

LOT 2  
DP 566490

SP 69946

LOT 10  
SEC.4  
DP 6952

LOT 1  
DP 211132  
708.2 m<sup>2</sup>  
(STATED BY DP 211132)  
705.4 m<sup>2</sup>  
(BY CALCULATION)

LOT 6  
SEC.4  
DP 6777

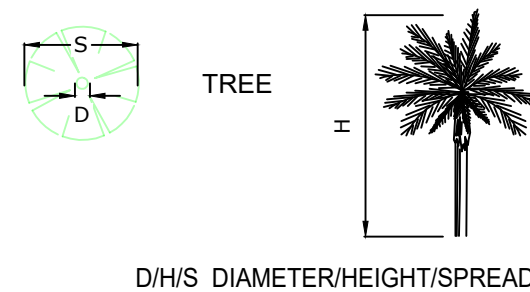
- LEGEND:
- AHD AUSTRALIAN HEIGHT DATUM
  - AWN AWNING
  - BM BENCH MARK
  - CL CENTRE LINE
  - CONC CONCRETE
  - CS CONCRETE SURFACE
  - D/H/S DIAMETER/HEIGHT/SPREAD
  - D DOOR
  - EC EDGE OF CONCRETE
  - EG EAVE & GUTTER
  - EP ELECTRICAL BOX
  - FL FLOOR LEVEL
  - GDN GARDEN
  - HYD HYDRANT
  - KO KERB OUTLET
  - LH LAMP HOLE
  - NS NATURAL SURFACE
  - PAV PAVERS
  - PP POWER POLE
  - PR PLANTER
  - S STEPS
  - S-B SHED TO BOUNDARY
  - SL SURFACE LEVEL
  - SILL WINDOW SILL
  - SMH SEWER MAN HOLE
  - TEL TELSTRA PIT
  - TK TOP OF KERB
  - TOW/TW TOP OF WALL
  - TRW TOP OF RETAINING WALL
  - UC UNDER SIDE OF EAVES
  - VC VEHICLE CROSSING
  - W-B WALL TO BOUNDARY
  - WM WATER METER
  - WTOP TOP OF WINDOW



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DETAIL & BOUNDARY IDENTIFICATION  
SURVEY OF  
LOT 1 IN DP 211132, LOCATED AT  
NO.3, OCEAN GROVE, COLLARROY.

- S S APPROXIMATE LOCATION OF BURIED SEWER MAIN BY SYDNEY WATER DBYD RECORDS
- W W APPROXIMATE LOCATION OF BURIED WATER MAIN (300) BY SYDNEY WATER DBYD RECORDS
- XXXXX BOUNDARY LINE, DISTANCE & BEARING
- E E ELECTRIC LINE
- FENCE LINE
- TELSTRA PIT
- STOP VALVE
- POWER POLE
- WATER METER
- HYDRANT



| INSTRUCTING PARTY: |                  | JON ORMAZA        | SURVEYED BY: RS/PT   | DATUM:      | AHD             |
|--------------------|------------------|-------------------|----------------------|-------------|-----------------|
| LGA:               | NORTHERN BEACHES | AREA BDY DP:      | 708.2 m <sup>2</sup> | DRAWN BY:   | SR              |
| SURVEY DATE:       | 16/7/2025        | AREA BY CALC:     | 705.4 m <sup>2</sup> | SCALE:      | 1:100@A1        |
| DATE DRAWN:        | 19/7/2025        | CONTOUR INTERVAL: | 0.2 m                | REF.NO:     | 36303-25 DET ID |
|                    |                  | REV No:           | V1                   | CHECKED BY: | KO              |
|                    |                  |                   |                      | SHEET:      | 1 OF 1          |

OCEAN GROVE

- THE SUBJECT TITLE NOTES : AS AT 15/7/2025
- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
  - 2 A253435 COVENANT AFFECTING PART
  - 3 A276958 COVENANT AFFECTING PART
  - 4 J247216 COVENANT V268777 VARIATION OF COVENANT

- NOTES:
- A) BOUNDARIES OF THE SITE HAVE BEEN IDENTIFIED BY SURVEY
- B) SERVICES SHOWN HAVE BEEN DERIVED FROM VISUAL EVIDENCE APPARENT AT THE TIME OF SURVEY. SERVICES MAY EXIST WHICH ARE NOT SHOWN. THE RELEVANT SERVICE AUTHORITY SHOULD BE CONTACTED TO VERIFY THE EXISTENCE AND POSITION OF SERVICES PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION OR EXCAVATION.
- C) DIAMETER, HEIGHT & SPREAD OF TREES ARE APPROXIMATE ONLY.
- D) LEVELS SHOWN ARE OF AUSTRALIAN HEIGHT DATUM.
- E) ORIGIN OF LEVELS : GNSS OBSERVED AHD (AUSGEOD 2020 V2024.10.2) AT DATE OF SURVEY.
- F) USE STATED DIMENSIONS. DO NOT SCALE.
- G) THESE NOTES FORM PART OF THIS PLAN AND CANNOT BE REMOVED.
- H) NO COVENANTS AND/OR RESTRICTIONS HAVE BEEN INVESTIGATED BY C & A SURVEYORS PTY LTD.

| REVISION No | DESCRIPTION | DATE    |
|-------------|-------------|---------|
| V1          | PLAN ISSUED | 19/7/25 |
|             |             |         |
|             |             |         |
|             |             |         |

BRANDAN BOWD  
A SURVEYOR REGISTERED UNDER  
THE SURVEYING AND SPATIAL INFORMATION ACT 2002.  
CERTIFY THE LAND SHOWN IN THIS PLAN/SKETCH WAS  
SURVEYED IN ACCORDANCE WITH THE SURVEYING AND  
SPATIAL INFORMATION REGULATION 2024, SECTION 46, THE  
SURVEY IS NOT TO BE LODGED WITH THE  
REGISTRAR-GENERAL OR A PUBLIC AUTHORITY.  
DATE: 23/7/2025  
LEVEL 2/30 GROSE ST, PARRAMATTA NSW 2150  
C & A SURVEYORS  
SURVEYOR ID NO. SU009122

