

FROM	TO	HEIGHT DIFFERENCE	METHOD
PM 43568	SSM 208116	13.106	TRIGONOMETRIC HEIGHTING
SSM 208116	SSM 222089	4.028	TRIGONOMETRIC HEIGHTING
SSM 222089	PM 57874	-5.12	TRIGONOMETRIC HEIGHTING
SSM 222090	PM 57874	-17.873	TRIGONOMETRIC HEIGHTING
PM 57874	PM 43568	5.859	TRIGONOMETRIC HEIGHTING

HEIGHT DATUM: AHD71

MARK	AHD VALUE	CLASS	PU	HEIGHT DATUM VALIDATION	STATE
PM 43568	4.9836	LB	0.02	SCIMS ADOPTED	FOUND
PM 57874	4.3986	B	0.06	FROM SCIMS - DATUM VALIDATION	FOUND
SSM 208116	62.942	D	-	BY SURVEY	FOUND
SSM 222089	66.970	D	-	BY SURVEY	PLACED
SSM 222090	61.850	D	-	BY SURVEY	PLACED

AHD VALUE ADOPTED FROM SCIMS AS AT: 10-2-2024  
HEIGHT DATUM: AHD71

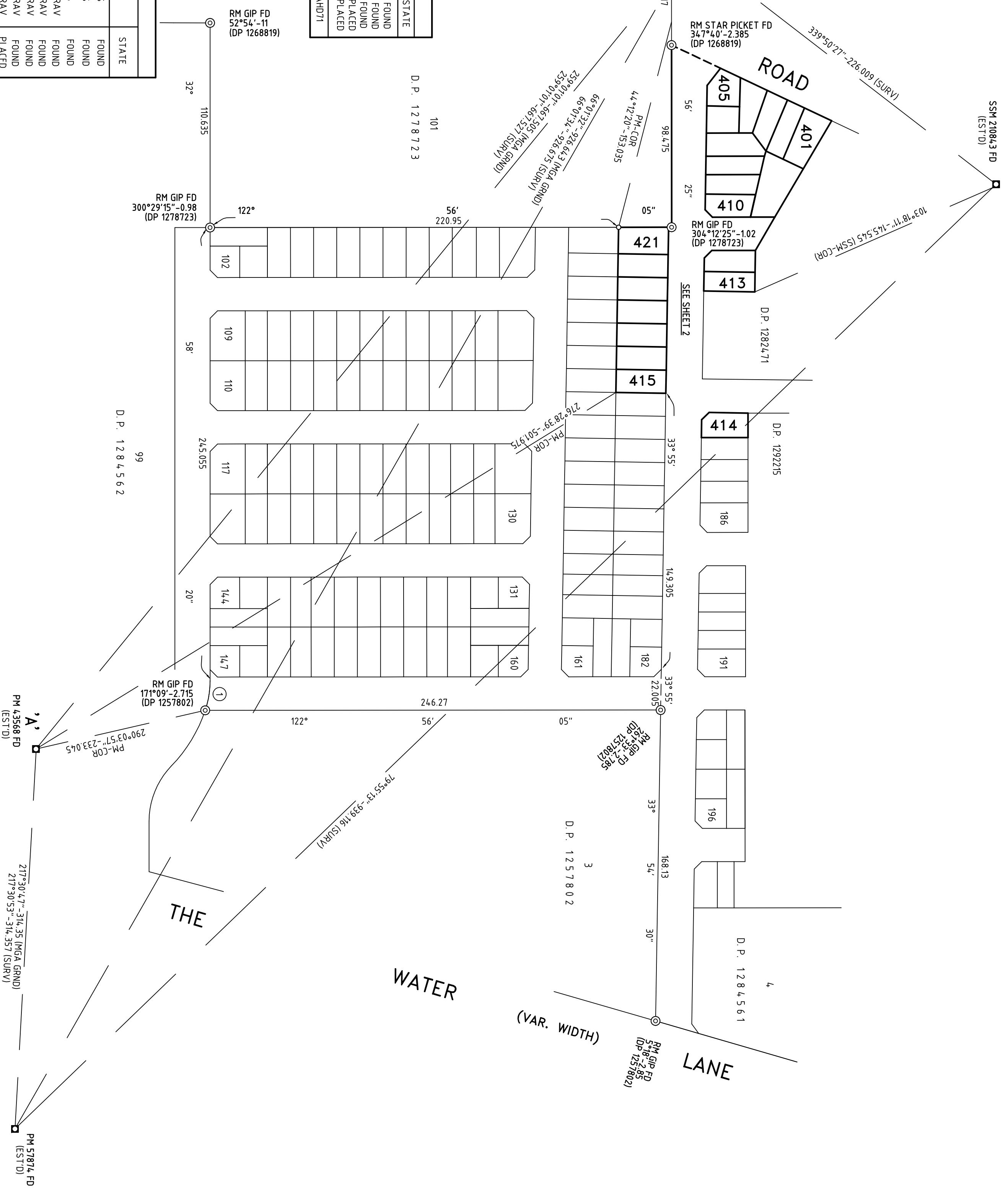
No.	BEARING	DISTANCE	ARC	RADIUS
1	42°16'25"	16.19	16.26	50.085

SCHEDULE OF SHORT & CURVED LINES

COORDINATE SCHEDULE

MARK	MGA COORDINATES		CLASS	PU	METHOD	STATE
	EASTING	NORTHING				
PM 43568	306 716.571	6 272 54.8321	B	0.02	FROM SCIMS	FOUND
PM 57874	306 908.002	6 272 797.680	B	0.02	FROM SCIMS	FOUND
PM 57968	306 061.260	6 272 421.141	B	0.02	FROM SCIMS	FOUND
SSM 208116	306 198.699	6 272 632.910	D	-	CADAstral TRAV	FOUND
SSM 220707	306 083.717	6 272 593.355	D	-	CADAstral TRAV	FOUND
SSM 220708	306 161.930	6 272 650.383	D	-	CADAstral TRAV	FOUND
SSM 21084.3	305 983.345	6 272 633.304	D	-	CADAstral TRAV	FOUND
SSM 222089	306 141.561	6 272 547.847	D	-	CADAstral TRAV	FOUND
SSM 222090	306 099.878	6 272 485.846	D	-	CADAstral TRAV	PLACED

DATE OF SCIMS COORDINATES: 10-FEB-2024  
MGA ZONE: 56  
COMBINED SCALE FACTOR: 1.000050  
MGA DATUM: GDA2020



Surveyor: MIKE MORRIS (ID 8613)  
Date of Survey: 13TH FEB 2024  
Surveyor's Ref: 12144-DR4

PLAN OF SUBDIVISION OF  
LOT 2 IN DP 1281505 &  
LOT 700 IN DP 1297841

LGA: THE HILLS SHIRE  
Locality: BOX HILL  
Reduction Ratio 1:1500  
Lengths are in metres.

Registered  
11/04/2024

DP1295542

10 20 30 40 50 60 70 80 90 100 110 120 130 140  
Table of mm

SCHEDULE OF REFERENCE MARKS

RM No.	BEARING	DISTANCE	TYPE	SOURCE
A	219° 14.50"	14.605	DH&W FD	DP 1266842
B	102° 38.00"	9.5	DH&W FD	DP 1288285
C	214° 4.700"	3.43	DH&W FD	DP 1288285
D	35° 31.20"	3.475	DH&W FD	DP 1288285
E	304° 12.25"	1.02	GIP FD (NOW GONE)	DP 1278723
F	35° 04.30"	3.43	SSM 220708	PLACED
G	300° 53.00"	3.335	DH&W	PLACED
H	302° 02.00"	15.155	DH&W	PLACED
I	39° 23.00"	3.43	DH&W	PLACED
J	88° 29.00"	5.95	DH&W FD	DP 1282471 (ADD. REF. BY ME)
K	244° 17.00"	3.945	DH&W FD	DP 1282472x
L	34° 15"	13.03	SSM 220708 FD	DP 1297841 (BY ME)
M	77° 37"	23.055	DH&W FD	DP 1297841

SCHEDULE OF SSM CONNECTIONS (SURVEY)

FROM	TO	BEARING	DISTANCE
PM 57968	SSM 222090	30° 49.47"	75.357
SSM 222090	SSM 222089	33° 54.47"	74.707
SSM 222089	SSM 220708	1° 14.09"	104.534
SSM 220708	SSM 220707	233° 54.10"	96.792
SSM 220707	PM 57968	187° 25.50"	173.671

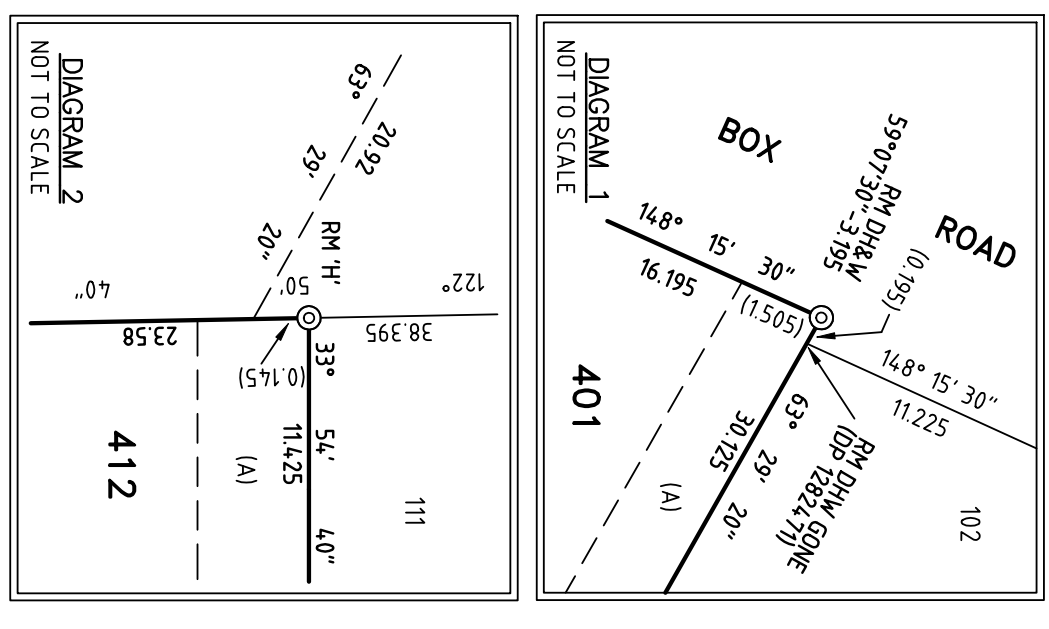
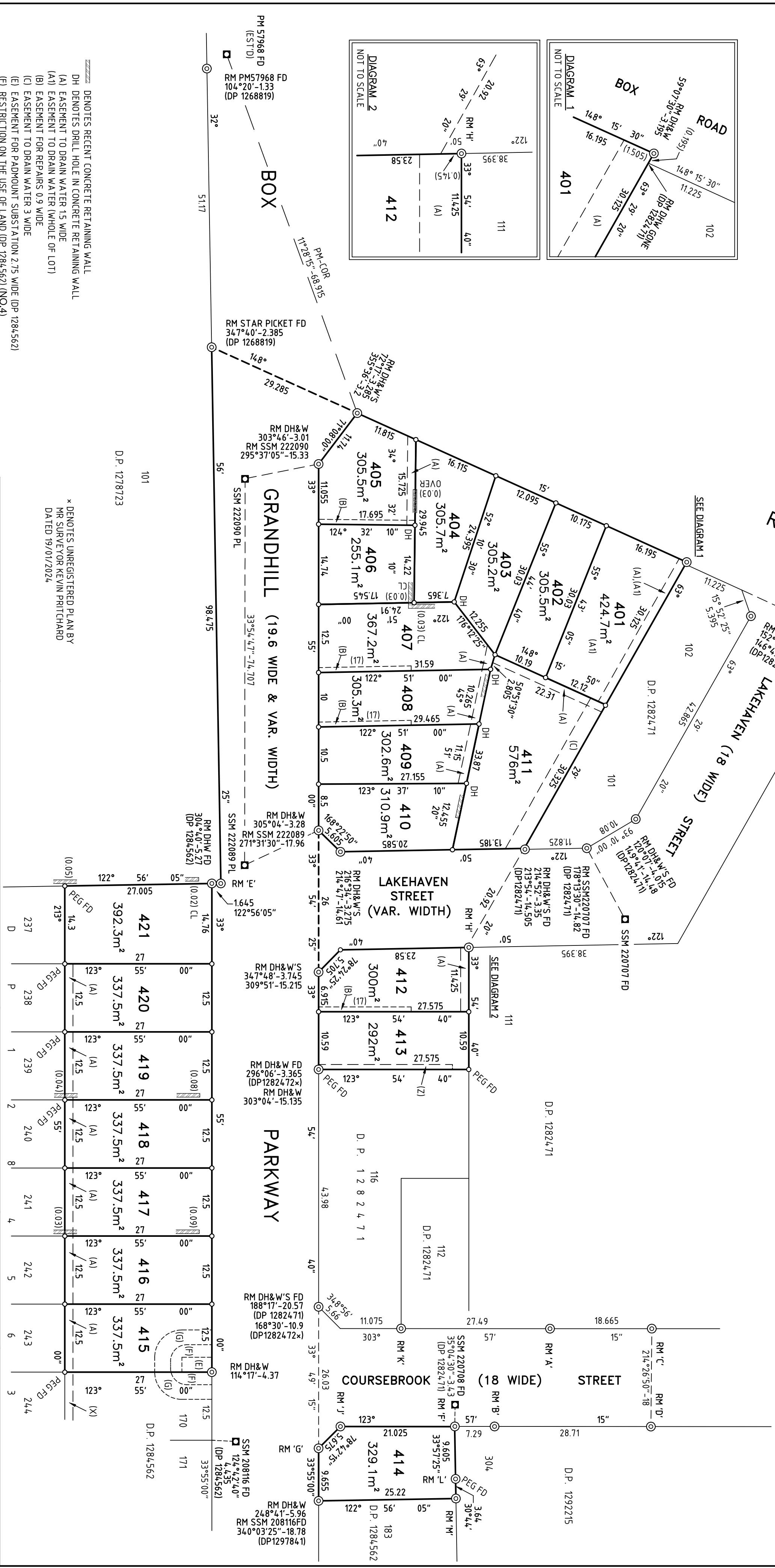


Table of mm: 0 10 20 30 40 50 60 80 100 110 120 130 140

Denotes recent concrete retaining wall  
 DH denotes drill hole in concrete retaining wall  
 (A) EASEMENT TO DRAIN WATER 15 WIDE  
 (A1) EASEMENT TO DRAIN WATER (WHOLE OF LOT)  
 (B) EASEMENT FOR REPAIRS 0.9 WIDE  
 (C) EASEMENT TO DRAIN WATER 3 WIDE  
 (E) EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (DP 1284562)  
 (F) RESTRICTION ON THE USE OF LAND (DP 1284562) (NO.4)  
 (G) RESTRICTION ON THE USE OF LAND (DP 1284562) (NO.5)  
 (X) EASEMENT TO DRAIN WATER 1.5 WIDE (DP 1284562)  
 (Z) EASEMENT FOR REPAIRS 0.9 WIDE (DP 1295224)

Denotes unregistered plan by MR SURVEYOR KEVIN PRITCHARD DATED 19/01/2024

Surveyor: MIKE MORRIS (ID 8613)  
 Date of Survey: 13TH FEB 2024  
 Surveyor's Ref: 12144-DP4



PLAN OF SUBDIVISION OF LOT 2 IN DP 1281505 & LOT 700 IN DP 1297841

LGA: THE HILLS SHIRE  
 Locality: BOX HILL  
 Reduction Ratio 1:500  
 Lengths are in metres.


Registered 11/04/2024

DP1295542

PLAN FORM 6 (2020)	DEPOSITED PLAN ADMINISTRATION SHEET	Sheet 1 of 4 sheet(s)
<div style="display: flex; justify-content: space-between;"> <span>Office Use Only</span> <span>Office Use Only</span> </div> <div style="display: flex; justify-content: space-between; align-items: center; padding: 10px;"> <div style="width: 45%;"> <p>Registered:  11/04/2024</p> <p>Title System: TORRENS</p> </div> <div style="width: 50%; text-align: center; font-size: 2em; font-weight: bold;">DP1295542</div> </div>		
PLAN OF SUBDIVISION OF LOT 2 IN DP 1281505 & LOT 700 IN DP 1297841	LGA: THE HILLS SHIRE Locality: BOX HILL Parish: NELSON County: CUMBERLAND	
<p style="text-align: center;">Survey Certificate</p> I, <u>MIKE MORRIS</u> of <u>CITISURV PTY. LTD. PO BOX 439 KELLYVILLE 2155</u> a surveyor registered under the Surveying & Spatial Information Act 2002, certify that: *( a ) The land shown in the plan was surveyed in accordance with the Surveying and Spatial Information Regulation 2017, is accurate and the survey was completed on <u>13/02/2024</u> , or *( b ) <del>The part of the land shown in the plan (*being/*excluding **</del> <del>.....)</del> <del>was surveyed in accordance with the Surveying and Spatial Information Regulation 2017, the part surveyed is accurate and the survey was completed on .....</del> <del>the part not surveyed was compiled in accordance with that Regulation, or</del> *( c ) <del>The land shown in this plan was compiled in accordance with the Surveying and Spatial Information Regulation 2017.</del> Datum Line: <u>"A" - "B"</u> Type: <u>*Urban/*Rural</u> The terrain is <u>*Level-Undulating / *Steep-Mountainous</u> Signature <u>Mike Morris</u> Dated: <u>14/02/2024</u> ELECTRONIC SIGNATURE AFFIXED BY ME: MIKE MORRIS Surveyor Identification No: <u>8613</u> Surveyor registered under the Surveying and Spatial Information Act 2002 * Strike out inappropriate words. **Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.	<p style="text-align: center;">Crown Lands NSW/Western Lands Office Approval</p> I..... (Authorised Officer) in approving this plan certify that all necessary approvals in regard to the allocation of the land shown herein have been given. Signature: ..... Date: ..... File Number: ..... Office: .....	
Plans used in preparation of survey/ <del>compilation</del> DP 1199936 DP 1206860 DP 1257802 DP 1268819 DP 1278723 DP 1281501 DP 1281505 DP 1282471 DP 1282472 . DP 1284561 DP 1284562 DP 1297841 * DENOTES UNREGISTERED PLAN BY MR SURVEYOR KEVIN PRITCHARD DATED 19/01/2024	<p style="text-align: center;">Subdivision Certificate</p> I <u>David Munday</u> *Authorised Person/*General Manager/*Registered Certifier, certify that the provisions of s.6.15 of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to the proposed subdivision, new road or reserve set out herein. Signature: <u>[Signature]</u> Electronically signed by me David Munday, Registration number: <u>N/A</u> affixed by me <u>3/4/2024</u> Consent Authority: <u>THE HILLS SHIRE COUNCIL</u> Date of endorsement: <u>3/4/2024</u> Subdivision Certificate Number: <u>104/2024/SC</u> File Number: <u>1720/2022/ZA</u> * Strike through if inapplicable.	
Statements of intention to dedicate public roads create public reserves and drainage reserves, acquire/resume land. IT IS INTENDED TO DEDICATE THE EXTENSION OF GRANDHILL PARKWAY (19.6 WIDE & VARIABLE WIDTH), COURSEBROOK (18 WIDE) AND LAKEHAVEN STREET (VARIABLE WIDTH) TO THE PUBLIC AS ROAD	Statements of intention to dedicate public roads create public reserves and drainage reserves, acquire/resume land. IT IS INTENDED TO DEDICATE THE EXTENSION OF GRANDHILL PARKWAY (19.6 WIDE & VARIABLE WIDTH), COURSEBROOK (18 WIDE) AND LAKEHAVEN STREET (VARIABLE WIDTH) TO THE PUBLIC AS ROAD	
Surveyor's Reference: 12144-DP4	Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A	

PLAN FORM 6A (2019)	DEPOSITED PLAN ADMINISTRATION SHEET	Sheet 2 of 4 sheet(s)
Registered:  11/04/2024	Office Use Only	Office Use Only
PLAN OF SUBDIVISION OF LOT 2 IN DP 1281505 & LOT 700 IN DP 1297841	<h1>DP1295542</h1>	
Subdivision Certificate Number: 104/2024/SC	<p>This sheet is for the provision of the following information as required:</p> <ul style="list-style-type: none"><li>● A schedule of lots and addresses - See 60(c) SSI Regulation 2017</li><li>● Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919</li><li>● Signatures and seals- see 195D Conveyancing Act 1919</li><li>● Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.</li></ul>	
Date of Endorsement: 3/4/2024		
<p>PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, AS AMENDED, IT IS INTENDED TO CREATE:-</p> <ol style="list-style-type: none"><li>1. EASEMENT TO DRAIN WATER 1.5 WIDE (A)</li><li>2. EASEMENT TO DRAIN WATER (WHOLE OF LOT) (A1)</li><li>3. EASEMENT FOR REPAIRS 0.9 WIDE (B)</li><li>4. RESTRICTION ON THE USE OF LAND</li><li>5. RESTRICTION ON THE USE OF LAND</li><li>6. EASEMENT TO DRAIN WATER 3 WIDE (C)</li><li>7. RESTRICTION ON THE USE OF LAND</li><li>8. POSITIVE COVENANT</li><li>9. RESTRICTION ON THE USE OF LAND</li></ol> <p>PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, AS AMENDED, IT IS INTENDED TO RELEASE:-</p> <ol style="list-style-type: none"><li>1. RIGHT OF ACCESS 5 WIDE CREATED BY DP 1295224</li><li>2. RIGHT OF ACCESS VARIABLE WIDTH CREATED BY DP 1295224</li></ol> <p>EXECUTED BY LEGPRO 77A PTY LTD ACN 652 267 171</p> <p>BY THE AUTHORISED PERSON(S) WHOSE SIGNATURES APPEAR BELOW PURSUANT TO THE AUTHORITY IN SECTION 127 OF THE CORPORATIONS ACT 2001</p> <p> ..... SIGNATURE OF ELTON MATTHEW HYDER IV (SOLE DIRECTOR &amp; SECRETARY)</p> <p style="text-align: center;">If space is insufficient use additional annexure sheet</p>		
Surveyor's Reference: 12144-DP4		


PLAN FORM 6A (2019)	DEPOSITED PLAN ADMINISTRATION SHEET	Sheet 3 of 4 sheet(s)
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Registered:  11/04/2024  PLAN OF SUBDIVISION OF LOT 2 IN DP 1281505 & LOT 700 IN DP 1297841  Subdivision Certificate Number: ..... 104/2024/SC ..... Date of Endorsement: ..... 3/4/2024 .....	Office Use Only  <h1 style="margin: 0;">DP1295542</h1>  Office Use Only  This sheet is for the provision of the following information as required: <ul style="list-style-type: none"> <li>● A schedule of lots and addresses - See 60(c) SSI Regulation 2017</li> <li>● Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919</li> <li>● Signatures and seals- see 195D Conveyancing Act 1919</li> <li>● Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.</li> </ul>
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LOT No.	ADDRESS No.	ROAD NAME	ROAD TYPE	LOCALITY
401	N/A	BOX	ROAD	BOX HILL
402	N/A	BOX	ROAD	BOX HILL
403	N/A	BOX	ROAD	BOX HILL
404	N/A	BOX	ROAD	BOX HILL
405	N/A	BOX	ROAD	BOX HILL
406	N/A	GRANDHILL	PARKWAY	BOX HILL
407	N/A	GRANDHILL	PARKWAY	BOX HILL
408	N/A	GRANDHILL	PARKWAY	BOX HILL
409	N/A	GRANDHILL	PARKWAY	BOX HILL
410	N/A	LAKEHAVEN	STREET	BOX HILL
411	N/A	LAKEHAVEN	STREET	BOX HILL
412	N/A	LAKEHAVEN	STREET	BOX HILL
413	N/A	GRANDHILL	PARKWAY	BOX HILL
414	N/A	COURSEBROOK	STREET	BOX HILL
415	N/A	GRANDHILL	PARKWAY	BOX HILL
416	N/A	GRANDHILL	PARKWAY	BOX HILL
417	N/A	GRANDHILL	PARKWAY	BOX HILL
418	N/A	GRANDHILL	PARKWAY	BOX HILL
419	N/A	GRANDHILL	PARKWAY	BOX HILL
420	N/A	GRANDHILL	PARKWAY	BOX HILL
421	N/A	GRANDHILL	PARKWAY	BOX HILL

If space is insufficient use additional annexure sheet

Surveyor's Reference: 12144-DP4
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PLAN FORM 6A (2019)	DEPOSITED PLAN ADMINISTRATION SHEET	Sheet 4 of 4 sheet(s)
Registered:  11/04/2024	Office Use Only	Office Use Only
PLAN OF SUBDIVISION OF LOT 2 IN DP 1281505 & LOT 700 IN DP 1297841	<h1>DP1295542</h1>	<p>This sheet is for the provision of the following information as required:</p> <ul style="list-style-type: none"><li>● A schedule of lots and addresses - See 60(c) SSI Regulation 2017</li><li>● Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919</li><li>● Signatures and seals- see 195D Conveyancing Act 1919</li><li>● Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.</li></ul>
Subdivision Certificate Number: .....104/2024/SC..... Date of Endorsement: .....3/4/2024.....		
Surveyor's Reference: 12144-DP4		