

- 1 THE LEVELS AND SURVEY DETAIL SHOWN HEREON HAVE BEEN DETERMINED BY TRIGONOMETRIC METHODS AND ARE WITHIN THE GENERALLY ACCEPTED ACCURACY FOR SUCH A SURVEY.
- 2 AND AS THE SURVEY WAS CONDUCTED FROM A POINT DERIVED FROM A COMBINATION OF FIELD SURVEY AND OFFICE CALCULATION THE PLAN MAY NOT SHOW THE FULL EXTENT OF ABOVE GROUND STRUCTURES OR UTILITIES. UTILITIES SHOULD NOT BE USED FOR LOCATING SURFACE PIPES, CABLES, CONDUITS OR STRUCTURES. PRIOR TO ANY EXCAVATION OR CONSTRUCTION IT IS RECOMMENDED A FULL DIAL BEFORE YOU DIG SEARCH BE UNDERTAKEN BY CONTACTING DBYO ON 1300 73 73 73.
- 3 UNLESS OFFSETS HAVE BEEN SHOWN, THE RELATIONSHIP OF IMPROVEMENTS TO PROPERTY BOUNDARIES IS DIAGRAMMATIC ONLY. IF ANY WORK IS PLANNED WHICH RELIES ON CRITICAL SETBACKS FROM SURFACE BOUNDARIES, THE SURVEYOR SHOULD BE CONSULTED TO BE CARRIED OUT TO DETERMINE PROPERTY BOUNDARIES. DO NOT RELY ON SCOTED DIMENSIONS.
- 4 THE LOT DIMENSIONS SHOWN HEREON HAVE BEEN COMPILED FROM PLANS OF THE LAND AND PROPERTY INFORMATION NSW.
- 5 THE SPREAD OF THE CROWN OF THE TREES SHOWN HEREON IS DIAGRAMMATIC ONLY BASED ON THE AVERAGE SPREAD OBSERVED ON VISUAL INSPECTION. THE SPREAD OF INDIVIDUAL TREES SHOULD BE INSPECTION SHOULD A DEVELOPMENT PROGRAM BE AFFECTED BY TREES.
- 6 ALL LEVELS MUST BE REFERRED BACK TO BENCHMARK TOP OF KERB R/L 100.00 (A.H.D.) THE ORIGIN OF THIS LEVEL IS SSM36921 RL: 38.17 (A.H.D.) LOCATED IN JEDDA ROAD.

WINDOW SCHEDULE			
WINDOW	SILL LEVEL	HEAD LEVEL	COMMENT
①	36.18	37.58	Window Opening (1st)
②	36.18	37.57	Window (1st)
③	35.56	36.08	Window (1st)
④		35.04	Window
⑤		35.26	Window
⑥		35.06	Window
⑦		35.22	Door

DATUM: M.G.A. 2020			
COR.	EASTING	NORTHING	
A	305167.14	6243202.71	
B	305168.05	6243044.49	
C	305168.74	6243062.76	
D	305169.19	6243074.66	
E	305134.66	6243065.08	
F	305137.31	6243068.81	
G	305138.65	6243078.82	
H	305175.87	6243105.87	
I	305169.37	6243079.24	
J	305204.90	6243070.56	
K	305201.07	6243054.87	
L	305196.73	6243037.10	
M	305192.78	6243020.95	
N	305188.29	6243017.88	

[illegible]



ROUTE A-D
HORIZONTAL SCALE 1:100 @ A1
VERTICAL SCALE 1:50 @ A1

CH. 0.0
CH. 7.45
CH. 12.95
CH. 20.15
CH. 28.45
CH. 36.75
CH. 46.35
CH. 48
CH. 49.5
CH. 51.8
CH. 55.15
CH. 56.5
CH. 61.25
CH. 65.85
CH. 67.25
CH. 69.95
CH. 73.4
CH. 77.2
BUS STOP

1:18 5.6%
1:18 5.7%
1:17 6.1%
1:19 5.3%
1:17 6%
1:17 5.9%
1:17 6%
1:20 5%
1:53 1.9%
1:45 2.2%
1:16 -6.7%
1:23 4.3%
1:43 -2.3%
1:18 12.8%
1:18 5.4%
1:84 1.2%
1:35 -1.28%
1:35 -1.28%

ROAD PAVEMENT

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mepstead
& ASSOCIATES
REGISTERED SURVEYORS AND
DEVELOPMENT CONSULTANTS

Sydney
9/4 Central Avenue, Thornleigh N.S.W. 2120
Phone 02 9875 4500

Postal
PO BOX 22, Thornleigh N.S.W. 2120

Internet
mepstead@mepstead.com.au
www.mepstead.com.au



Land & Housing Corporation

DRAWING TITLE

**SURVEY PLAN SHOWING
DETAIL AND LEVELS**

LOCATION

LURNEA

STREET ADDRESS
No. 35, 37 & 39 WEST STREET
& No. 5 LEO AVENUE
LURNEA, NSW, 2170

DE

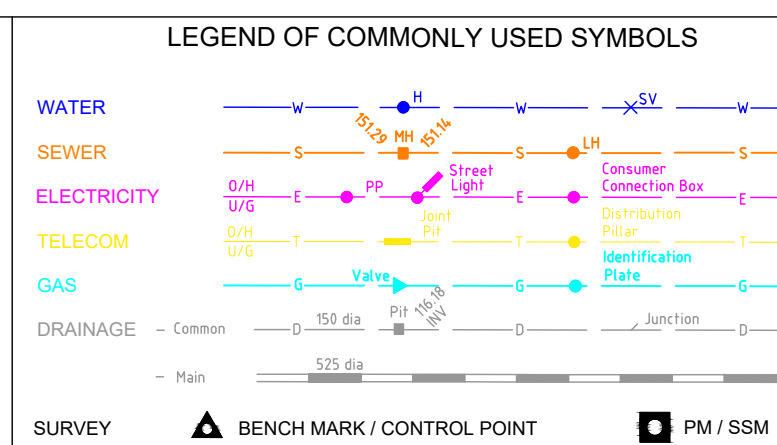
3

2	
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No.	DATE	NOTATION/AMENDMENT	No.	DATE	NOTATION/AMENDMENT		
A B	22/10/21 25/10/21	ORIGINAL ISSUE SENIORS LIVING LONG SECTION & MINOR AMENDMENTS					
					FILE	FILE SIZE (MB)	CHECKED BY
					5977-DET1_B		B.F.

CONTOUR INTERVAL: 0.5m
 DATUM: A.H.D.
 ORIGIN OF DATUM: SSM 36921

~~100 YEAR FLOOD RL:~~
~~RECOMMENDED MINIMUM FLOOR RL~~
~~SOURCE OF FLOOD INFO:~~



REDUCTION RATIO	REFER PLAN
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	LAND TITLE INFORMATION
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LOTS: 11, 15, 16 & 17

PLAN NOs : DP 215559

DATE OF SURVEY: 29 / 09 / 2021
SURVEY CONSULTANT:
MEPSTEAD & ASSOCIATES P/L

.....
Registered Supervisor

REF: 5977



Land & Housing Corporation

DRAWING TITLE

**SURVEY PLAN SHOWING
DETAIL AND LEVELS**