

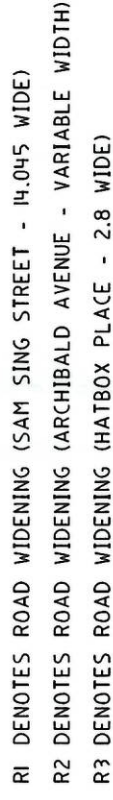
Attachment A

Draft Plans of Subdivision

SAM

AVENUE

LGA:	SYDNEY	Registered
Locality:	WATERLOO	

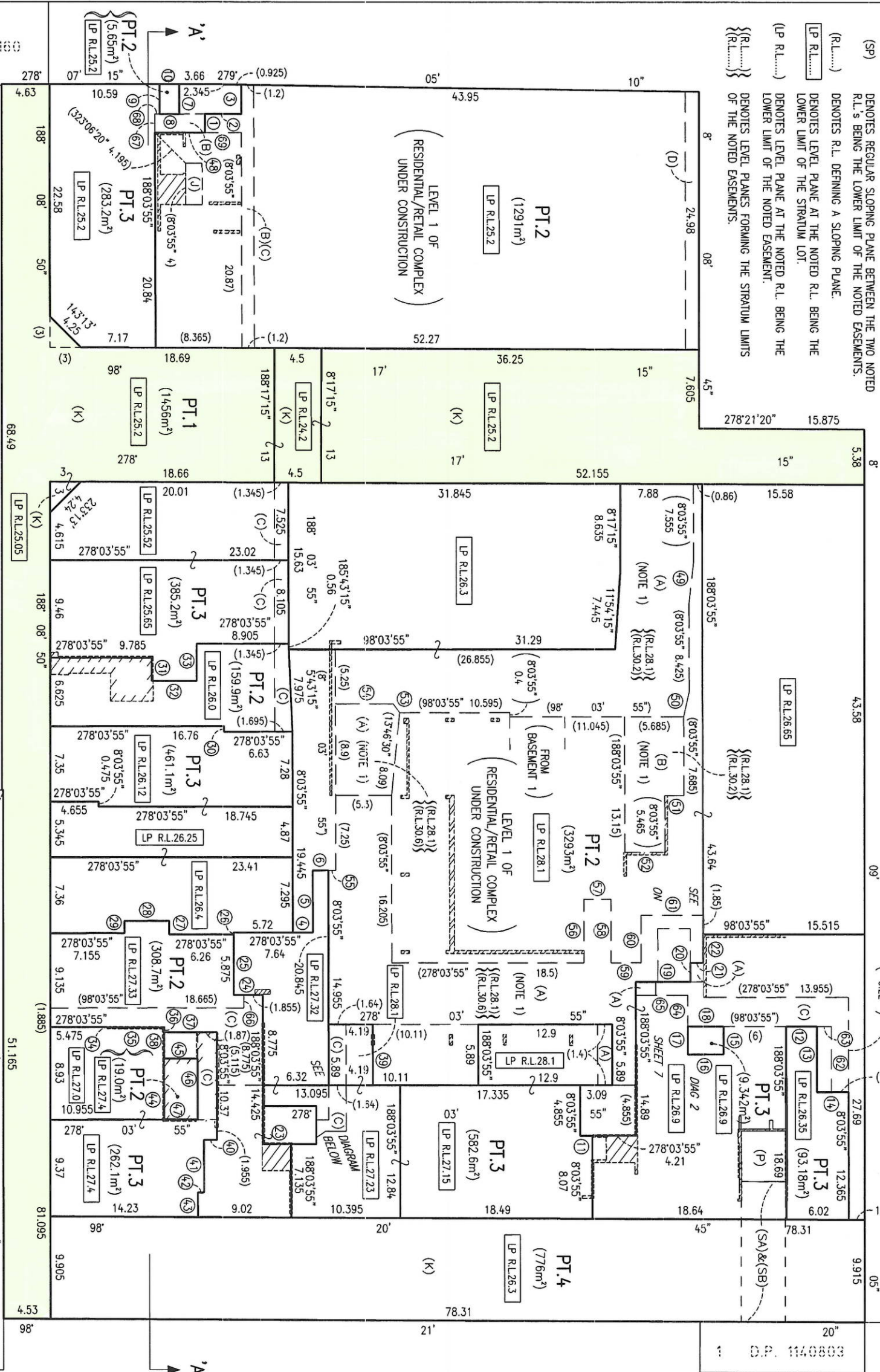


Asite

LEVEL 1

PT. LOTS 1, 2, 3 & 4 AS DEFINED WITHIN LEVEL 1 ARE LIMITED IN DEPTH TO THE NOTED LEVEL PLANES & LIMITED IN HEIGHT TO THE LOWER LIMITS OF THE LOTS DEFINED WITHIN LEVEL 2 - SHEET 5 UNLESS OTHERWISE NOTED, EASEMENTS DEFINED WITHIN LEVEL 1 ARE LIMITED IN STRUTUM TO THE STRUTUM LIMITS OF THE LEVEL 1 LOTS.

- KEY
- (SP) DENOTES REGULAR SLOPING PLANE BETWEEN THE TWO NOTED R.L.'S BEING THE LOWER LIMIT OF THE NOTED EASEMENTS.
 - (R.L.....) DENOTES R.L. DEFINING A SLOPING PLANE.
 - (LP R.L.....) DENOTES LEVEL PLANE AT THE NOTED R.L. BEING THE LOWER LIMIT OF THE STRUTUM LOT.
 - (LP R.L.....) DENOTES LEVEL PLANE AT THE NOTED R.L. BEING THE LOWER LIMIT OF THE NOTED EASEMENT.
 - {(R.L.....)} DENOTES LEVEL PLANE FORMING THE STRUTUM LIMITS OF THE NOTED EASEMENTS.



BRUCE STREET (ALIGNED 1.525-6.095-1.525) STREET

SEE SHEET 7 FOR SECTION 'A'-A'

MURRAY STREET

LACHLAN STREET (ALIGNED 2.59-0.06-2.59 & AS WIDENED) STREET

(ALIGNED 2.59-0.06-2.59 & AS WIDENED)

STREET

SCHEDULE OF SHORT BOUNDARY LINES					
No.	BEARING	DISTANCE	No.	BEARING	DISTANCE
①	188°03'55"	1.81	②5	188°03'55"	6.055
②	278°03'55"	3.5	②6	188°03'55"	0.18
③	188°03'55"	2.915	②7	188°03'55"	1.295
④	278°03'55"	1.92	②8	98°03'55"	4.285
⑤	188°03'55"	6.015	②9	8°03'55"	1.18
⑥	278°03'55"	1.49	③0	8°03'55"	0.545
⑦	8°03'55"	2.975	③1	8°03'55"	2.235
⑧	98°03'55"	1.9	③2	278°03'55"	4.345
⑨	188°03'55"	2.975	③3	188°03'55"	3.595
⑩	278°07'15"	1.9	③4	8°03'55"	0.05
⑪	278°03'55"	1.155	③5	278°03'55"	5.47
⑫	278°03'55"	2.665	③6	8°03'55"	0.465
⑬	8°03'55"	6.355	③7	278°03'55"	5.125
⑭	278°03'55"	3.055	③8	8°03'55"	2.555
⑮	8°03'55"	2.725	③9	8°03'55"	5.89
⑯	98°03'55"	3.43	④0	98°03'55"	1.26
⑰	188°03'55"	2.725	④1	8°03'55"	5.095
⑱	278°03'55"	3.43	④2	98°03'55"	0.605
⑲	278°03'55"	5.245	④3	8°03'55"	2.385
⑳	188°03'55"	1.83	④4	188°03'55"	5.86
㉑	278°03'55"	1.25	④5	278°03'55"	3.25
㉒	188°03'55"	2.77	④6	8°03'55"	5.86
㉓	98°03'55"	2.7	④7	278°03'55"	3.25
㉔	98°03'55"	2.81	④8	278°03'55"	4.865

SCHEDULE OF SHORT EASEMENT LINES					
No.	BEARING	DISTANCE	No.	BEARING	DISTANCE
(49)	14°08'30"	4.12	(62)	188°03'55"	6.355
(50)	20°30'15"	2.52	(63)	98°03'55"	1.405
(51)	98°03'55"	1.83	(64)	188°03'55"	3.055
(52)	98°03'55"	3.655	(65)	98°03'55"	5
(53)	152°01'30"	1.05	(66)	188°03'55"	1.26
(54)	98°03'55"	5.485	(67)	188°03'55"	1.795
(55)	98°03'55"	0.7	(68)	278°03'55"	0.46
(56)	188°03'55"	6.155	(69)	278°03'55"	3.5
(57)	278°03'55"	2.6	(70)	8°03'55"	4.42
(58)	8°03'55"	6.155	(71)	8°03'55"	3.32
(59)	278°03'55"	2.89	(72)	98°03'55"	1.97
(60)	188°03'55"	4.6	(73)	63°51'	1.06
(61)	278°03'55"	5.98			

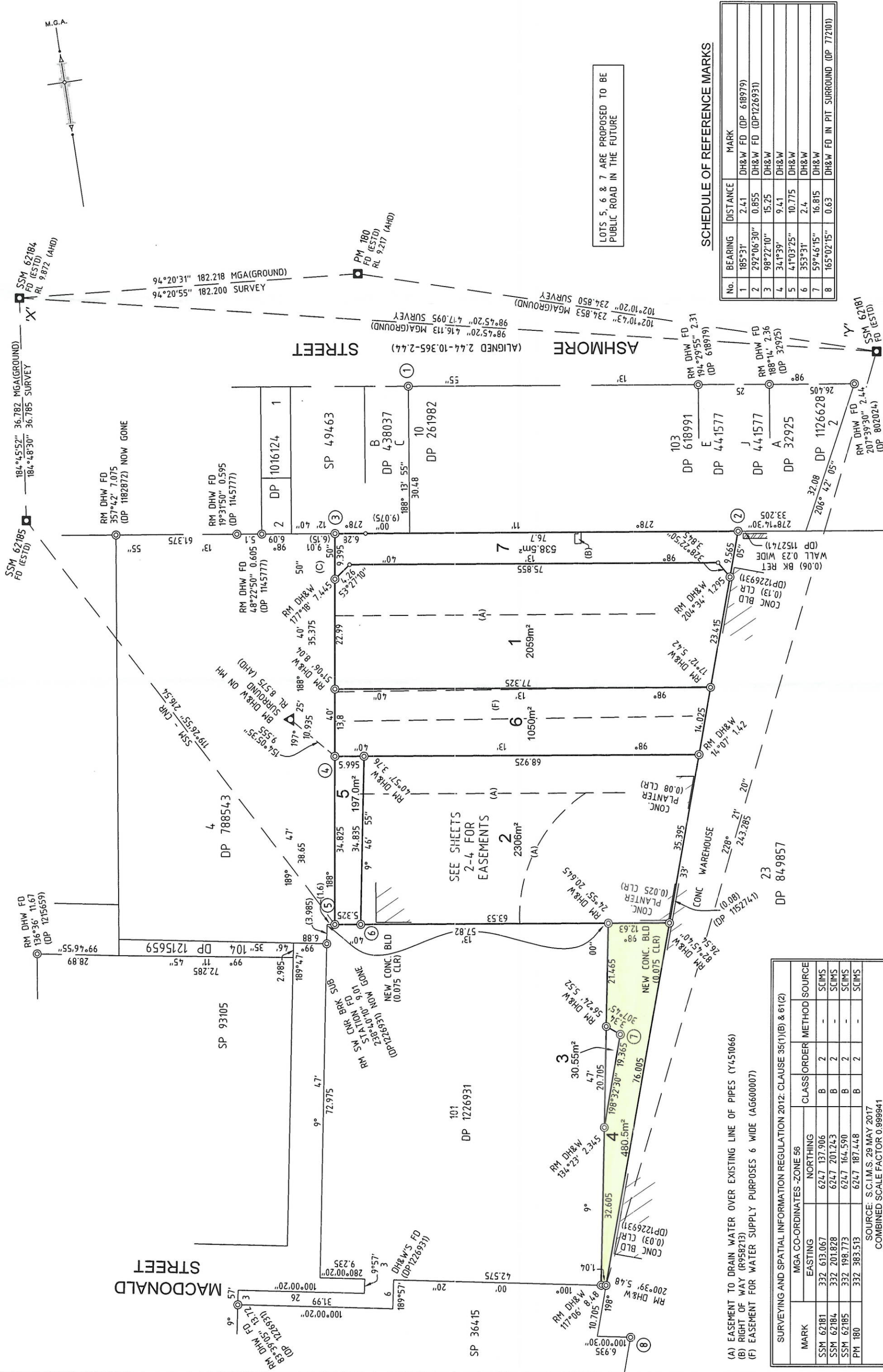
EASEMENTS

- (A) EASEMENT FOR ACCESS VARIABLE WIDTH (LIMITED IN STRUTUM)
 - (B) EASEMENT TO ACCESS AND USE LOADING DOCK VARIABLE WIDTH (LIMITED IN STRUTUM)
 - (C) EASEMENT FOR ACCESS BY FOOT VARIABLE WIDTH (LIMITED IN STRUTUM)
 - (D) EASEMENT FOR CONSTRUCTION AND ACCESS 1.27 WIDE (LIMITED IN STRUTUM)
 - (E) EASEMENT GREASE ARRESTOR 1.6 WIDE (LIMITED IN STRUTUM)
 - (F) EASEMENT FOR PUBLIC ACCESS (WHOLE OF LOT)
 - (G) SUBSTATION PREMISES 565738 ()
 - (H) RIGHT OF WAY 4.32 WIDE ()
 - (I) EASEMENT FOR ELECTRICITY PURPOSES 4.32 WIDE ()
- EASEMENT STRUTUM NOTES
- (NOTE 1) THE STRUTUM OF THESE PARTS OF EASEMENT (A) & (B) ARE LIMITED IN STRUTUM TO BETWEEN THE NOTED LEVEL PLANES.

M.G.A.



Site B



SCHEDULE OF REFERENCE MARKS

No.	BEARING	DISTANCE	MARK
1	185°31'	2.41	DH&W FD (DP 618979)
2	292°06'30"	0.855	DH&W FD (DP1226931)
3	98°22'10"	15.25	DH&W
4	34°13'39"	9.41	DH&W
5	41°03'25"	10.775	DH&W
6	353°31'	2.4	DH&W
7	59°46'15"	16.815	DH&W
8	165°02'15"	0.63	DH&W FD IN PIT SURROUND (DP 772101)

SSM 62181
FD (ESTD)
207°39'30" 2.44
RM DH&W FD
(DP 802024)

Surveyor: SCOTT PETER LINDSAY LORD		LGA: SYDNEY		Registered	
Date of Survey: 30 JUNE 2017		Locality: ERSKINVILLE		DP	
Surveyor's Reference: 42482-44806DP		Subdivision No: 2017/56		Lengths are in metres. Reduction Ratio 1: 500	
[PPN DP1233713]		PLAN OF SUBDIVISION OF LOT 100 DP 1226931 AND RIGHT OF CARRIAGEWAY OVER LOT 4 IN DP 788543			

SURVEYING AND SPATIAL INFORMATION REGULATION 2012: CLAUSE 35(1)(B) & 61(2)			
MARK	MGA CO-ORDINATES - ZONE 56	CLASS	ORDER
SSM 62181	332 613.067	6247 137.906	B 2
SSM 62184	332 201.828	6247 201.243	B 2
SSM 62185	332 198.773	6247 164.590	B 2
PM 180	332 383.513	6247 187.448	B 2

SOURCE: S.C.I.M.S. 29 MAY 2017
COMBINED SCALE FACTOR 0.999941

SURVEYORS AND SPATIAL INFORMATION REGULATION 2012: CLAUSE 13 & 62			
MARK	RL (AHD)	CLASS	ORDER
SSM 62184	9.872	B	2
PM 180	9.217	LA	L1

(A) EASEMENT TO DRAIN WATER OVER EXISTING LINE OF PIPES (Y451066)
(B) RIGHT OF WAY (R958213)
(F) EASEMENT FOR WATER SUPPLY PURPOSES 6 WIDE (AG600007)

THIS IS A DRAFT PLAN ONLY AND IS
SUBJECT TO FINAL SURVEY

STAGING PLAN

STAGE 1

DP 437728

SP 49463

DP 1016124

DP 1145777

DP 998119

DP 998119

DP 998119

COPPERSMITH
LANE

14 15 16

DP 1191115

METTERS
STREET

SP 89915

2 DP1205732

NOTE:
LOT 3 IS RESERVED FOR FUTURE
PUBLIC PURPOSES

EXISTING EASEMENTS

- (B) Easement to drain Water 1.5 wide (DP788543)
- (C) Right of Carriageway and Easement for Services 5 wide (DP788543)
- (D) Right of Carriageway and Easement for Services 6.77 wide (DP788543)
- (E) Easement for Water Supply Purposes 6 wide (AG800007, DP 1152741)

PROPOSED EASEMENTS

- (E1) Easement for Access and Garbage Collection variable width Limited In Stratum
- (E2) Easement for Electricity & Other Purposes variable width Limited In Stratum

SURVEYOR

Name: JACEK IDZIKOWSKI

Date of Survey:, 2017

Surveyor's Reference: 35875DP 002

PLAN OF SUBDIVISION OF SP 36655 (LOT 4 IN DP 788543)

LGA: SYDNEY

Locality: ERSKINEVILLE

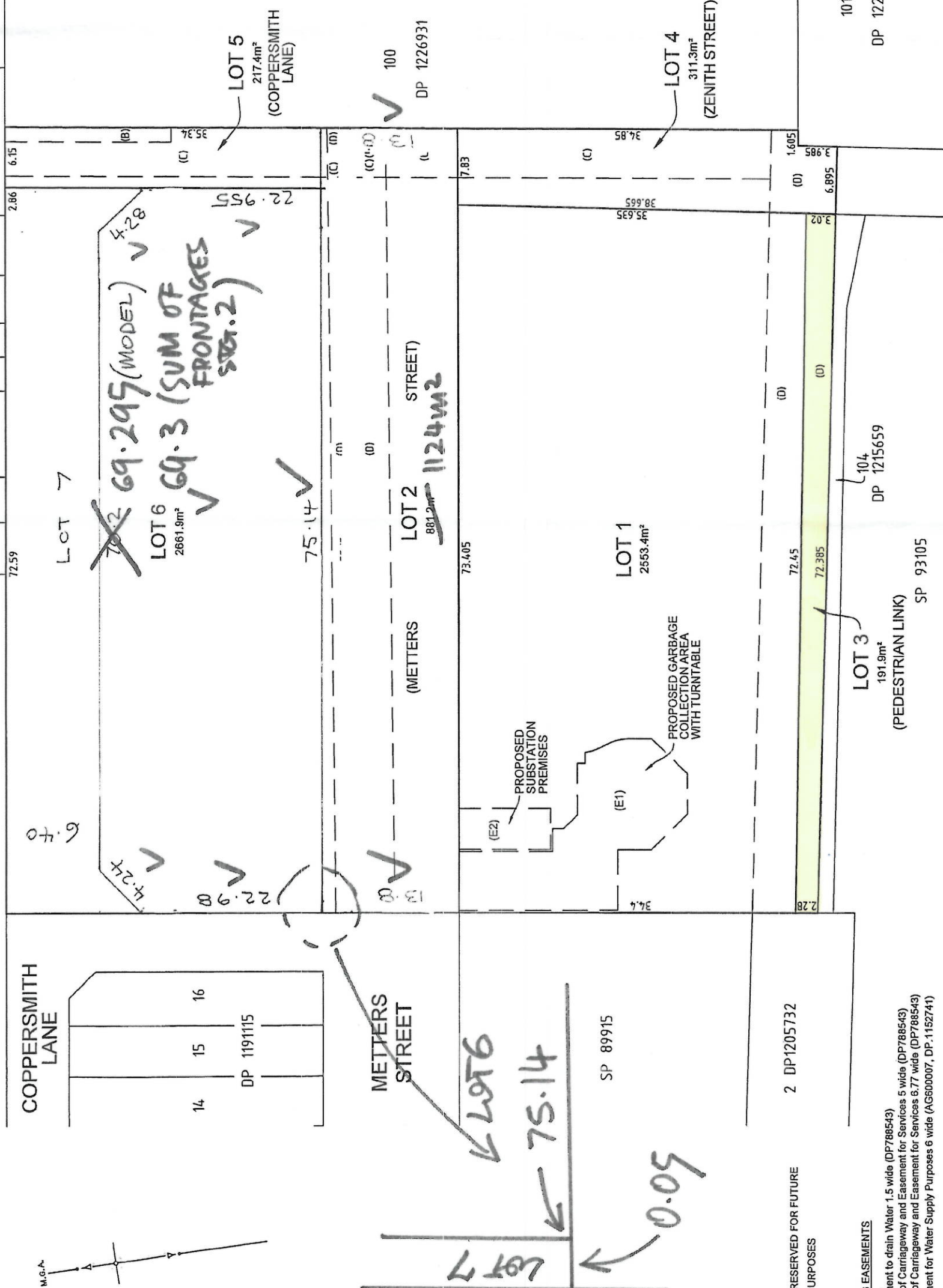
Reduction Ratio 1: 300

Lengths are in metres.



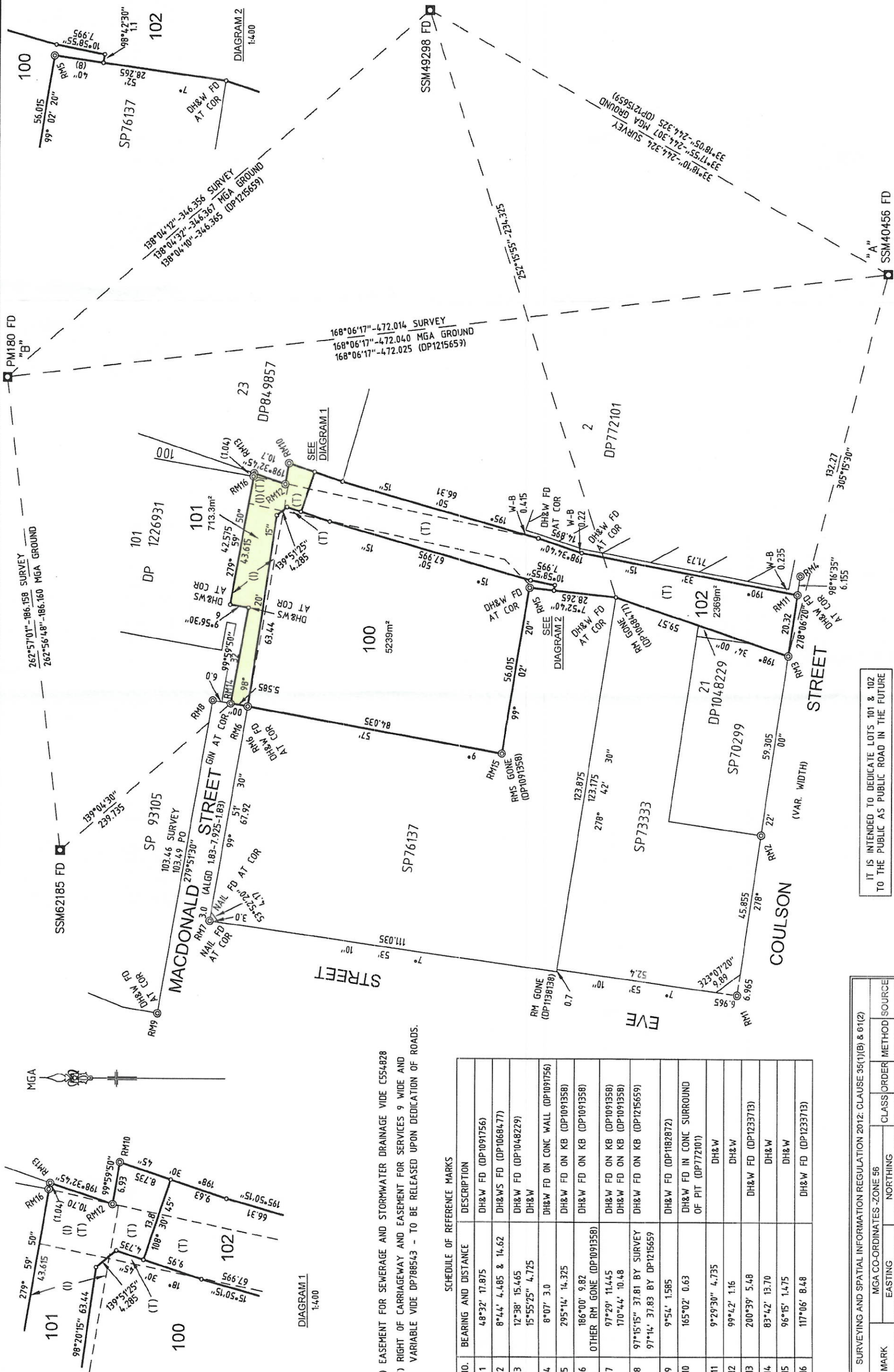
DP

DA ISSUE: 25-07-17



WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

PLAN FORM 2 (A2)



IT IS INTENDED TO DEDICATE LOTS 101 & 102 TO THE PUBLIC AS PUBLIC ROAD IN THE FUTURE

Surveyor: SCOTT PETER LINDSAY LORD
Date of Survey: 11/04/2017
Surveyor's Reference: 42028 010DP

PLAN OF SUBDIVISION OF LOT 7 IN DP788543

LGA: SYDNEY
Locality: ERSKINEVILLE
Subdivision No:
Lengths are in metres. Reduction Ratio 1:800

DP COPY

(I) EASEMENT FOR SEWERAGE AND STORMWATER DRAINAGE VIDE C554828
(T) RIGHT OF CARRIAGEWAY AND EASEMENT FOR SERVICES 9 WIDE AND VARIABLE VIDE DP788543 - TO BE RELEASED UPON DEDICATION OF ROADS.

SCHEDULE OF REFERENCE MARKS

NO.	BEARING AND DISTANCE	DESCRIPTION
1	48°32' 17.875	DH&W FD (DP1091756)
2	8°44' 4.485 & 14.62	DH&WS FD (DP1068477)
3	12°38' 15.465	DH&W FD (DP1048229)
4	15°55'25" 4.725	DH&W
5	8°07' 3.0	DH&W FD ON CONC WALL (DP1091756)
6	295°14' 14.375	DH&W FD ON KB (DP1091358)
7	186°00' 9.82	DH&W FD ON KB (DP1091358)
8	97°29' 11.445	DH&W FD ON KB (DP1091358)
9	170°44' 10.48	DH&W FD ON KB (DP1091358)
10	97°15'15" 37.81 BY SURVEY	DH&W FD ON KB (DP1215659)
11	97°14' 37.83 BY DP1215659	DH&W FD (DP1182872)
12	9°54' 1.585	DH&W FD IN CONC SURROUND OF PIT (DP772101)
13	165°02' 0.63	DH&W
14	9°29'30" 4.735	DH&W
15	99°42' 1.16	DH&W
16	200°39' 5.48	DH&W FD (DP1233713)
17	83°42' 13.70	DH&W
18	96°15' 1.475	DH&W
19	117°06' 8.48	DH&W FD (DP1233713)

SURVEYING AND SPATIAL INFORMATION REGULATION 2012: CLAUSE 35(1)(B) & 61(2)

MARK	MGA CO-ORDINATES - ZONE 56	EASTING	NORTHING	CLASS	ORDER	METHOD	SOURCE
SSM 40456	332 480.807	6246 725.572	B	2	-	-	SCIMS
SSM 49298	332 614.925	6246 929.757	B	2	-	-	SCIMS
SSM 62185	332 198.773	6247 164.590	B	2	-	-	SCIMS
PM 180	332 383.513	6247 187.448	B	2	-	-	SCIMS

SOURCE: S.C.I.M.S. 11-04-2017
COMBINED SCALE FACTOR 0.999941