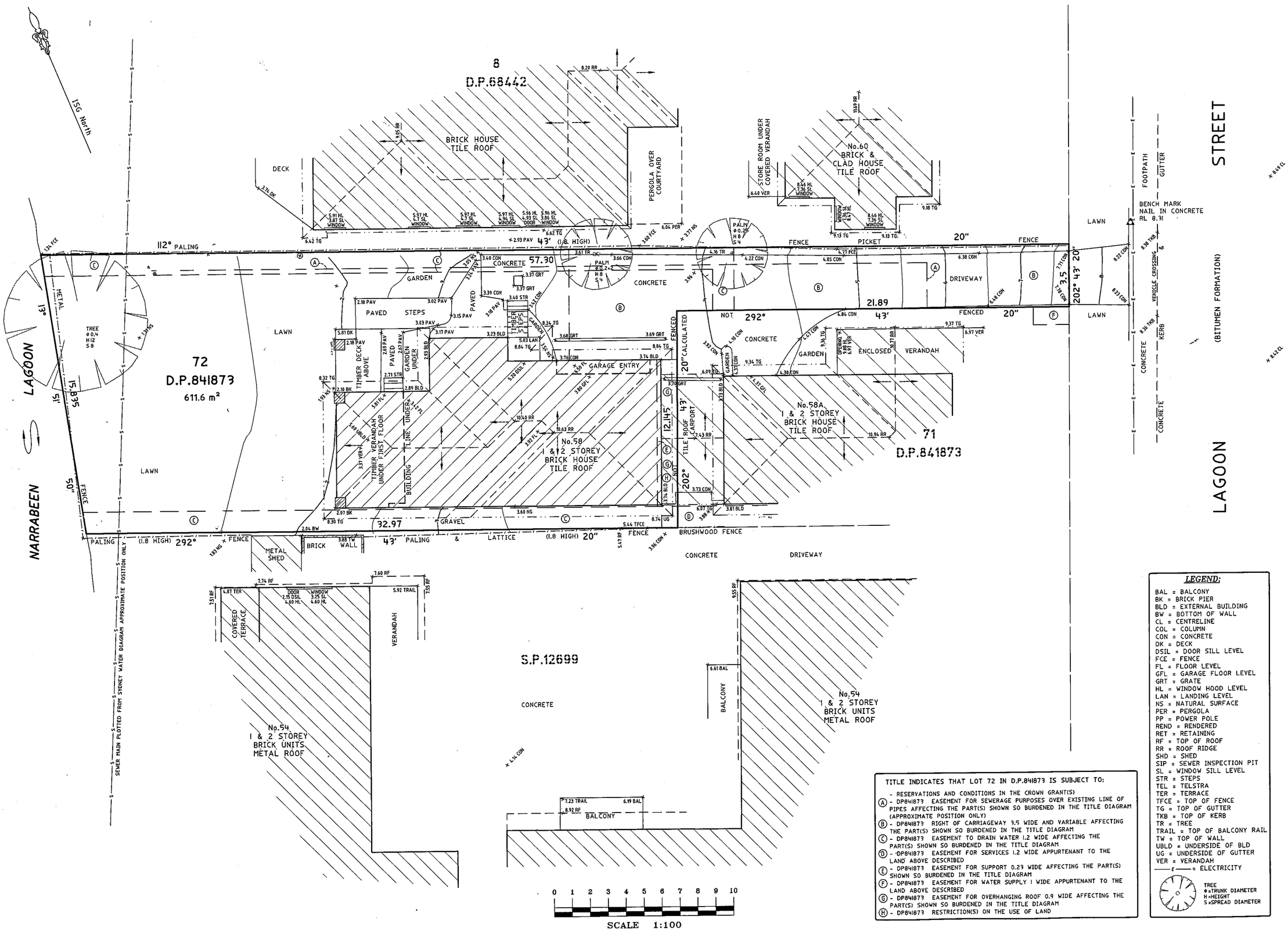
A1



NOTES

- **BOUNDARIES HAVE NOT BEEN DEFINED (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.**
- TREE SIZES ARE ESTIMATES ONLY.
- THIS PLAN HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF JUSTIN SINFIELD.
- 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 TO THE NORTH OF THE HOUSE & ASSISTING IN A DEVELOPMENT APPLICATION.
- 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.
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- THIS NOTICE MUST NOT BE ERASED.

TITLE INDICATES THAT LOT 72 IN D.P.841873 IS SUBJECT TO:

- RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- (A) - DP841873 EASEMENT FOR SEWERAGE PURPOSES OVER EXISTING LINE OF PIPES AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (APPROXIMATE POSITION ONLY)
- (B) - DP841873 RIGHT OF CARRIAGEWAY 3.5 WIDE AND VARIABLE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- (C) - DP841873 EASEMENT TO DRAIN WATER 1.2 WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- (D) - DP841873 EASEMENT FOR SERVICES 1.2 WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED
- (E) - DP841873 EASEMENT FOR SUPPORT 0.23 WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- (F) - DP841873 EASEMENT FOR WATER SUPPLY 1 WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED
- (G) - DP841873 EASEMENT FOR OVERHANGING ROOF 0.9 WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- (H) - DP841873 RESTRICTION(S) ON THE USE OF LAND

LEGEND:

BAL = BALCONY
BK = BRICK PIER
BLD = EXTERNAL BUILDING
BW = BOTTOM OF WALL
CL = CENTRELINE
COL = COLUMN
CON = CONCRETE
DK = DECK
DSIL = DOOR SILL LEVEL
FCE = FENCE
FL = FLOOR LEVEL
GFL = GARAGE FLOOR LEVEL
GRT = GRATE
HL = WINDOW HOOD LEVEL
LAN = LANDING LEVEL
NS = NATURAL SURFACE
PER = PERGOLA
PP = POWER POLE
REND = RENDERED
RET = RETAINING
RF = TOP OF ROOF
RR = ROOF RIDGE
SHD = SHED
SIP = SEWER INSPECTION PIT
SL = WINDOW SILL LEVEL
STR = STEPS
TEL = TELSTRA
TER = TERRACE
TFCE = TOP OF FENCE
TG = TOP OF GUTTER
TKB = TOP OF KERB
TR = TREE
TRAIL = TOP OF BALCONY RAIL
TW = TOP OF WALL
UBLD = UNDERSIDE OF BLD
UG = UNDERSIDE OF GUTTER
VER = VERANDAH
—E— = ELECTRICITY

TREE
ø = TRUNK DIAMETER
H = HEIGHT
S = SPREAD DIAMETER

HORIZONTAL DATUM:
CO-ORDINATE SYSTEM: ASSUMED

VERTICAL DATUM:
DATUM: AUSTRALIAN HEIGHT DATUM (AHD)
B.M. ADOPTED: PM 10123
R.L. 9.717 (ORDER L3)
SOURCE: S.C.I.M.S. (7/04/04)

1	FIRST ISSUE	26/03/19

CLIENT:
JUSTIN SINFIELD
58 LAGOON STREET,
NARRABEEN NSW 2101

SURVEY PLAN
SHOWING DETAIL & LEVELS
OVER LOT 72 IN D.P.841873
58 LAGOON STREET,
NARRABEEN NSW 2101

C.M.S. Surveyors Pty Limited
ACN: 096 240 201
PO Box 463 Dee Why NSW 2099
1/32 Campbell Avenue, Dee Why NSW 2099
Telephone: (02) 9971 4802
Facsimile: (02) 9971 4822
E-mail: info@cmssurveyors.com.au

LGA: WARRINGAH | SHEET 1 OF 1

SURVEYED	DRAWN	CHECKED	APPROVED
LJ	GP	LJ	GS

SURVEY INSTRUCTION	SCALE	DATE OF SURVEY
10729	1:100 @ A1	11/03/13

DRAWING NAME: **10729detail**
CAD FILE: 10729detail 1.dwg
ISSUE: 1