

LOT 1  
DP 1139826

72°54'00"

47.595

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H



DP 752038

ALL TREE HEIGHTS AND SPREAD ARE APPROXIMATE ONLY  
AND ARE SHOWN FOR TENDER PURPOSES ONLY.  
ALL TREE RELATED ISSUES TO BE REFERRED TO AN ARBORIST

NOTE: BUILDER TO CONFORM WITH RELEVANT  
ENERGY/TELECOMMUNICATIONS PROVIDER THAT  
THE POSITION OF OVERHEAD LINES WILL NOT  
AFFECT HOUSE CONSTRUCTION.  
IF POSITION OF OVERHEAD LINES IS CRITICAL,  
EXTRA SURVEY MAY BE REQUIRED.



HOW TO PROTECT SURVEY MARKS BEFORE WORKS COMMENCE  
For details refer to:  
https://www.spatial.nsw.gov.au/data/assets/pdf/0003/221736/Protecting\_Survey\_Marks\_June2018\_Final.pdf  
Find out if there are survey marks located in the area of interest by:  
1. Viewing the Permanent survey mark layer on SLIX Maps -  
maps.slix.nsw.gov.au and print the map showing location  
of survey marks.  
2. Download the Permanent Survey Mark Locality Sketches.  
3. Inspecting the site, paying particular attention to survey marks  
located in the footpath, kerb or gutter.  
IF NO SURVEY MARKS ARE AFFECTED COMMENCE WORKS  
IF SURVEY MARKS ARE IN THE AREA & COULD BE AFFECTED  
BY THE WORKS, AS DISTURBED OR REMOVED:  
1. Apply for Surveyor General Approval - Survey Mark(s) Removal.  
2. Where required contact a Registered Surveyor to assist with the  
conditions of approval.

PENALTIES FOR DISTURBING SURVEY MARKS  
The unauthorised removal, disturbance or destruction of survey marks  
is costly to the community. Section 24(1) of the Surveying and Spatial  
Information Act 2002 states a person must not remove, damage,  
destroy, display, obliterate or deface any survey mark unless authorised  
to do so by the Surveyor-General.  
Penalties such as \$10,000 towards the cost of reinstatement  
and up to \$10,000 towards loss or damage may apply.

NOTE:  
THIS CONTOUR & DETAIL SURVEY IS FOR TENDER PURPOSES ONLY  
& IS CARRIED OUT UNDER CLAUSE 9 OF THE SURVEYING & SPATIAL  
INFORMATION REGULATION 2007.  
IT MAY NOT FULFIL ALL THE REQUIREMENTS OF A DEVELOPMENT  
APPLICATION (DA) OR A COMPLYING DEVELOPMENT CONSENT (CDC).  
APPROPRIATE ONLY IF A DA OR CDC IS TO BE LOANED. IT IS  
RECOMMENDED THE BOUNDARIES BE SURVEYED MORE ACCURATELY  
& THE CONTOUR & DETAIL SURVEY BE UPDATED TO REFLECT THIS  
ACCURACY IF THE POSITION OF THE PROPOSED RESIDENCE IS  
CRITICAL TO EXISTING STRUCTURES. ADDITIONAL SURVEY WORK  
MAY BE REQUIRED TO ENSURE FINAL DESIGN SATISFIES THE CLIENT.  
FOR ANY PROPOSED STRUCTURES IN RELATION TO A BOUNDARY,  
A REGISTERED SURVEYOR MUST CARRY OUT A BOUNDARY SURVEY,  
SETOUT SURVEY OR IDENTIFICATION SURVEY FOR THE PROPOSED WORKS.



GENERAL NOTES  
A) THIS SURVEY IS SPECIFICALLY FOR CONTOUR PURPOSES ONLY. THE BOUNDARIES  
OF THE SUBJECT PROPERTY HAVE NOT BEEN INVESTIGATED AND THE POSITION  
SHOWN IS APPROXIMATE ONLY.  
B) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
C) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
D) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
E) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
F) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
G) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
H) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
I) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
J) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
K) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
L) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
M) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
N) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
O) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
P) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
Q) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
R) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
S) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
T) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
U) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
V) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
W) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
X) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
Y) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.  
Z) AREAS AND DIMENSIONS ARE SUBJECT TO SURVEY.

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THE PLAN AND CAD FILE SHALL ONLY BE USED BY THE ADDRESSED CLIENT FOR THE PURPOSE FOR WHICH THE SURVEY WAS CARRIED OUT.

LIMIT OF SURVEY  
FOR TENDER PURPOSES

LOT 2568  
1.380 ha

LOT 2569

40m  
VACANT

LOCALITY SKETCH

UBD AREA: SYD REVISION: 5.3  
MAP: 156 REF: D9  
S 33° 43' 26"  
GPS E 151° 12' 42"

Peter Nedelkovski B. Surv. M.I.S.N.S.W.  
Surveyor Registered under the Surveying  
And Spatial Information Act, 2002.  
Identification No. 1722

LOT 2567

LOT 2647

40m  
VACANT

WYATT AVENUE

BM 24  
RL 179.68  
(AHD)

ASPECT DEVELOPMENT & SURVEY Pty. Ltd.  
CONSULTING REGISTERED SURVEYORS  
MEN 80 078 649 000

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PO BOX 101  
KINGSFORD NSW 1450  
DX 1382  
HURSTVILLE

PROJECT  
OUR REFERENCE: 21/004772/370030  
LOT 2568 DP 752038 SECTION  
DATUM AHD  
ORIGIN OF LEVELS PM 3405 REDUCED LEVEL 178.777  
SURVEYED W/S DATE 04/05/23  
DRAWN: FD DATE 11/05/23 MAIL  
SCALE 1:400 A3 SHEET

CLIENT: McDONALD JONES HOMES  
REF: 606935  
REF:  
ADDRESS: 24 WYATT AVENUE  
SUBURB: BELROSE