIGHT
S=SPREAD DIAMETER

Notes:
- 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
- TREE SIZES ARE ESTIMATES ONLY.
- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF DOUGLAS DEWEY
- 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 DETAILED LOCATION SURVEY, SHOULD BE UNDERTAKEN PRIOR TO ANY EXCAVATION OR CONSTRUCTION ACTIVITY IN OR NEAR THE SURVEYED AREA.
- SEWER MAIN PLOTTED FROM SYDNEY WATER SEWER DIAGRAM, LOCATION SHOULD BE PARKED ON SITE IF CRITICAL.
- CRITICAL SPOT LEVELS SHOULD BE CONFIRMED WITH SURVEYOR.
- THIS PLAN IS ONLY TO BE USED FOR THE PURPOSE OF SUBDIVISION DESIGN
- 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 // FIGURES DIMENSIONS TO BE TAKEN IN PREFERENCE TO SCALED READINGS.
- COPYRIGHT © CMS SURVEYORS 2013.
- 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.
- ANY PERMITTED DOWNLOADING, ELECTRONIC STORAGE, DISPLAY, OR PRINTING OF THIS SURVEY PLAN MUST NOT ALTER OR CONTAIN NO ALTERATION OR ADDITION TO THE ORIGINAL SURVEY.
- THIS NOTICE MUST NOT BE ERASED.

II	PROPOSED ROAD BOUNDARY ADJUSTMENT.	19/12/19
10	PROPOSED ROAD BOUNDARY ADJUSTMENT.	29/11/19
9	PROPOSED ROAD BOUNDARY ADJUSTMENT.	17/10/19
8	PROPOSED ROAD RESERVE AREA & PROPOSED KERB AREA UPDATED.	8/10/19
1	FIRST ISSUE	13/04/18

HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED
MARKS ADOPTED:
LGA: PITTWATER

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: PM 5285
R.L. 47.685 (ORDER L3)
SOURCE: S.C.I.M.S. (25/03/04)

CLIENT:
KEENWILL PTY LTD TRADING
AS "RAISE THE ROOF"
PO BOX1147, MONA VALE NSW 1660

SURVEY PLAN SHOWING PROPOSED SUBDIVISION OVER LOTS 36 SEC.1 IN D.P.6462 AND LOT 9 IN D.P.242284 FOR 31 BELLARA AVENUE & 66 POWDERWORKS ROAD NORTH NARRABEEN NSW 2101

C.M.S. Surveyors Pty Limited
CMS SURVEYORS
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

SURVEYED	DRAWN	CHECKED	APPROVED
LJ	GP	LJ	SM

SURVEY INSTRUCTION	SCALE	DATE OF SURVEY
17695	1:200 @ A1	23/08/13

DRAWING NAME: 17695sub 1
SHEET: 1 OF 1
ISSUE: II
CAD FILE: 17695sub 1 RevII.dwg