

11 March 2025

Deicorp Pty Ltd  
Level 3, 161 Redfern Street  
Redfern NSW 2016

**Attention: Natalie Boccock**  
**Email: NBoccock@deicorp.com.au**

Dear Natalie

**Re: 52058 002DP - 129-75 Parramatta Rd & 53-75 Queens Rd, Five Dock**

Further to the request to show areas to two decimal places, please consider the below comments:

- Survey regulations for preparing plans of subdivision state that areas to be shown to 4 significant figures and not more than 0.1 of a m<sup>2</sup> for smaller lots. Based on this we will not be able to show the areas to 2 decimal places when it comes time to prepare the final subdivision plan for registration at Land Registry Services.
- The assessing authority might specify a condition where the minimum area quoted on plan must be provided come final. This doesn't allow for any tolerance in achieving the desired area when preparing the final subdivision plan. There are often differences between old, compiled plans of subdivision and what is available on ground by survey, so some allowance for area differences should be made when assessing the proposal.

The overall site area for the abovementioned properties is 31,342m<sup>2</sup> based on the recent plan of consolidation (unregistered) by Daniel Vicente of LTS Surveyors being adopted as the base area and calculation of the proposed subdivision forming lots resulting in an area of 31,342m<sup>2</sup>.

Please do not hesitate to contact me should you require further information.

Yours faithfully  
LTS SURVEYORS



**Jason Raic B.Surv. M.I.S. (NSW)**  
**REGISTERED SURVEYOR**