

BOUNDARY DIMENSIONS

Number	Bearing	Distance
1	120°12'55"	93.189
2	124°29'35"	19.831
3	214°29'35"	36.558
4	304°28'45"	17.127
5	214°28'45"	40.235
6	304°28'45"	48.400
7	183°06'00"	39.884
8	279°53'40"	3.723
9	111°3'45"	36.670
10	101°13'55"	7.940
11	114°14'55"	32.635

ARC BOUNDARY DIMENSIONS

Number	Bearing	ARC	CORNER BEARING
1	178°02'00"	58.913	58.647
15	115°04'15"		

BOUNDARY CO-ORDINATES

BODY CNTR	EASTING	NORTHING
A	337 909 900	6 242 443 000
B	337 917 700	6 242 442 000
C	337 947 500	6 242 428 000
D	338 028 000	6 242 381 000
E	338 044 300	6 242 370 000
F	338 023 600	6 242 340 000
G	338 009 500	6 242 350 000
H	337 986 700	6 242 317 000
I	337 946 800	6 242 344 000
J	337 893 700	6 242 389 000
K	337 906 400	6 242 407 000
L	337 902 800	6 242 407 000

LEGEND:

- (A) - DENOTES BOUNDARY CORNER
- (1) - DENOTES BOUNDARY DIMENSION TAG

CONTROL POINT 1	337 919 290	6 242 455 890	20.563	NAIL IN PATH
CONTROL POINT 2	338 019 650	6 242 420 510	17.680	SSM
CONTROL POINT 3	337 978 090	6 242 430 730	14.271	NAIL IN KARB
CONTROL POINT 4	337 856 140	6 242 371 120	17.244	SSM

SYMBOL LEGEND

(1) DENOTE DEPTH OF SERVICE BELOW GROUND LEVEL

- F STREET SIGN
- T TRAFFIC SIGNAL POLE
- P POWER LIGHT POLE
- S SPARK RESISTION HALE
- Q GLETSYRA
- W WATER METER
- M DOWN PIPE
- W WATER MAIN HOLE
- W SCOPER VAN HOLE
- W SCOPER VAN
- W HYDRANT
- W STORMWATER PIT
- W SMALL TREE
- W TRIMMER HEAD

NOTES:

- 1) TITLE BEARINGS AND DIMENSIONS ARE SHOWN.
- 2) THIS SURVEY HAS BEEN MADE PURSUANT TO SECTION 9 OF THE SURVEYING & SPATIAL INFORMATION REGULATION 2017.
- 3) SITE COMPRISES LOTS 248 & 249 DP38345 AND LOT 1 DP888789
- 4) SITE AREA 6596.6 m² BY TITLE DIMENSIONS.
- 5) UNDERGROUND SERVICES HAVE NOT BEEN INVESTIGATED.
- 6) TREE SIZES ARE INDICATED BY:
 - 30005 (10M) DENOTES TREE SIZE 0.3 TRUNK DIAMETER
 - 10 SPREAD 81 HIGH
 - 10 SPREAD 10 HIGH
- 7) TREE MARKS SHOWN CONSTITUTE OUR OPINION ONLY. IF THESE SPECIES IDENTIFICATION IS IMPROPER THEY SHOULD BE IDENTIFIED BY AN APPROPRIATELY QUALIFIED PERSON.
- 8) SERVICE PIT LOCATIONS HAVE BEEN DETERMINED BY SURVEY.
- 9) LOCATION OF UNDERGROUND SERVICES HAVE BEEN DETERMINED ON SITE BY DISSAFE PTY LTD. USING HAND WAND UNDERGROUND DETECTION AND GROUND PENETRATING RADAR (GPR). UNDERGROUND SERVICES ARE SHOWN AS APPROXIMATE LOCATIONS. EXIST AND ARE NOT SHOWN PRIOR TO ANY CONSTRUCTION OR DEMOLITION. THOROUGH SEARCH OF ALL AUTHORITIES SHOULD BE MADE AND HAND ALIGNS SHOULD BE USED WHEN EXAMINING SERVICES.
- 9) ISOPM DENOTES SERVICE 50MM BELOW SURFACE.
- 10) FOR DEPTH QUALITY CLASSIFICATION REFERS TO DISSAFE REPORT.

No.	DATE	NOTATION/AMENDMENT

No.	DATE	NOTATION/AMENDMENT

REDUCTION RATIO 1 : 400 (A1)

LAND TITLE INFORMATION

LOTS: 248-249
 PLANS: DP 38345 DP888789
 OTHER: AREA: 6596.6m²

DATE OF SURVEY: 24/06/24
 SURVEY CONSULTANT:
Norton Survey Partners
 SURVEYORS & LAND
 TITLE CONSULTANTS
 PH +61 2 9555 2744
 office@nortonpartners.com.au
 SUITE 1, 7505 BALMAIN ROAD
 LITFIELD N.S.W. 2040

NSW GOVERNMENT
Family & Community Services
 Land & Housing Corporation

DRAWING TITLE
DETAIL & LEVEL SURVEY

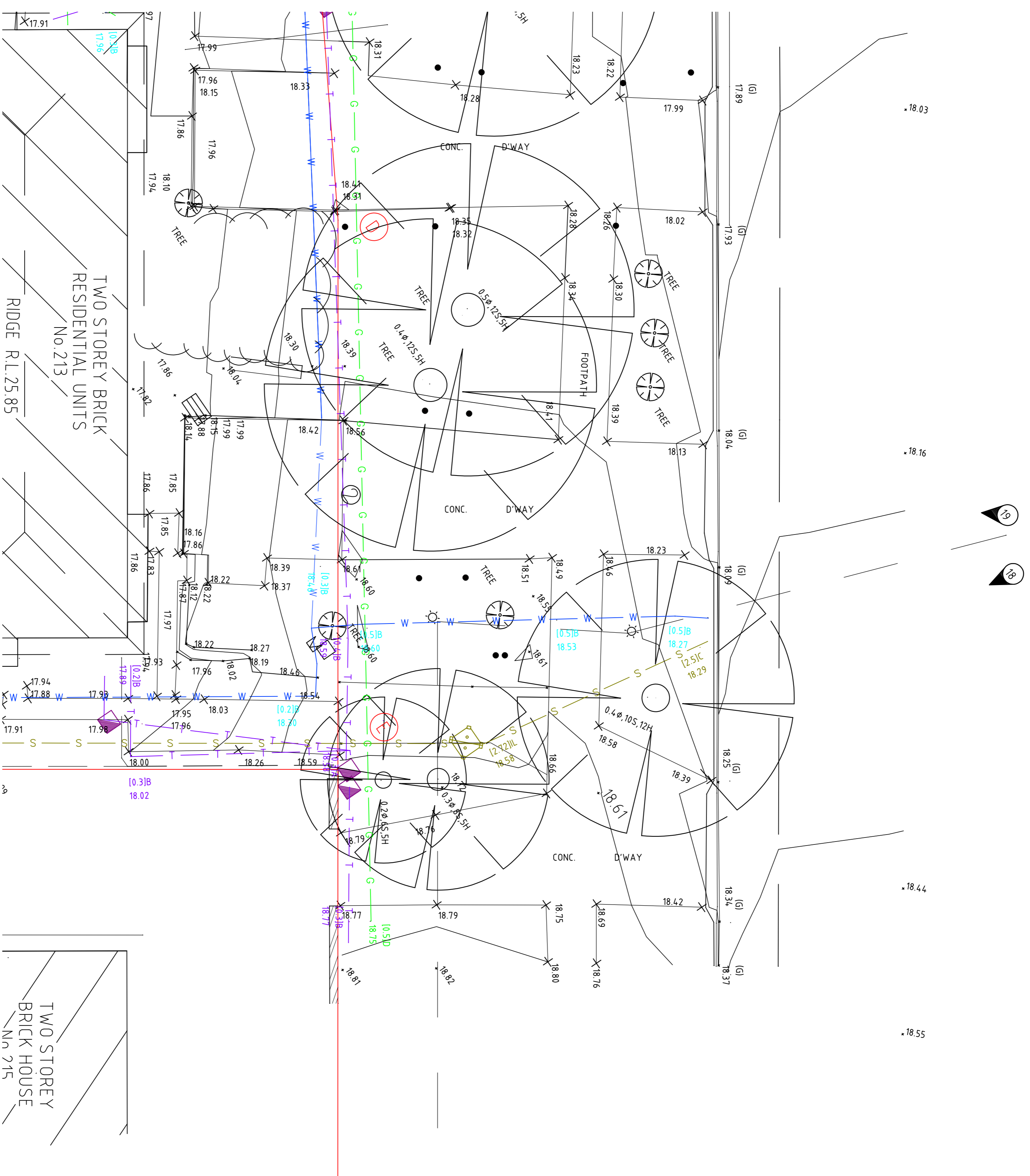
LOCATION
MAROUBRA

STREET ADDRESS
 195-213 FITZGERALD AVENUE
 40-64 YORKTOWN PARADE

JOB NUMBER
 31470

TYPE
S

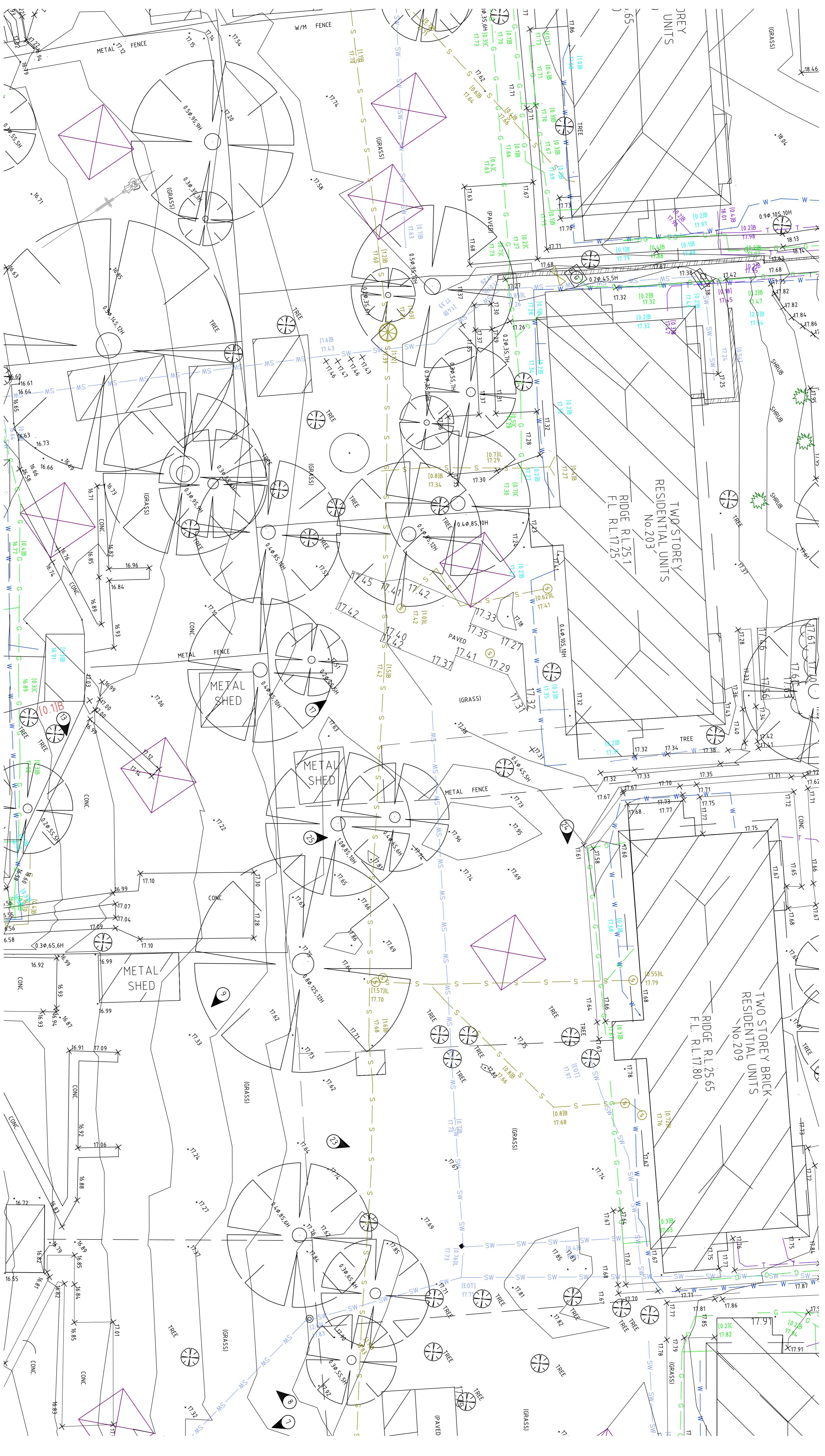
SHT. 1
 OF 10



No.	DATE	NOTATION/AMENDMENT

No.	DATE	NOTATION/AMENDMENT

<p>CONTOUR INTERVAL: DATUM: A.H.D.</p> <p>ORIGIN OF DATUM: SSM 163664 RL17.68 SCMS</p> <p>100 YEAR FLOOD RL: N/A</p> <p>RECOMMENDED MINIMUM FLOOR RL: N/A</p> <p>SOURCE OF FLOOD INFO: N/A</p>	<p>LEGEND OF COMMONLY USED SYMBOLS</p> <p>WATER SEWER: W, S</p> <p>ELECTRICITY OH: P</p> <p>ELECTRICITY UG: E</p> <p>TELECOM: T</p> <p>GAS: G</p> <p>STORMWATER: SW</p> <p>BENCH MARK: BM</p> <p>SURVEY CONTROL MARK: SSM</p>	<p>REDUCTION RATIO 1 : 100 (A1)</p> <p>LAND TITLE INFORMATION</p> <p>LOTS: 246-248</p> <p>PLAN NOS: 10.P.30345</p> <p>OTHER: AREA: 6998.6m²</p>	<p>DATE OF SURVEY: 24.09.24</p> <p>SURVEY CONSULTANT: Norton Survey Partners</p> <p>SURVEYORS & LAND TITLE CONSULTANTS</p> <p>PH +61 2 9555 2744</p> <p>office@nspartners.com.au</p> <p>SUITE 1 / 505 BALMAIN ROAD</p> <p>LITFIELD N.S.W. 2040</p>	<p>NSW GOVERNMENT</p> <p>Family & Community Services</p> <p>Land & Housing Corporation</p> <p>DRAWING TITLE</p> <p>DETAIL & LEVEL SURVEY</p>	<p>LOCATION</p> <p>MAROUBRA</p> <p>STREET ADDRESS</p> <p>195-213 FITZGERALD AVENUE</p> <p>40-64 YORKTOWN PARADE</p> <p>JOB NUMBER</p> <p>31470</p>	<p>TYPE</p> <p>S</p> <p>SHT. 4</p> <p>OF 10</p>
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No.	DATE	NOTATION/AMENDMENT

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FILE	FILE SIZE (MB)	CHECKED BY

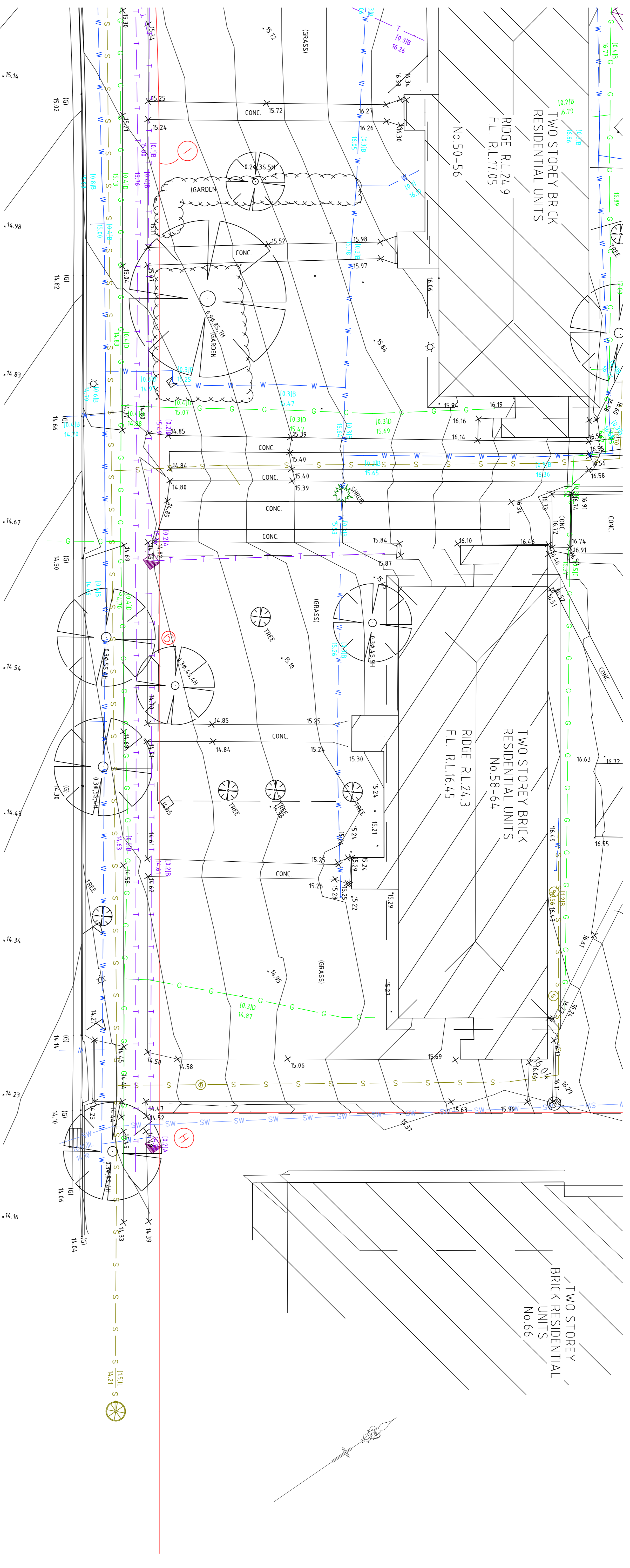
CONTOUR INTERVAL:	DATUM:	ORIGIN OF DATUM:
	A.H.D.	SSM 163664 RL 7.68 SCMS
100 YEAR FLOOD RL:	RECOMMENDED MINIMUM FLOOR RL:	SOURCE OF FLOOD INFO:
N/A	N/A	N/A

LEGEND OF COMMONLY USED SYMBOLS																								
<table border="0"> <tr> <td>WATER</td> <td>— W —</td> <td>SEWER</td> <td>— S —</td> <td>ELECTRICITY OH</td> <td>— P —</td> <td>ELECTRICITY UG</td> <td>— E —</td> <td>TELECOM</td> <td>— T —</td> <td>STORMWATER</td> <td>— SW —</td> </tr> <tr> <td>PAVED</td> <td>— P —</td> <td>CONC.</td> <td>— C —</td> <td>GRASS</td> <td>— G —</td> <td>TREE</td> <td>— T —</td> <td>METAL SHED</td> <td>— MS —</td> <td>METAL FENCE</td> <td>— MF —</td> </tr> </table>	WATER	— W —	SEWER	— S —	ELECTRICITY OH	— P —	ELECTRICITY UG	— E —	TELECOM	— T —	STORMWATER	— SW —	PAVED	— P —	CONC.	— C —	GRASS	— G —	TREE	— T —	METAL SHED	— MS —	METAL FENCE	— MF —
WATER	— W —	SEWER	— S —	ELECTRICITY OH	— P —	ELECTRICITY UG	— E —	TELECOM	— T —	STORMWATER	— SW —													
PAVED	— P —	CONC.	— C —	GRASS	— G —	TREE	— T —	METAL SHED	— MS —	METAL FENCE	— MF —													

REDUCTION RATIO	1 : 100 (A1)
0	
5	
10	
15	
20	

DATE OF SURVEY:	SURVEY CONSULTANT:
24.08.24	Norton Survey Partners
SURVEYORS & LAND TITLE CONSULTANTS	OFFICE:
PH +61 2 9555 2744 office@nspartners.com.au	SUITE 1 / 505 BALMAIN ROAD LITTLEFIELD N.S.W. 2040

LOCATION	STREET ADDRESS
MAROUBRA	195-213 FITZGERALD AVENUE 40-64 YORKTOWN PARADE
JOB NUMBER	TYPE
31470	S
SHT.	OF
6	10

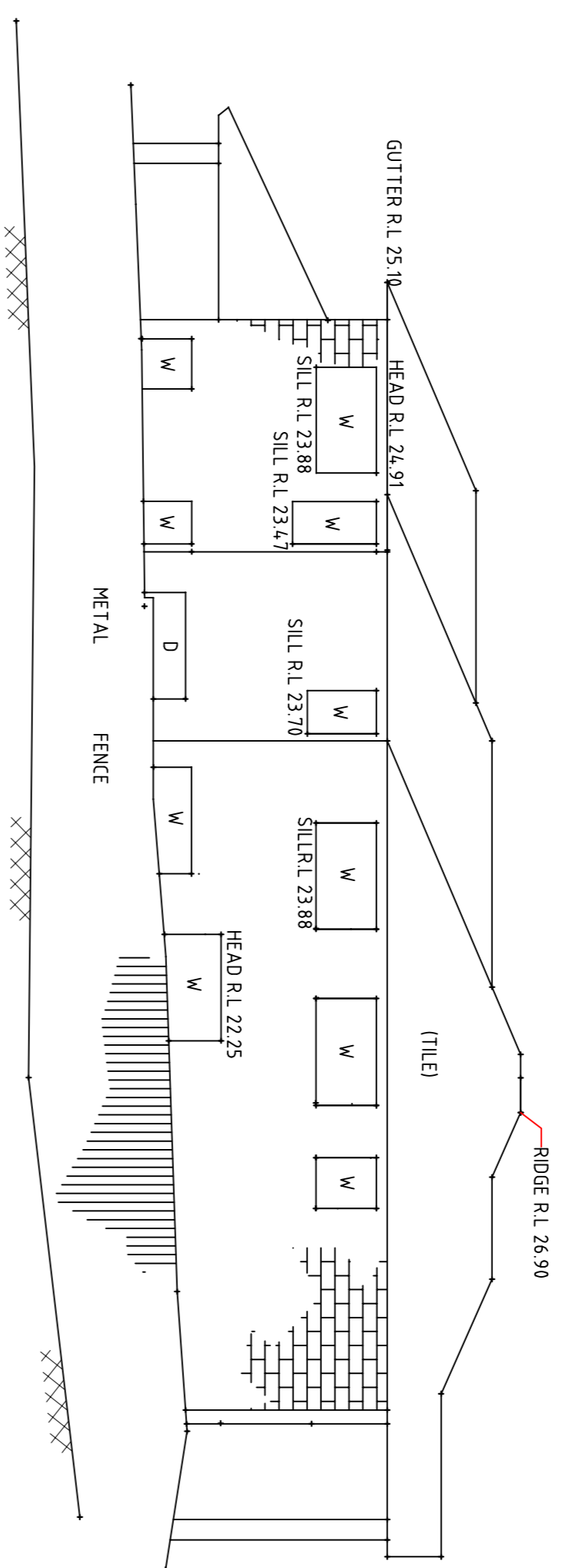


PARADE

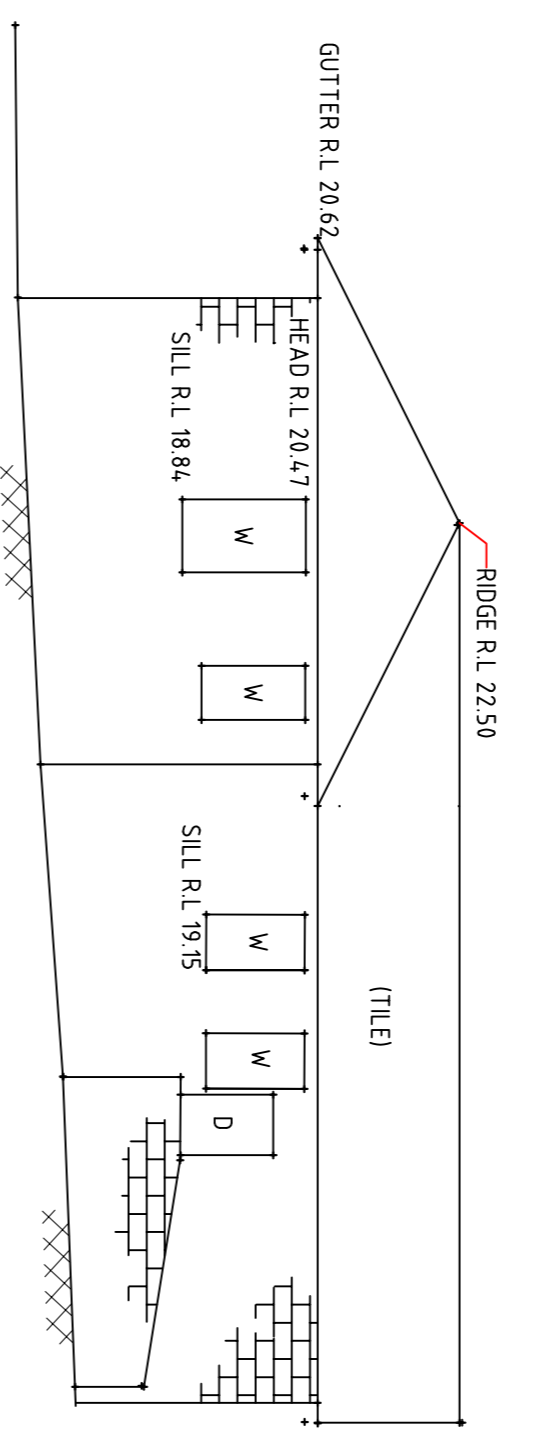
CONTROL POINT 3
NAIL IN KERB

No.	DATE	NOTATION/AMENDMENT	No.	DATE	NOTATION/AMENDMENT

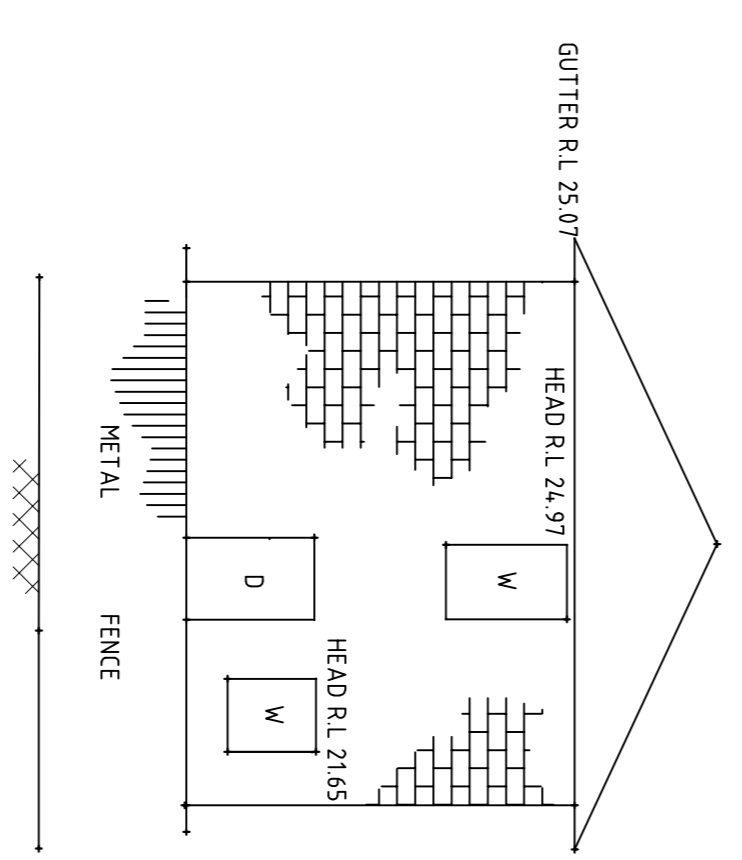
<p>CONTOUR INTERVAL: 0.10M</p> <p>ORIGIN OF DATUM: A.H.D.</p> <p>100 YEAR FLOOD RL: N/A</p> <p>RECOMMENDED MINIMUM FLOOR RL: N/A</p> <p>SOURCE OF FLOOD INFO: N/A</p>		<p>LEGEND OF COMMONLY USED SYMBOLS</p> <p>WATER SEWER: S-W</p> <p>ELECTRICITY OH: P-E</p> <p>ELECTRICITY UG: E-E</p> <p>TELECOM: T-T</p> <p>STORMWATER: SW-SW</p> <p>BENCH MARK: Δ</p> <p>SURVEY CONTROL MARK: □</p>	
<p>REDUCTION RATIO 1 : 100 (A1)</p> <p>LAND TITLE INFORMATION</p> <p>LOTS: 246-248</p> <p>PLAN NOS.: OP 35045</p> <p>OTHER: AREA: 6598.6m²</p>		<p>DATE OF SURVEY: 24.09.24</p> <p>SURVEY CONSULTANT: Norton Survey Partners</p> <p>SURVEYORS & LAND TITLE CONSULTANTS</p> <p>PH: +61 2 9555 2744</p> <p>office@nortonpartners.com.au</p> <p>SUITE 1/505 BALMAIN ROAD LLYFELD N.S.W. 2040</p>	
<p>NSW GOVERNMENT</p> <p>Family & Community Services</p> <p>Land & Housing Corporation</p> <p>DRAWING TITLE: DETAIL & LEVEL SURVEY</p>		<p>LOCATION: MAROUBRA</p> <p>STREET ADDRESS: 195-213 FITZGERALD AVENUE</p> <p>40-64 YORKTOWN PARADE</p> <p>JOB NUMBER: 31470</p>	
<p>TYPE: S</p> <p>SHT.: 9</p> <p>OF: 10</p>		<p> </p>	



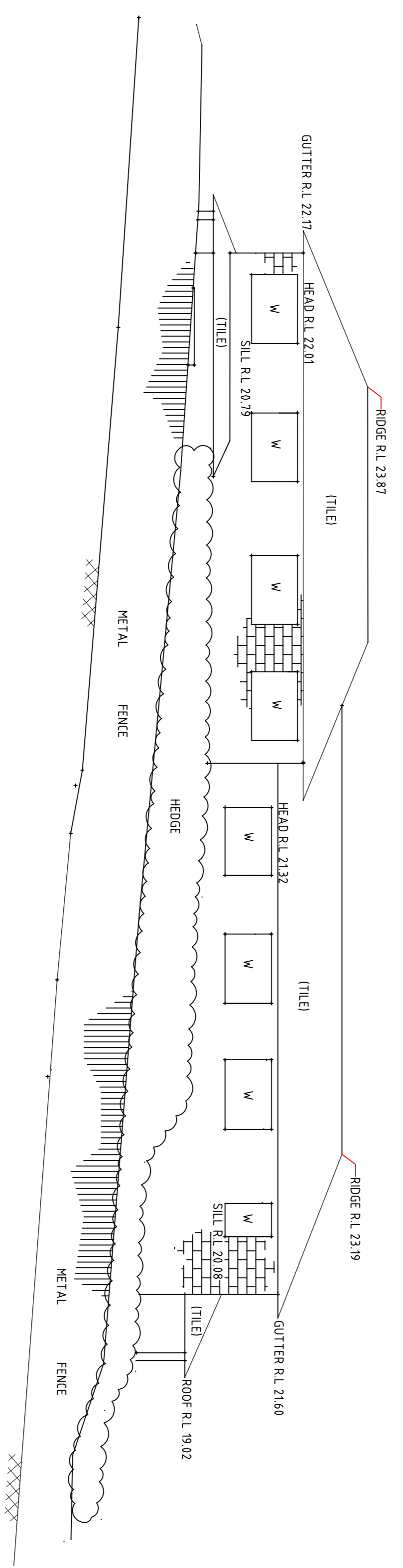
EASTERN ELEVATION No. 193 FITZGERALD AVENUE



EASTERN ELEVATION No. 38 YORKTOWN PARADE



WESTERN ELEVATION No. 215 FITZGERALD AVENUE



WESTERN ELEVATION No. 88 YORKTOWN PARADE

No. DATE NOTATION/AMENDMENT

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CONTOUR INTERVAL:
DATUM: A.H.D.
ORIGIN OF DATUM:
SSM 163664 RL 17.68 SCMS

LEGEND OF COMMONLY USED SYMBOLS

REDUCTION RATIO 1 : 100 (A1)

DATE OF SURVEY: 24.09.24
SURVEY CONSULTANT:

NSW GOVERNMENT
Family & Community Services
Land & Housing Corporation

LOCATION
MAROUBRA

TYPE
S

No.	DATE	NOTATION/AMENDMENT
FILE	FILE SIZE (MB)	CHECKED BY

100 YEAR FLOOD RL: N/A
RECOMMENDED MINIMUM FLOOR RL: N/A
SOURCE OF FLOOD INFO: N/A

WATER SEWER
ELECTRICITY OH
TELECOM
GAS
STORMWATER
BENCH MARK
SURVEY CONTROL MARK

LAND TITLE INFORMATION
LOTS: 248-249
PLAN NO: 10.P.30345
OTHER:
AREA: 6598.6m²

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DETAIL & LEVEL SURVEY

STREET ADDRESS
195-213 FITZGERALD AVENUE
40-64 YORKTOWN PARADE

JOB NUMBER
31470