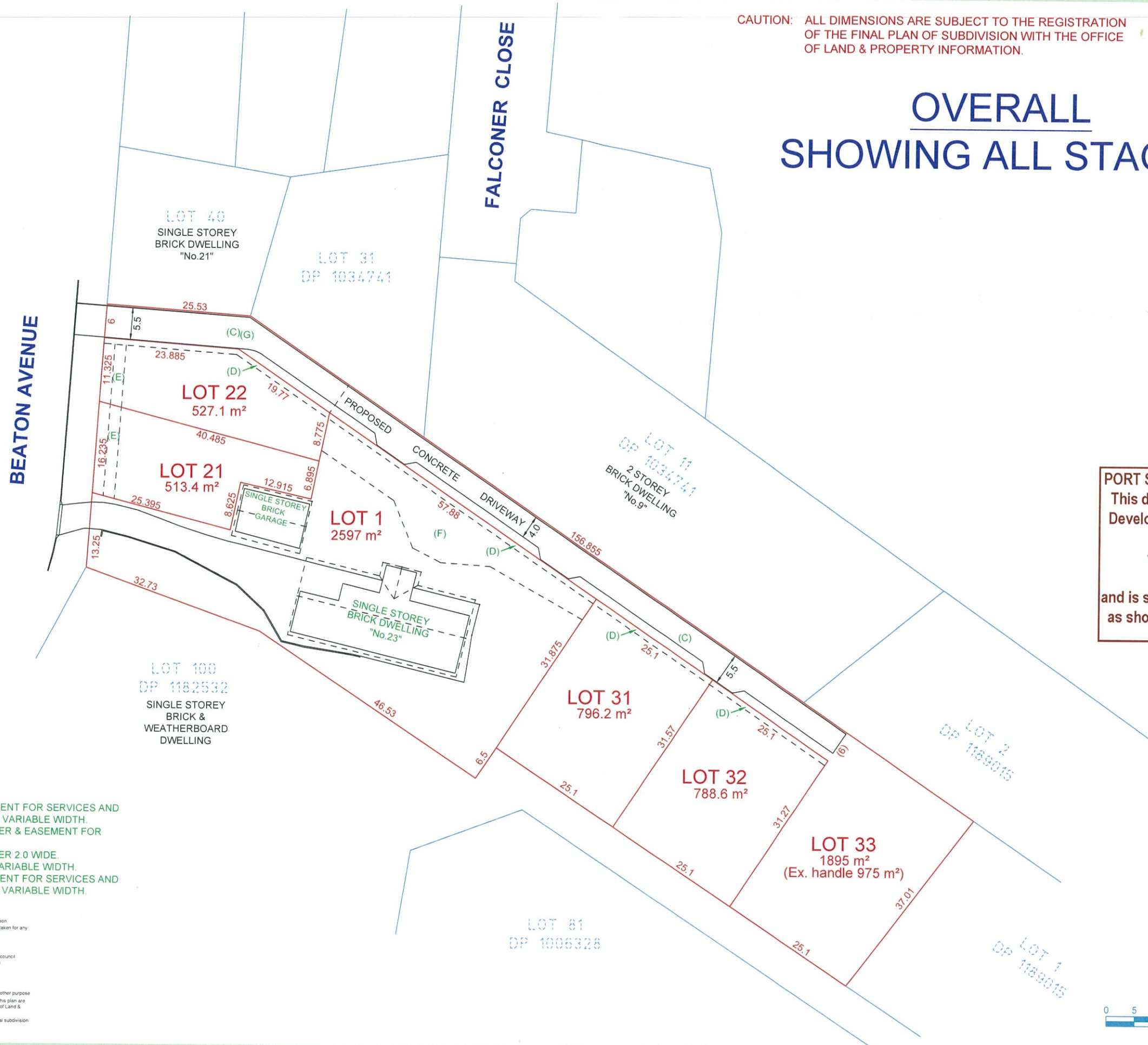


CAUTION: ALL DIMENSIONS ARE SUBJECT TO THE REGISTRATION OF THE FINAL PLAN OF SUBDIVISION WITH THE OFFICE OF LAND & PROPERTY INFORMATION.

MGA NORTH



OVERALL SHOWING ALL STAGES



PORT STEPHENS COUNCIL
 This document relates to
 Development Consent No.

 16-2016-657-3
 and is subject to conditions
 as shown on that Consent

- (C) PROPOSED RIGHT OF ACCESS, EASEMENT FOR SERVICES AND EASEMENT TO DRAIN WATER 6 WIDE & VARIABLE WIDTH.
- (D) PROPOSED EASEMENT TO DRAIN WATER & EASEMENT FOR SERVICES 1.0 WIDE.
- (E) PROPOSED EASEMENT TO DRAIN WATER 2.0 WIDE.
- (F) PROPOSED EASEMENT FOR BATTER VARIABLE WIDTH.
- (G) PROPOSED RIGHT OF ACCESS, EASEMENT FOR SERVICES AND EASEMENT TO DRAIN WATER 6 WIDE & VARIABLE WIDTH.

NOTES - GENERAL

- 1 This plan may be colour coded and black & white copies may not fully disclose the information hereon.
- 2 This plan has been prepared for the exclusive use of the client named hereon. No responsibility is taken for any loss incurred by any third party resulting from unauthorised use of the plan.

NOTES - PROPOSED SUBDIVISION PLAN

- 1 Boundaries have not been verified by survey. All dimensions and areas are subject to final survey, council approval & registration of the final plan of subdivision with the office of Land & Property Information.
- 2 This subdivision layout is a concept only and is subject to council approval.
- 3 This subdivision layout should not be used for financial planning prior to council approval.
- 4 The lot yield on this plan may change to reflect council requirements.
- 5 This plan is to accompany an application to Port Stephens Council and should not be used for any other purpose.
- 6 Easement(s) & Restriction(s) on the Use of Land & Positive Covenant(s) shown as "Proposed" on this plan are subject to final survey, council approval & registration of the final plan of subdivision with the office of Land & Property Information.
- 7 Easement(s) & Restriction(s) on the Use of Land & Positive Covenant(s) may be created on the final subdivision plan.



SCALE 1:500 @ A2



SURVEYING | CIVIL ENGINEERING | TOWN PLANNING | PROJECT MANAGEMENT
STRATA CERTIFICATION | ECOLOGY | BUSHFIRE ASSESSMENT

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Technical Details
Azimuth - MGA
Origin - SSM 40094
Easting - 383 941.888
Northing - 6 376 076.234

Datum - AHD
Origin - SSM 40094
R.L. - 16.708 (AHD)
Contour Int. - 0.5 METRE

Surveyed
MB 05-08-2016
Drafted
MP 21-09-2016
Checked
AJM 21-09-2016

Title
Client
Site
Locality

**PROPOSED SUBDIVISION
OVERALL**
HERBERT JEFFREY PTY LTD
LOT 101 DP 1182532 - No.23 BEATON AVENUE
LGA PORT STEPHENS

Our Ref:
6549 PS-V5
Original Size: A2
Sheet No.: 2 of 5