

SCHEDULE OF LINE		
No.	BEARING	DISTANCE
1	253°18'45"	5.655

SEE SHEET 4 FOR:
 - SCHEDULE OF REFERENCE MARKS
 - COORDINATE SCHEDULE
 - MGA TRAVERSE
 - HEIGHT SCHEDULE
 - HEIGHT DIFFERENCE SCHEDULE

SURVEYOR
 Name: MATHEW JOHN HYNES
 Date: 1st DECEMBER 2023
 Reference: 108-20 STAGE 12B MH

PLAN OF
 SUBDIVISION OF LOT 4738 D.P.1259891

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

Registered

D.P. 1259892



'A' - EASEMENT FOR DRAINAGE OF WATER 1.5 WIDE
 'N' - EASEMENT FOR MAINTENANCE, ACCESS & OTHER PURPOSES 0.9 WIDE
 NOTE:
 1. ALL BOUNDARIES OF EASEMENTS 'A' & 'N' ARE PARALLEL & PERPENDICULAR TO THE INTERSECTING LOT BOUNDARIES

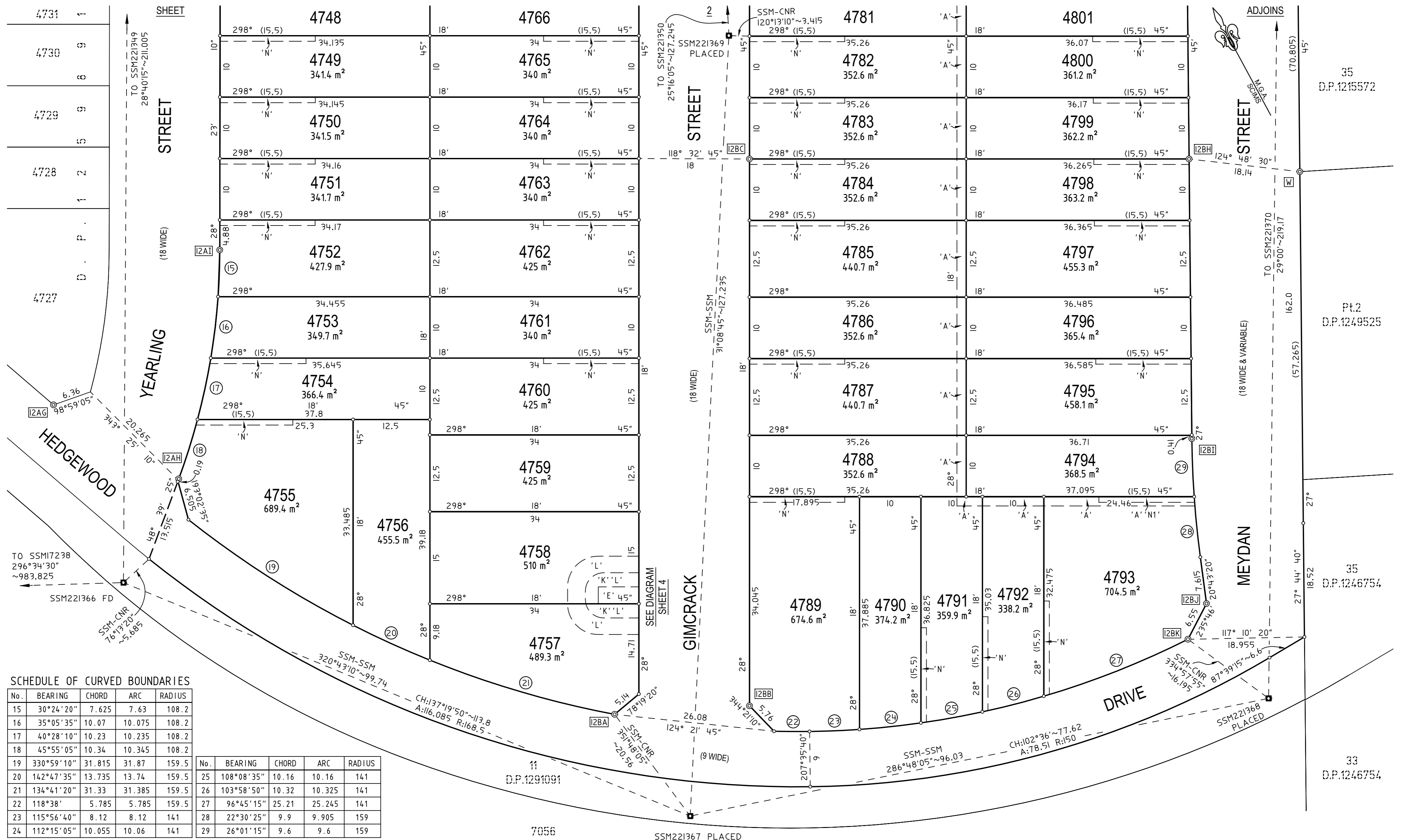
SURVEYOR
 Name: MATHEW JOHN HYNES
 Date: 1st DECEMBER 2023
 Reference: 108-20 STAGE 12B MH

PLAN OF
 SUBDIVISION OF LOT 4738 D.P. 1259891

LGA: THE HILLS SHIRE
 Locality: BOX HILL
 Reduction Ratio: 1: 400
 Lengths are in metres

Registered

D.P. 1259892



SCHEDULE OF CURVED BOUNDARIES

No.	BEARING	CHORD	ARC	RADIUS
15	30°24'20"	7.625	7.63	108.2
16	35°05'35"	10.07	10.075	108.2
17	40°28'10"	10.23	10.235	108.2
18	45°55'05"	10.34	10.345	108.2
19	330°59'10"	31.815	31.87	159.5
20	142°47'35"	13.735	13.74	159.5
21	134°41'20"	31.33	31.385	159.5
22	118°38'	5.785	5.785	159.5
23	115°56'40"	8.12	8.12	141
24	112°15'05"	10.055	10.06	141
25	108°08'35"	10.16	10.16	141
26	103°58'50"	10.32	10.325	141
27	96°45'15"	25.21	25.245	141
28	22°30'25"	9.9	9.905	159
29	26°01'15"	9.6	9.6	159

'A' - EASEMENT FOR DRAINAGE OF WATER 1.5 WIDE
 'E' - EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE
 'K' - RESTRICTION ON THE USE OF LAND
 'L' - RESTRICTION ON THE USE OF LAND
 'N' - EASEMENT FOR MAINTENANCE, ACCESS & OTHER PURPOSES 0.9 WIDE
 'N1' - EASEMENT FOR MAINTENANCE, ACCESS & OTHER PURPOSES 0.9 WIDE

NOTE:
 1. ALL BOUNDARIES OF EASEMENTS 'A', 'N' & 'N1' ARE PARALLEL & PERPENDICULAR TO THE INTERSECTING LOT BOUNDARIES

SEE SHEET 4 FOR SCHEDULE OF REFERENCE MARKS.

<p>SURVEYOR Name: MATHEW JOHN HYNES Date: 1st DECEMBER 2023 Reference: 108-20 STAGE 12B MH</p>	<p>PLAN OF SUBDIVISION OF LOT 4738 D.P.1259891</p>	<p>LGA: THE HILLS SHIRE Locality: BOX HILL Reduction Ratio: 1: 400 Lengths are in metres</p>	<p>Registered D.P. 1259892</p>
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CAD REF: G:\Acquired\CR\Projects\2020_yr108-20(Survey)\Plans\Plan_8881\STAGE_12108-20(S)108 [02] - Stage 12B FINAL - G.A. - M.J.H.

SCHEDULE OF REFERENCE MARKS

No.	BEARING	DISTANCE	DESCRIPTION	
B	247°51'	5.33	RM SSM220957 FD	(D.P. 1260256)
B	297°42'	14.61	RM D.H.&W. FD	(D.P. 1260256)
C	220°19'	3.605	RM D.H.&W. FD	(D.P. 1260256)
D	18°29'	3.43	RM D.H.&W. FD	(D.P. 1260256)
E	3°52'	3.48	RM D.H.&W. FD	(D.P. 1264567)
E	71°35'	4.44	RM D.H.&W. FD	(D.P. 1264567)
F	307°52'	19.77	RM D.H.&W. FD	(D.P. 1264567)
L	296°00'30"	15.955	RM STAR PICKET FD (NOW GONE)	(D.P. 1238707)
M	212°40'05"	0.565	RM GIP FD	(D.P. 1232825)
N	134°38'45"	1.74	RM STAR PICKET FD	(D.P. 1238558)
O	193°02'15"	0.535	RM GIP FD	(D.P. 1232825)
P	137°17'40"	1.805	RM STAR PICKET FD	(D.P. 1238558)
Q	230°06'55"	0.535	RM GIP FD	(D.P. 1232825)
R	238°56'	0.56	RM GIP FD DISTB	(D.P. 1238707)
T	204°45'	8.515	RM STAR PICKET FD (NOW GONE)	(D.P. 1238707)
U	42°36'30"	19.44	RM STAR PICKET FD (NOW GONE)	(D.P. 1238707)
U	92°52'	19.59	RM STAR PICKET FD (NOW GONE)	(D.P. 1238707)
V	106°50'05"	0.39	RM GIP FD	(D.P. 1227339)
W	121°09'05"	0.42	RM GIP FD	(D.P. 1227339)
SD	266°57'	2	RM GIP FD	(D.P. 1242532)
12AD	234°47'	8.3	RM D.H.&W. FD	(D.P. 1259891)
12AD	220°38'	19.15	RM D.H.&W. FD	(D.P. 1259891)
12AE	190°31'30"	23.985	RM D.H.&W. FD	(D.P. 1259891)
12AE	169°38'30"	29.665	RM D.H.&W. FD	(D.P. 1259891)
12AF	117°24'	5.56	RM D.H.&W. FD	(D.P. 1259891)
12AF	272°42'	6.305	RM D.H.&W. FD	(D.P. 1259891)
12AG	108°04'	4.26	RM D.H.&W. FD	(D.P. 1259891)
12AG	80°17'	14.84	RM D.H.&W. FD	(D.P. 1259891)
12AH	180°49'	4.6	RM D.H.&W. FD	(D.P. 1259891)
12AH	171°00'	17.855	RM D.H.&W. FD	(D.P. 1259891)
12AI	137°45'	3.545	RM D.H.&W. FD	(D.P. 1259891)
12AI	121°14'	14.57	RM D.H.&W. FD	(D.P. 1259891)
12AJ	119°35'	3.345	RM D.H.&W. FD	(D.P. 1259891)
12AJ	110°01'	15.1	RM D.H.&W. FD	(D.P. 1259891)
12AK	108°50'	3.39	RM D.H.&W. FD	(D.P. 1259891)
12AK	119°08'	14.565	RM D.H.&W. FD	(D.P. 1259891)
12AL	201°16'	3.51	RM D.H.&W. FD	(D.P. 1259891)
12AL	206°43'	14.68	RM D.H.&W. FD	(D.P. 1259891)
12AM	260°26'	5.49	RM D.H.&W. FD	(D.P. 1259891)
12AM	223°14'	15.03	RM D.H.&W. FD	(D.P. 1259891)
12AN	221°28'	3.32	RM D.H.&W. FD	(D.P. 1259891)
12AN	208°07'	14.55	RM D.H.&W. FD	(D.P. 1259891)
12BA	38°33'	3.24	RM D.H.&W. PLACED	
12BA	36°28'	14.575	RM D.H.&W. PLACED	
12BB	116°53'	3.27	RM D.H.&W. PLACED	
12BB	123°15'	14.83	RM D.H.&W. PLACED	
12BC	125°11'	3.395	RM D.H.&W. PLACED	
12BC	118°41'	14.56	RM D.H.&W. PLACED	
12BD	118°56'	3.345	RM D.H.&W. PLACED	
12BD	118°18'	14.42	RM D.H.&W. PLACED	
12BE	201°05'	26.155	RM D.H.&W. PLACED	
12BE	179°10'	29.885	RM D.H.&W. PLACED	
12BF	214°56'	26.345	RM D.H.&W. PLACED	
12BF	238°34'	28.58	RM D.H.&W. PLACED	
12BG	297°18'	3.355	RM D.H.&W. PLACED	
12BG	297°20'	14.52	RM D.H.&W. PLACED	
12BH	299°06'	3.305	RM D.H.&W. PLACED	
12BH	292°03'	14.6	RM D.H.&W. PLACED	
12BI	230°59'	8.5	RM D.H.&W. PLACED	
12BI	269°59'	16.39	RM D.H.&W. PLACED	
12BJ	254°39'	4.15	RM D.H.&W. PLACED	
12BJ	264°40'	16.645	RM D.H.&W. PLACED	
12BK	349°25'	3.325	RM D.H.&W. PLACED	
12BK	353°05'	14.675	RM D.H.&W. PLACED	

'E' - EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE
 'K' - RESTRICTION ON THE USE OF LAND
 'L' - RESTRICTION ON THE USE OF LAND

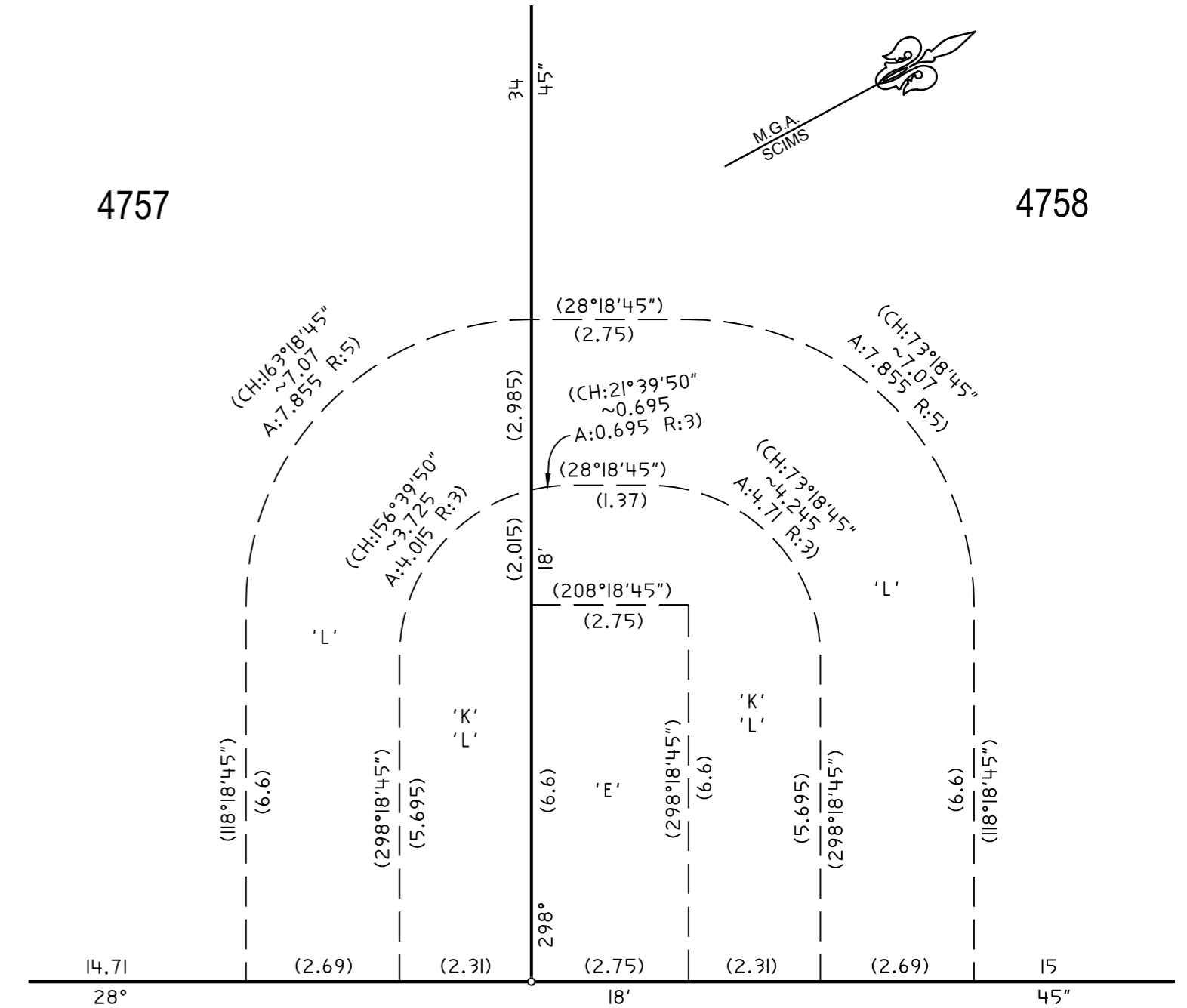
SURVEYING & SPATIAL INFORMATION REGULATION 2017 CLAUSE 69 HEIGHT DIFFERENCE SCHEDULE			
MARK		HEIGHT DIFFERENCE	METHOD
FROM	TO		
SSM12820	SSM17238	+1.47	DIFFERENTIAL
SSM17238	SSM221349	-15.301	GNSS HEIGHTING
SSM221349	SSM221350	-1.05	GNSS HEIGHTING
SSM221350	SSM221367	-6.19	GNSS HEIGHTING
SSM221367	SSM221368	-2.41	GNSS HEIGHTING
SSM221368	SSM221369	+5.18	GNSS HEIGHTING
SSM221369	SSM221370	+4.89	GNSS HEIGHTING
SSM221370	SSM12820	+13.441	GNSS HEIGHTING

HEIGHT DATUM: AHD71

SURVEYING & SPATIAL INFORMATION REGULATION 2017 CLAUSE 71 HEIGHT SCHEDULE					
MARK	AHD VALUE	CLASS	PU	HEIGHT DATUM VALIDATION	STATE
SSM12820	61.081	LD	0.03	SCIMS ADOPTED	FOUND
SSM17238	62.551	LD	0.03	SCIMS VALIDATION	FOUND
SSM221349	47.25	B	-	-	PLACED
SSM221350	46.20	B	-	-	PLACED
SSM221367	40.01	B	-	-	PLACED
SSM221368	37.60	B	-	-	PLACED
SSM221369	42.78	B	-	-	PLACED
SSM221370	47.64	B	-	-	PLACED

DATE OF SCIMS AHD VALUES: 27 FEBRUARY 2023 HEIGHT DATUM: AHD71

DATUM LINE AND MGA TRAVERSE					
MARK		MGA GROUND BEARING	MGA GROUND DISTANCE	SURVEY BEARING	SURVEY DISTANCE
FROM	TO				
SSM12820 'A'	PM12098 'B'	201°59'28"	3172.741	201°59'28"	3172.726
SSM12820	PM66293	116°57'59"	1148.379	116°57'55"	1148.389
SSM12820	PM66295	113°43'43"	820.171	113°43'38"	820.190
PM66295	PM66294	106°46'04"	220.878	106°46'14"	220.868
PM66294	PM66293	154°16'11"	140.966	154°15'54"	140.955
PM66293	PM12098	222°24'36"	3279.192	222°24'36"	3279.200
PM12098	SSM17238	20°21'26"	2622.710	20°21'26"	2622.714
SSM17238	SSM12820	29°43'07"	556.147	29°43'06"	556.129
PM66293	SSM204893	234°26'22"	1050.576	234°26'19"	1050.602
SSM204893	SSM204016	281°26'13"	345.584	281°25'57"	345.584
SSM204016	SSM17238	349°39'36"	589.786	349°39'44"	589.830



GIMCRACK

(18 WIDE)

STREET

DIAGRAM SCALE 1:100

SURVEYING & SPATIAL INFORMATION REGULATION 2017 CLAUSE 70 COORDINATE SCHEDULE						
MARK	MGA COORDINATES		CLASS	PU	METHOD	STATE
	EASTING	NORTHING				
PM12098	303058.833	6273536.899	B	N/A	SCIMS	FOUND
PM66293	305270.558	6275958.188	B	N/A	SCIMS	FOUND
PM66294	305209.356	6276085.184	B	0.02	SCIMS	FOUND
PM66295	304997.857	6276148.909	B	N/A	SCIMS	FOUND
SSM12820	304246.978	6276478.970	B	N/A	SCIMS	FOUND
SSM17238	303971.255	6275995.945	B	0.02	SCIMS	FOUND
SSM204016	304077.122	6275415.703	D	N/A	SCIMS	FOUND
SSM204893	304415.863	6275347.174	B	0.02	SCIMS	FOUND
SSM221366	304851.204	6275555.801	D	N/A	CADASTRAL TRAVERSE	FOUND
SSM221349	304952.447	6275740.946	D	N/A	CADASTRAL TRAVERSE	PLACED
SSM221350	305034.488	6275702.575	D	N/A	CADASTRAL TRAVERSE	PLACED
SSM221367	304914.356	6275478.594	D	N/A	CADASTRAL TRAVERSE	PLACED
SSM221368	305006.292	6275450.837	D	N/A	CADASTRAL TRAVERSE	PLACED
SSM221369	304980.170	6275587.496	D	N/A	CADASTRAL TRAVERSE	PLACED
SSM221370	305112.555	6275642.540	D	N/A	CADASTRAL TRAVERSE	PLACED

DATE OF SCIMS COORDINATES: 27 FEBRUARY 2023 MGA ZONE: 56 COMBINED SCALE FACTOR: 1.000059 MGA DATUM: GDA2020 MGA ZONE: 56

SURVEYOR
 Name: MATHEW JOHN HYNES
 Date: 1st DECEMBER 2023
 Reference: 108-20 STAGE 12B MH

PLAN OF
 SUBDIVISION OF LOT 4738 D.P.1259891

LGA: THE HILLS SHIRE
 Locality: BOX HILL
 Reduction Ratio: 1: N/A
 Lengths are in metres

Registered

D.P. 1259892