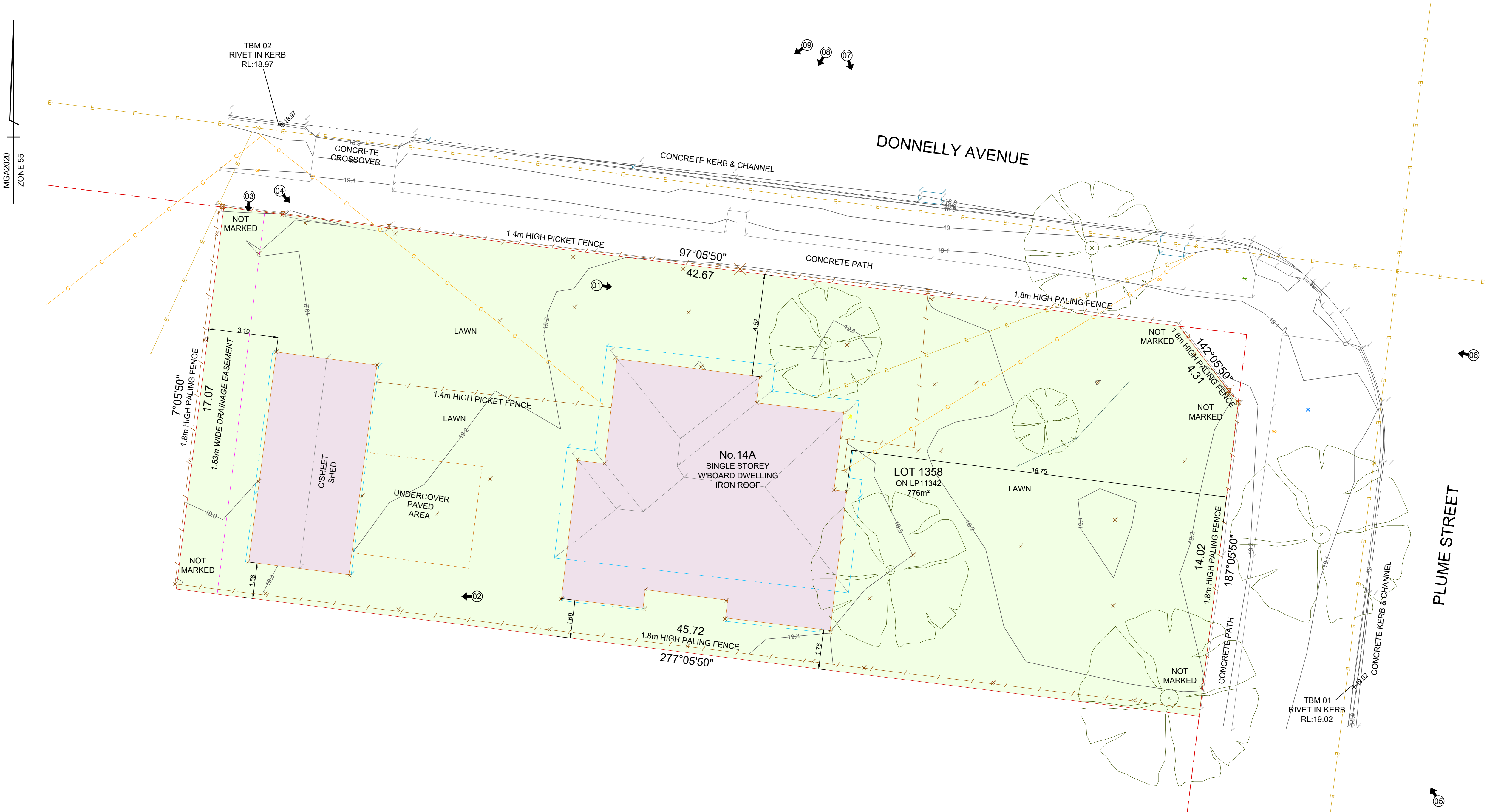




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NOTATIONS:

Existing services have been located where visible. No guarantee is given that all existing services are shown.

Survey Accuracy:
Title boundary details: +/- 0.01m
Artificial features and levels on site: +/-0.02m
Natural features and levels on site: +/-0.05m
Roof & building details measured by indirect methods: +/-0.05m

CAD symbols contained within this drawing (for example: fences, underground services, signage) are not necessarily to scale, and do not represent the actual size of the physical feature. They are shown to diagrammatically represent the feature at a scale readable on a PDF or CAD plan. The insertion point on the symbol is the surveyed position of the feature.
Tree symbols represent the surveyed canopy spread and trunk diameter to scale, based on site observations. The canopy spread is nominally correct in size, however the position may not always represent the true canopy drip-line.
Care should be taken when determining critical clearances to these objects / features.

Spot heights and levels are shown reduced for clarity. Refer to accompanying digital DWG file for all spot heights and 3D data including surface triangles and contours.

Additional Notes:
PSEUDO MGA2020 ZONE 55 SCALED TO GROUND
ORIGIN POINT: RIVET 'A'
E:268396.734 N:5780498.670 H:19.019
COMBINED SCALE FACTOR: 1.0002573

Data in this drawing has been hidden for clarity of the plan. Hidden data can be found on the 'Hidden' layer.

This drawing is a compilation of survey information and data obtained from external sources including Nearmap aerial imagery. Swanson Surveying takes no responsibility for the accuracy of externally sourced data.

For site photos taken at the time of survey please refer to accompanying file:
14747 RFL01V1 Site Photos.zip

Title Re-establishment Survey:
Please note that this title re-establishment survey has not yet been examined & registered with Land Victoria.

Warning Note About Fences & Adverse Possession: Where fencing and other occupation have stood uncontested for 15+ years and do not agree with title boundaries, possessory rights may have accrued to the occupier. Possessory rights should be considered during design.

This plan is to be read in conjunction with the plan 14747 RE01V1 for title boundary marks, occupation offsets and further title information.

TITLE INFORMATION:
VOL 6754 FOL 737
LOT 358 ON LP11342

CERTIFICATE BY LICENSED SURVEYOR
I, Matthew John Ackroyd / Luke Van Kruijsbergen / Tobias Jacques Swanson of Swanson Surveying certify that this plan has been prepared from a survey made under my direction and supervision in accordance with the Surveying Act 2004 and completed on the XXXXX/20XX.

Jack Sandford, 04/02/2026
Licensed Surveyor (Surveying Act 2004)

Survey Code Legend			
Code	Description	Sym	Line Style
005	Retro_Target		
009	Rivet		
104	Natural_Surface		
110	Breakline		
201	Tree		
308	Side_Entry_Pit		
309	Grated_Pit		
319	Property_Outlet		
406	Lip_of_Kerb		
407	Invert_of_Kerb		
408	Back_of_Kerb		
419	Concrete_Edge		
503	Sign		
601	House		
602	Minor_Building		
604	Verandah		
605	Chimney		
610	Structure_Unclassified		
639	Roof_Ridge		
642	Gutter_Top		
712	Electricity_Pole		
713	Electricity_Pole_Light		
718	Electricity_Line_Overhead		E OH
721	Communications_Pit		
728	Communications_Line_Overhead		C OH
730	Gas_Meter		
751	Stop_Valve		
901	Title_Boundary		
902	Easement		
903	Fence		
904	Gate		
905	Square_Post		
911	Fence_Top		
	Orientation_of_Site_Photo		