

29 Forestgrove Drive

Harrington Park NSW 2567

Draft Contract

**McGrath**

# Contract for the sale and purchase of land 2018 edition

TERM	MEANING OF TERM	NSW Duty:
vendor's agent	<b>MCGRATH ESTATE AGENTS LIVERPOOL</b> 265b Macquarie Street, Liverpool NSW 2170 Email: <a href="mailto:jessicabaron@mcgrath.com.au">jessicabaron@mcgrath.com.au</a>	phone (02) 9824 1100 fax (02) 9824 1120 ref Jessica Baron
co-agent	Not Applicable	phone fax ref
vendor	<b>STEFANOS ZARIKOS and ANTONIETTA ROSA ZARIKOS</b> 29 Forestgrove Drive, Harrington Park NSW 2567	
vendor's solicitor	<b>WATKINS TAPSELL</b> Level 3, 550 Princes Highway, Kirrawee NSW 2232 email: <a href="mailto:conveyancing@watkinstapsell.com.au">conveyancing@watkinstapsell.com.au</a>	phone (02) 9521 6000 fax (02) 9521 4168 ref SLM: 73687
date for completion	42nd day after the contract date (clause 15)	
land (address, plan details and title reference)	<b>29 FORESTGROVE DRIVE, HARRINGTON PARK</b> Registered Plan: Lot 96 in Deposited Plan 280018 <b>Folio Identifier 96/280018</b> <input checked="" type="checkbox"/> VACANT POSSESSION <input type="checkbox"/> subject to existing tenancies	
improvements	<input checked="" type="checkbox"/> HOUSE <input checked="" type="checkbox"/> garage <input type="checkbox"/> carport <input type="checkbox"/> home unit <input type="checkbox"/> carspace <input type="checkbox"/> storage space <input type="checkbox"/> none <input checked="" type="checkbox"/> other: 3 car garage – one double and one single	
attached copies	<input checked="" type="checkbox"/> documents in the List of Documents as marked or numbered: <input type="checkbox"/> other documents:	

**A real estate agent is permitted by legislation to fill up the items in this box in a sale of residential property.**

inclusions  exclusions  purchaser  purchaser's <input type="checkbox"/> solicitor <input type="checkbox"/> conveyancer  price \$ deposit \$ balance \$  contract date	<table border="0"> <tr> <td><input checked="" type="checkbox"/> blinds</td> <td><input checked="" type="checkbox"/> dishwasher</td> <td><input checked="" type="checkbox"/> light fittings</td> <td><input checked="" type="checkbox"/> stove</td> </tr> <tr> <td><input checked="" type="checkbox"/> built-in wardrobes</td> <td><input checked="" type="checkbox"/> fixed floor coverings</td> <td><input checked="" type="checkbox"/> range hood</td> <td><input checked="" type="checkbox"/> pool equipment</td> </tr> <tr> <td><input checked="" type="checkbox"/> clothes line</td> <td><input checked="" type="checkbox"/> insect screens</td> <td><input checked="" type="checkbox"/> solar panels</td> <td><input type="checkbox"/> TV antenna</td> </tr> <tr> <td><input checked="" type="checkbox"/> curtains</td> <td colspan="3"><input checked="" type="checkbox"/> other: Two ovens, pool, pool cleaner, digital antennas, IP sockets, alfresco area, theatre, house alarm, air conditioning, electronic garage door, shed,</td> </tr> </table> TVs and TV brackets, projector and theatre screen, theatre speakers, barbeque and outdoor range hood  email:  (10% of the price, unless otherwise stated)  (if not stated, the date this contract was made)	<input checked="" type="checkbox"/> blinds	<input checked="" type="checkbox"/> dishwasher	<input checked="" type="checkbox"/> light fittings	<input checked="" type="checkbox"/> stove	<input checked="" type="checkbox"/> built-in wardrobes	<input checked="" type="checkbox"/> fixed floor coverings	<input checked="" type="checkbox"/> range hood	<input checked="" type="checkbox"/> pool equipment	<input checked="" type="checkbox"/> clothes line	<input checked="" type="checkbox"/> insect screens	<input checked="" type="checkbox"/> solar panels	<input type="checkbox"/> TV antenna	<input checked="" type="checkbox"/> curtains	<input checked="" type="checkbox"/> other: Two ovens, pool, pool cleaner, digital antennas, IP sockets, alfresco area, theatre, house alarm, air conditioning, electronic garage door, shed,			phone fax ref
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buyer's agent

\_\_\_\_\_  
 vendor

\_\_\_\_\_  
 witness

**GST AMOUNT (optional)**  
 The price includes  
 GST of: \$

\_\_\_\_\_  
 purchaser

JOINT TENANTS  tenants in common  in unequal shares

\_\_\_\_\_  
 witness

**Choices**

- Vendor agrees to accept a *deposit bond* (clause 3)  NO  yes
- Proposed *electronic transaction* (clause 30)  no  YES
- Parties agree that the deposit be invested (clause 2.9)  NO  yes

**Tax information (the parties promise this is correct as far as each party is aware)**

- Land tax is adjustable  NO  yes
- GST: Taxable supply  NO  yes in full  yes to an extent
- Margin scheme will be used in making the taxable supply  NO  yes

This sale is not a taxable supply because (one or more of the following may apply) the sale is:

- not made in the course or furtherance of an enterprise that the vendor carries on (section 9-5(b))
- by a vendor who is neither registered nor required to be registered for GST (section 9-5(d))
- GST-free because the sale is the supply of a going concern under section 38-325
- GST-free because the sale is subdivided farm land or farm land supplied for farming under Subdivision 38-O
- input taxed because the sale is of eligible residential premises (sections 40-65, 40-75(2) and 195-1)

- Purchaser must make an *RW payment*:  NO  yes  
(residential withholding payment) (if yes, vendor must provide further details)

If the further details below are not fully completed at the contract date, the vendor must provide all these details in a separate notice within 14 days of the contract date.

***RW payment (residential withholding payment) -- further details***

Frequently the supplier will be the vendor. However, sometimes further information will be required as to which entity is liable for GST, for example, if the vendor is part of a GST group or a participant in a GST joint venture.

- Supplier's name:
- Supplier's ABN:
- Supplier's business address:
- Supplier's email address:
- Supplier's phone number:
- Supplier's proportion of *RW payment*:

If more than one supplier, provide the above details for each supplier.

Amount purchaser must pay – price multiplied by the *RW rate* (residential withholding rate): \$

Amount must be paid:  AT COMPLETION  at another time (specify):

Is any of the consideration not expressed as an amount in money?  NO  yes

If "yes", the GST Inclusive market value of the non-monetary consideration: \$

Other details (including those required by regulation or the ATO forms):

## List of Documents

<p><b>General</b></p> <p><input checked="" type="checkbox"/> 1 property certificate for the land</p> <p><input checked="" type="checkbox"/> 2 plan of the land</p> <p><input type="checkbox"/> 3 unregistered plan of the land</p> <p><input type="checkbox"/> 4 plan of land to be subdivided</p> <p><input type="checkbox"/> 5 document that is to be lodged with a relevant plan</p> <p><input checked="" type="checkbox"/> 6 section 10.7(2) planning certificate (Environmental Planning and Assessment Act 1979)</p> <p><input type="checkbox"/> 7 additional information included in that certificate under section 10.7(5)</p> <p><input checked="" type="checkbox"/> 8 sewerage infrastructure location diagram (service location diagram)</p> <p><input checked="" type="checkbox"/> 9 sewerage lines location diagram (sewerage service diagram)</p> <p><input type="checkbox"/> 10 document that created or may have created an easement, profit à prendre, restriction on use or positive covenant disclosed in this contract</p> <p><input type="checkbox"/> 11 <i>planning agreement</i></p> <p><input type="checkbox"/> 12 section 88G certificate (positive covenant)</p> <p><input type="checkbox"/> 13 survey report</p> <p><input type="checkbox"/> 14 building information certificate or building certificate given under <i>legislation</i></p> <p><input type="checkbox"/> 15 lease (with every relevant memorandum or variation)</p> <p><input type="checkbox"/> 16 other document relevant to tenancies</p> <p><input type="checkbox"/> 17 licence benefiting the land</p> <p><input type="checkbox"/> 18 old system document</p> <p><input type="checkbox"/> 19 Crown purchase statement of account</p> <p><input type="checkbox"/> 20 building management statement</p> <p><input checked="" type="checkbox"/> 21 form of requisitions</p> <p><input type="checkbox"/> 22 <i>clearance certificate</i></p> <p><input checked="" type="checkbox"/> 23 land tax certificate</p> <p><b>Home Building Act 1989</b></p> <p><input type="checkbox"/> 24 insurance certificate</p> <p><input type="checkbox"/> 25 brochure or warning</p> <p><input type="checkbox"/> 26 evidence of alternative indemnity cover</p> <p><b>Swimming Pools Act 1992</b></p> <p><input type="checkbox"/> 27 certificate of compliance</p> <p><input type="checkbox"/> 28 evidence of registration</p> <p><input type="checkbox"/> 29 relevant occupation certificate</p> <p><input type="checkbox"/> 30 certificate of non-compliance</p> <p><input type="checkbox"/> 31 detailed reasons of non-compliance</p>	<p><b>Strata or community title (clause 23 of the contract)</b></p> <p><input type="checkbox"/> 32 property certificate for strata common property</p> <p><input type="checkbox"/> 33 plan creating strata common property</p> <p><input type="checkbox"/> 34 strata by-laws</p> <p><input type="checkbox"/> 35 strata development contract or statement</p> <p><input type="checkbox"/> 36 strata management statement</p> <p><input type="checkbox"/> 37 strata renewal proposal</p> <p><input type="checkbox"/> 38 strata renewal plan</p> <p><input type="checkbox"/> 39 leasehold strata - lease of lot and common property</p> <p><input type="checkbox"/> 40 property certificate for neighbourhood property</p> <p><input type="checkbox"/> 41 plan creating neighbourhood property</p> <p><input type="checkbox"/> 42 neighbourhood development contract</p> <p><input type="checkbox"/> 43 neighbourhood management statement</p> <p><input type="checkbox"/> 44 property certificate for precinct property</p> <p><input type="checkbox"/> 45 plan creating precinct property</p> <p><input type="checkbox"/> 46 precinct development contract</p> <p><input type="checkbox"/> 47 precinct management statement</p> <p><input type="checkbox"/> 48 property certificate for community property</p> <p><input type="checkbox"/> 49 plan creating community property</p> <p><input type="checkbox"/> 50 community development contract</p> <p><input type="checkbox"/> 51 community management statement</p> <p><input type="checkbox"/> 52 document disclosing a change of by-laws</p> <p><input type="checkbox"/> 53 document disclosing a change in a development or management contract or statement</p> <p><input type="checkbox"/> 54 document disclosing a change in boundaries</p> <p><input type="checkbox"/> 55 information certificate under Strata Schemes Management Act 2015</p> <p><input type="checkbox"/> 56 information certificate under Community Land Management Act 1989</p> <p><input type="checkbox"/> 57 document relevant to off-the-plan sale</p> <p><b>Other</b></p> <p><input type="checkbox"/> 58 Other:</p>
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HOLDER OF STRATA OR COMMUNITY TITLE RECORDS – Name, address, email address and telephone number

**IMPORTANT NOTICE TO VENDORS AND PURCHASERS**

Before signing this contract you should ensure that you understand your rights and obligations, some of which are not written in this contract but are implied by law.

**WARNING—SMOKE ALARMS**

The owners of certain types of buildings and strata lots must have smoke alarms (or in certain cases heat alarms) installed in the building or lot in accordance with regulations under the *Environmental Planning and Assessment Act 1979*. It is an offence not to comply. It is also an offence to remove or interfere with a smoke alarm or heat alarm. Penalties apply.

**WARNING—LOOSE-FILL ASBESTOS INSULATION**

Before purchasing land that includes any residential premises (within the meaning of Division 1A of Part 8 of the *Home Building Act 1989*) built before 1985, a purchaser is strongly advised to consider the possibility that the premises may contain loose-fill asbestos insulation (within the meaning of Division 1A of Part 8 of the *Home Building Act 1989*). In particular, a purchaser should:

- (a) search the Register required to be maintained under Division 1A of Part 8 of the *Home Building Act 1989*, and
- (b) ask the relevant local council whether it holds any records showing that the residential premises contain loose-fill asbestos insulation.

For further information about loose-fill asbestos insulation (including areas in which residential premises have been identified as containing loose-fill asbestos insulation), contact NSW Fair Trading.

### COOLING OFF PERIOD (PURCHASER'S RIGHTS)

1. This is the statement required by section 66X of the *Conveyancing Act 1919* and applies to a contract for the sale of residential property.
2. The purchaser may rescind the contract at any time before 5 p.m. on the fifth business day after the day on which the contract was made, EXCEPT in the circumstances listed in paragraph 3.
3. There is NO COOLING OFF PERIOD:
  - (a) if, at or before the time the contract is made, the purchaser gives to the vendor (or the vendor's solicitor or agent) a certificate that complies with section 66W of the Act, or
  - (b) if the property is sold by public auction, or
  - (c) if the contract is made on the same day as the property was offered for sale by public auction but passed in, or
  - (d) if the contract is made in consequence of the exercise of an option to purchase the property, other than an option that is void under section 66ZG of the Act.
4. A purchaser exercising the right to cool off by rescinding the contract will forfeit to the vendor 0.25% of the purchase price of the property. The vendor is entitled to recover the amount forfeited from any amount paid by the purchaser as a deposit under the contract and the purchaser is entitled to a refund of any balance.

### DISPUTES

If you get into a dispute with the other party, the Law Society and Real Estate Institute encourage you to use informal procedures such as negotiation, independent expert appraisal, the Law Society Conveyancing Dispute Resolution Scheme or mediation (for example mediation under the Law Society Mediation Program).

### AUCTIONS

Regulations made under the Property, Stock and Business Agents Act 2002 prescribe a number of conditions applying to sales by auction.

**WARNINGS**

1. **Various Acts of Parliament and other matters can affect the rights of the parties to this contract. Some important matters are actions, claims, decisions, licences, notices, orders, proposals or rights of way involving:**

<b>Australian Taxation Office</b>	<b>NSW Fair Trading</b>
<b>Council</b>	<b>NSW Public Works Advisory</b>
<b>County Council</b>	<b>Office of Environment and Heritage</b>
<b>Department of Planning and Environment</b>	<b>Owner of adjoining land</b>
<b>Department of Primary Industries</b>	<b>Privacy</b>
<b>East Australian Pipeline Limited</b>	<b>Roads and Maritime Services</b>
<b>Electricity and gas</b>	<b>Subsidence Advisory NSW</b>
<b>Land &amp; Housing Corporation</b>	<b>Telecommunications</b>
<b>Local Land Services</b>	<b>Transport for NSW</b>
<b>NSW Department of Education</b>	<b>Water, sewerage or drainage authority</b>

If you think that any of these matters affects the property, tell your solicitor.

2. **A lease may be affected by the Agricultural Tenancies Act 1990, the Residential Tenancies Act 2010 or the Retail Leases Act 1994.**
3. **If any purchase money is owing to the Crown, it will become payable before obtaining consent, or if no consent is needed, when the transfer is registered.**
4. **If a consent to transfer is required under legislation, see clause 27 as to the obligations of the parties.**
5. **The vendor should continue the vendor's insurance until completion. If the vendor wants to give the purchaser possession before completion, the vendor should first ask the insurer to confirm this will not affect the insurance.**
6. **The purchaser will usually have to pay stamp duty (and sometimes surcharge purchaser duty) on this contract. If duty is not paid on time, a purchaser may incur penalties.**
7. **If the purchaser agrees to the release of deposit, the purchaser's right to recover the deposit may stand behind the rights of others (for example the vendor's mortgagee).**
8. **The purchaser should arrange insurance as appropriate.**
9. **Some transactions involving personal property may be affected by the Personal Property Securities Act 2009.**
10. **A purchaser should be satisfied that finance will be available at the time of completing the purchase.**
11. **Where the market value of the property is at or above a legislated amount, the purchaser may have to comply with a foreign resident capital gains withholding payment obligation (even if the vendor is not a foreign resident). If so, this will affect the amount available to the vendor on completion.**
12. **Purchasers of some residential properties may have to withhold part of the purchase price to be credited towards the GST liability of the vendor. If so, this will also affect the amount available to the vendor.**

The vendor sells and the purchaser buys the *property* for the price under these provisions instead of Schedule 3 Conveyancing Act 1919, subject to any *legislation* that cannot be excluded.

## 1 Definitions (a term in italics is a defined term)

In this contract, these terms (in any form) mean –

<i>adjustment date</i>	the earlier of the giving of possession to the purchaser or completion;
<i>bank</i>	the Reserve Bank of Australia or an authorised deposit-taking institution which is a bank, a building society or a credit union;
<i>business day</i>	any day except a bank or public holiday throughout NSW or a Saturday or Sunday;
<i>cheque</i>	a cheque that is not postdated or stale;
<i>clearance certificate</i>	a certificate within the meaning of s14-220 of Schedule 1 to the TA Act that covers one or more days falling within the period from and including the contract date to completion;
<i>deposit-bond</i>	a deposit bond or guarantee from an issuer, with an expiry date and for an amount each approved by the vendor;
<i>depositholder</i>	vendor's agent (or if no vendor's agent is named in this contract, the vendor's <i>solicitor</i> , or if no vendor's <i>solicitor</i> is named in this contract, the buyer's agent);
<i>document of title</i>	document relevant to the title or the passing of title;
<i>FRCGW percentage</i>	the percentage mentioned in s14-200(3)(a) of Schedule 1 to the TA Act (12.5% as at 1 July 2017);
<i>GST Act</i>	A New Tax System (Goods and Services Tax) Act 1999;
<i>GST rate</i>	the rate mentioned in s4 of A New Tax System (Goods and Services Tax Imposition - General) Act 1999 (10% as at 1 July 2000);
<i>legislation normally</i>	an Act or a by-law, ordinance, regulation or rule made under an Act, subject to any other provision of this contract;
<i>party</i>	each of the vendor and the purchaser;
<i>property</i>	the land, the improvements, all fixtures and the inclusions, but not the exclusions;
<i>planning agreement</i>	a valid voluntary agreement within the meaning of s7.4 of the Environmental Planning and Assessment Act 1979 entered into in relation to the <i>property</i> ;
<i>requisition</i>	an objection, question or requisition (but the term does not include a claim);
<i>remittance amount</i>	the lesser of the <i>FRCGW percentage</i> of the price (inclusive of GST, if any) and the amount specified in a <i>variation served by a party</i> ;
<i>rescind</i>	rescind this contract from the beginning;
<i>RW payment</i>	a payment which the purchaser must make under s14-250 of Schedule 1 to the TA Act (the price multiplied by the <i>RW rate</i> );
<i>RW rate</i>	the rate determined under s14-250(6), (8) or (9) of Schedule 1 to the TA Act (as at 1 July 2018, usually 7% of the price if the margin scheme applies, 1/11 <sup>th</sup> if not);
<i>serve</i>	serve in writing on the other party;
<i>settlement cheque</i>	an unendorsed <i>cheque</i> made payable to the person to be paid and – <ul style="list-style-type: none"> <li>• issued by a <i>bank</i> and drawn on itself; or</li> <li>• if authorised in writing by the vendor or the vendor's <i>solicitor</i>, some other <i>cheque</i>;</li> </ul>
<i>solicitor</i>	in relation to a party, the party's <i>solicitor</i> or licensed conveyancer named in this contract or in a notice served by the party;
<i>TA Act</i>	Taxation Administration Act 1953;
<i>terminate</i>	terminate this contract for breach;
<i>variation</i>	a variation made under s14-235 of Schedule 1 to the TA Act;
<i>within</i>	in relation to a period, at any time before or during the period; and
<i>work order</i>	a valid direction, notice or order that requires work to be done or money to be spent on or in relation to the <i>property</i> or any adjoining footpath or road (but the term does not include a notice under s22E of the Swimming Pools Act 1992 or clause 18B of the Swimming Pools Regulation 2008).

## 2 Deposit and other payments before completion

- 2.1 The purchaser must pay the deposit to the *depositholder* as stakeholder.
- 2.2 Normally the purchaser must pay the deposit on the making of this contract, and this time is essential.
- 2.3 If this contract requires the purchaser to pay any of the deposit by a later time, that time is also essential.
- 2.4 The purchaser can pay any of the deposit by giving cash (up to \$2,000) or by unconditionally giving a *cheque* to the *depositholder* or to the vendor, vendor's agent or vendor's *solicitor* for sending to the *depositholder*.
- 2.5 If any of the deposit is not paid on time or a *cheque* for any of the deposit is not honoured on presentation, the vendor can *terminate*. This right to *terminate* is lost as soon as the deposit is paid in full.
- 2.6 If the vendor accepts a bond or guarantee for the deposit, clauses 2.1 to 2.5 do not apply.
- 2.7 If the vendor accepts a bond or guarantee for part of the deposit, clauses 2.1 to 2.5 apply only to the balance.

- 2.8 If any of the deposit or of the balance of the price is paid before completion to the vendor or as the vendor directs, it is a charge on the land in favour of the purchaser until *termination* by the vendor or completion subject to any existing right.
- 2.9 If each *party* tells the *depositholder* that the deposit is to be invested, the *depositholder* is to invest the deposit (at the risk of the *party* who becomes entitled to it) with a *bank*, in an interest-bearing account in NSW, payable at call, with interest to be reinvested, and pay the interest to the *parties* equally, after deduction of all proper government taxes and financial institution charges and other charges.
- 3 Deposit-bond**
- 3.1 This clause applies only if this contract says the vendor has agreed to accept a *deposit-bond* for the deposit (or part of it).
- 3.2 The purchaser must provide the original *deposit-bond* to the vendor's *solicitor* (or if no *solicitor* the *depositholder*) at or before the making of this contract and this time is essential.
- 3.3 If the *deposit-bond* has an expiry date and completion does not occur by the date which is 14 days before the expiry date, the purchaser must *serve* a replacement *deposit-bond* at least 7 days before the expiry date. The time for service is essential.
- 3.4 The vendor must approve a replacement *deposit-bond* if –
- 3.4.1 it is from the same issuer and for the same amount as the earlier *deposit-bond*; and
- 3.4.2 it has an expiry date at least three months after its date of issue.
- 3.5 A breach of clauses 3.2 or 3.3 entitles the vendor to *terminate*. The right to *terminate* is lost as soon as –
- 3.5.1 the purchaser *serves* a replacement *deposit-bond*; or
- 3.5.2 the deposit is paid in full under clause 2.
- 3.6 Clauses 3.3 and 3.4 can operate more than once.
- 3.7 If the purchaser *serves* a replacement *deposit-bond*, the vendor must *serve* the earlier *deposit-bond*.
- 3.8 The amount of any *deposit-bond* does not form part of the price for the purposes of clause 16.7.
- 3.9 The vendor must give the purchaser the *deposit-bond* –
- 3.9.1 on completion; or
- 3.9.2 if this contract is *rescinded*.
- 3.10 If this contract is *terminated* by the vendor –
- 3.10.1 *normally*, the vendor can immediately demand payment from the issuer of the *deposit-bond*; or
- 3.10.2 if the purchaser *serves* prior to *termination* a notice disputing the vendor's right to *terminate*, the vendor must forward the *deposit-bond* (or its proceeds if called up) to the *depositholder* as stakeholder.
- 3.11 If this contract is *terminated* by the purchaser –
- 3.11.1 *normally*, the vendor must give the purchaser the *deposit-bond*; or
- 3.11.2 if the vendor *serves* prior to *termination* a notice disputing the purchaser's right to *terminate*, the vendor must forward the *deposit-bond* (or its proceeds if called up) to the *depositholder* as stakeholder.
- 4 Transfer**
- 4.1 *Normally*, the purchaser must *serve* at least 14 days before the date for completion –
- 4.1.1 the form of transfer; and
- 4.1.2 particulars required to register any mortgage or other dealing to be lodged with the transfer by the purchaser or the purchaser's mortgagee.
- 4.2 If any information needed for the form of transfer is not disclosed in this contract, the vendor must *serve* it.
- 4.3 If the purchaser *serves* a form of transfer and the transferee is not the purchaser, the purchaser must give the vendor a direction signed by the purchaser personally for this form of transfer.
- 4.4 The vendor can require the purchaser to include a form of covenant or easement in the transfer only if this contract contains the wording of the proposed covenant or easement, and a description of the land benefited.
- 5 Requisitions**
- 5.1 If a form of *requisitions* is attached to this contract, the purchaser is taken to have made those *requisitions*.
- 5.2 If the purchaser is or becomes entitled to make any other *requisition*, the purchaser can make it only by *servicing* it –
- 5.2.1 if it arises out of this contract or it is a general question about the *property* or title - *within* 21 days after the contract date;
- 5.2.2 if it arises out of anything *served* by the vendor - *within* 21 days after the later of the contract date and that *service*; and
- 5.2.3 in any other case - *within* a reasonable time.
- 6 Error or misdescription**
- 6.1 The purchaser can (but only before completion) claim compensation for an error or misdescription in this contract (as to the *property*, the title or anything else and whether substantial or not).
- 6.2 This clause applies even if the purchaser did not take notice of or rely on anything in this contract containing or giving rise to the error or misdescription.
- 6.3 However, this clause does not apply to the extent the purchaser knows the true position.

**7 Claims by purchaser**

The purchaser can make a claim (including a claim under clause 6) before completion only by *servicing* it with a statement of the amount claimed, and if the purchaser makes one or more claims before completion –

7.1 the vendor can *rescind* if in the case of claims that are not claims for delay –

7.1.1 the total amount claimed exceeds 5% of the price;

7.1.2 the vendor *serves* notice of intention to *rescind*; and

7.1.3 the purchaser does not *serve* notice waiving the claims *within 14 days* after that *service*; and

7.2 if the vendor does not *rescind*, the *parties* must complete and if this contract is completed –

7.2.1 the lesser of the total amount claimed and 10% of the price must be paid out of the price to and held by the *depositholder* until the claims are finalised or lapse;

7.2.2 the amount held is to be invested in accordance with clause 2.9;

7.2.3 the claims must be finalised by an arbitrator appointed by the *parties* or, if an appointment is not made *within 1 month* of completion, by an arbitrator appointed by the President of the Law Society at the request of a *party* (in the latter case the *parties* are bound by the terms of the Conveyancing Arbitration Rules approved by the Law Society as at the date of the appointment);

7.2.4 the purchaser is not entitled, in respect of the claims, to more than the total amount claimed and the costs of the purchaser;

7.2.5 net interest on the amount held must be paid to the *parties* in the same proportion as the amount held is paid; and

7.2.6 if the *parties* do not appoint an arbitrator and neither *party* requests the President to appoint an arbitrator *within 3 months* after completion, the claims lapse and the amount belongs to the vendor.

**8 Vendor's rights and obligations**

8.1 The vendor can *rescind* if –

8.1.1 the vendor is, on reasonable grounds, unable or unwilling to comply with a *requisition*;

8.1.2 the vendor *serves* a notice of intention to *rescind* that specifies the *requisition* and those grounds; and

8.1.3 the purchaser does not *serve* a notice waiving the *requisition within 14 days* after that *service*.

8.2 If the vendor does not comply with this contract (or a notice under or relating to it) in an essential respect, the purchaser can *terminate* by *servicing* a notice. After the *termination* –

8.2.1 the purchaser can recover the deposit and any other money paid by the purchaser under this contract;

8.2.2 the purchaser can sue the vendor to recover damages for breach of contract; and

8.2.3 if the purchaser has been in possession, a *party* can claim for a reasonable adjustment.

**9 Purchaser's default**

If the purchaser does not comply with this contract (or a notice under or relating to it) in an essential respect, the vendor can *terminate* by *servicing* a notice. After the *termination* the vendor can –

9.1 keep or recover the deposit (to a maximum of 10% of the price);

9.2 hold any other money paid by the purchaser under this contract as security for anything recoverable under this clause –

9.2.1 for 12 months after the *termination*; or

9.2.2 if the vendor commences proceedings under this clause *within 12 months*, until those proceedings are concluded; and

9.3 sue the purchaser either –

9.3.1 where the vendor has resold the *property* under a contract made *within 12 months* after the *termination*, to recover –

- the deficiency on resale (with credit for any of the deposit kept or recovered and after allowance for any capital gains tax or goods and services tax payable on anything recovered under this clause); and
- the reasonable costs and expenses arising out of the purchaser's non-compliance with this contract or the notice and of resale and any attempted resale; or

9.3.2 to recover damages for breach of contract.

**10 Restrictions on rights of purchaser**

10.1 The purchaser cannot make a claim or *requisition* or *rescind* or *terminate* in respect of –

10.1.1 the ownership or location of any fence as defined in the Dividing Fences Act 1991;

10.1.2 a service for the *property* being a joint service or passing through another property, or any service for another property passing through the *property* ('service' includes air, communication, drainage, electricity, garbage, gas, oil, radio, sewerage, telephone, television or water service);

10.1.3 a wall being or not being a party wall in any sense of that term or the *property* being affected by an easement for support or not having the benefit of an easement for support;

10.1.4 any change in the *property* due to fair wear and tear before completion;

- 10.1.5 a promise, representation or statement about this contract, the *property* or the title, not set out or referred to in this contract;
- 10.1.6 a condition, exception, reservation or restriction in a Crown grant;
- 10.1.7 the existence of any authority or licence to explore or prospect for gas, minerals or petroleum;
- 10.1.8 any easement or restriction on use the substance of either of which is disclosed in this contract or any non-compliance with the easement or restriction on use; or
- 10.1.9 anything the substance of which is disclosed in this contract (except a caveat, charge, mortgage, priority notice or writ).
- 10.2 The purchaser cannot *rescind* or *terminate* only because of a defect in title to or quality of the inclusions.
- 10.3 *Normally*, the purchaser cannot make a claim or *requisition* or *rescind* or *terminate* or require the vendor to change the nature of the title disclosed in this contract (for example, to remove a caution evidencing qualified title, or to lodge a plan of survey as regards limited title).
- 11 Compliance with work orders**
- 11.1 *Normally*, the vendor must by completion comply with a *work order* made on or before the contract date and if this contract is completed the purchaser must comply with any other *work order*.
- 11.2 If the purchaser complies with a *work order*, and this contract is *rescinded* or *terminated*, the vendor must pay the expense of compliance to the purchaser.
- 12 Certificates and inspections**
- The vendor must do everything reasonable to enable the purchaser, subject to the rights of any tenant –
- 12.1 to have the *property* inspected to obtain any certificate or report reasonably required;
- 12.2 to apply (if necessary in the name of the vendor) for –
- 12.2.1 any certificate that can be given in respect of the *property* under legislation; or
- 12.2.2 a copy of any approval, certificate, consent, direction, notice or order in respect of the *property* given under legislation, even if given after the contract date, and
- 12.3 to make 1 inspection of the *property* in the 3 days before a time appointed for completion.
- 13 Goods and services tax (GST)**
- 13.1 Terms used in this clause which are not defined elsewhere in this contract and have a defined meaning in the *GST Act* have the same meaning in this clause.
- 13.2 *Normally*, if a party must pay the price or any other amount to the other party under this contract, GST is not to be added to the price or amount.
- 13.3 If under this contract a party must make an adjustment of payment for an expense of another party or pay an expense payable by or to a third party (for example, under clauses 14 or 20.7) –
- 13.3.1 the party must adjust or pay on completion any GST added to or included in the expense; but
- 13.3.2 the amount of the expense must be reduced to the extent the party receiving the adjustment or payment (or the representative member of a GST group of which that party is a member) is entitled to an input tax credit for the expense; and
- 13.3.3 if the adjustment or payment under this contract is consideration for a taxable supply, an amount for GST must be added at the GST rate.
- 13.4 If this contract says this sale is the supply of a going concern –
- 13.4.1 the parties agree the supply of the *property* is a supply of a going concern;
- 13.4.2 the vendor must, between the contract date and completion, carry on the enterprise conducted on the land in a proper and business-like way;
- 13.4.3 if the purchaser is not registered by the date for completion, the parties must complete and the purchaser must pay on completion, in addition to the price, an amount being the price multiplied by the GST rate ("the retention sum"). The retention sum is to be held by the *depositholder* and dealt with as follows –
- if *within* 3 months of completion the purchaser serves a letter from the Australian Taxation Office stating the purchaser is registered with a date of effect of registration on or before completion, the *depositholder* is to pay the retention sum to the purchaser; but
  - if the purchaser does not serve that letter *within* 3 months of completion, the *depositholder* is to pay the retention sum to the vendor; and
- 13.4.4 if the vendor, despite clause 13.4.1, serves a letter from the Australian Taxation Office stating the vendor has to pay GST on the supply, the purchaser must pay to the vendor on demand the amount of GST assessed.
- 13.5 *Normally*, the vendor promises the margin scheme will not apply to the supply of the *property*.
- 13.6 If this contract says the margin scheme is to apply in making the taxable supply, the parties agree that the margin scheme is to apply to the sale of the *property*.
- 13.7 If this contract says the sale is not a taxable supply –
- 13.7.1 the purchaser promises that the *property* will not be used and represents that the purchaser does not intend the *property* (or any part of the *property*) to be used in a way that could make the sale a taxable supply to any extent; and

- 13.7.2 the purchaser must pay the vendor on completion in addition to the price an amount calculated by multiplying the price by the *GST rate* if this sale is a taxable supply to any extent because of –
- a breach of clause 13.7.1; or
  - something else known to the purchaser but not the vendor.
- 13.8 If this contract says this sale is a taxable supply in full and does not say the margin scheme applies to the *property*, the vendor must pay the purchaser on completion an amount of one-eleventh of the price if –
- 13.8.1 this sale is not a taxable supply in full; or
- 13.8.2 the margin scheme applies to the *property* (or any part of the *property*).
- 13.9 If this contract says this sale is a taxable supply to an extent –
- 13.9.1 clause 13.7.1 does not apply to any part of the *property* which is identified as being a taxable supply; and
- 13.9.2 the payments mentioned in clauses 13.7 and 13.8 are to be recalculated by multiplying the relevant payment by the proportion of the price which represents the value of that part of the *property* to which the clause applies (the proportion to be expressed as a number between 0 and 1). Any evidence of value must be obtained at the expense of the vendor.
- 13.10 *Normally*, on completion the vendor must give the recipient of the supply a tax invoice for any taxable supply by the vendor by or under this contract.
- 13.11 The vendor does not have to give the purchaser a tax invoice if the margin scheme applies to a taxable supply.
- 13.12 If the vendor is liable for GST on rents or profits due to issuing an invoice or receiving consideration before completion, any adjustment of those amounts must exclude an amount equal to the vendor's GST liability.
- 13.13 If the purchaser must make an *RW payment* the purchaser must –
- 13.13.1 at least 5 days before the date for completion, serve evidence of submission of an *RW payment* notification form to the Australian Taxation Office by the purchaser or, if a direction under clause 4.3 has been served, by the transferee named in the transfer served with that direction;
- 13.13.2 produce on completion a *settlement cheque* for the *RW payment* payable to the Deputy Commissioner of Taxation;
- 13.13.3 forward the *settlement cheque* to the payee immediately after completion; and
- 13.13.4 serve evidence of receipt of payment of the *RW payment*.
- 14 Adjustments**
- 14.1 *Normally*, the vendor is entitled to the rents and profits and will be liable for all rates, water, sewerage and drainage service and usage charges, land tax, levies and all other periodic outgoings up to and including the *adjustment date* after which the purchaser will be entitled and liable.
- 14.2 The *parties* must make any necessary adjustment on completion.
- 14.3 If an amount that is adjustable under this contract has been reduced under *legislation*, the *parties* must on completion adjust the reduced amount.
- 14.4 The *parties* must not adjust surcharge land tax (as defined in the Land Tax Act 1956) but must adjust any other land tax for the year current at the *adjustment date* –
- 14.4.1 only if land tax has been paid or is payable for the year (whether by the vendor or by a predecessor in title) and this contract says that land tax is adjustable;
- 14.4.2 by adjusting the amount that would have been payable if at the start of the year –
- the person who owned the land owned no other land;
  - the land was not subject to a special trust or owned by a non-concessional company; and
  - if the land (or part of it) had no separate taxable value, by calculating its separate taxable value on a proportional area basis.
- 14.5 If any other amount that is adjustable under this contract relates partly to the land and partly to other land, the *parties* must adjust it on a proportional area basis.
- 14.6 *Normally*, the vendor can direct the purchaser to produce a *settlement cheque* on completion to pay an amount adjustable under this contract and if so –
- 14.6.1 the amount is to be treated as if it were paid; and
- 14.6.2 the *cheque* must be forwarded to the payee immediately after completion (by the purchaser if the *cheque* relates only to the *property* or by the vendor in any other case).
- 14.7 If on completion the last bill for a water, sewerage or drainage usage charge is for a period ending before the *adjustment date*, the vendor is liable for an amount calculated by dividing the bill by the number of days in the period then multiplying by the number of unbilled days up to and including the *adjustment date*.
- 14.8 The vendor is liable for any amount recoverable for work started on or before the contract date on the *property* or any adjoining footpath or road.
- 15 Date for completion**
- The *parties* must complete by the date for completion and, if they do not, a *party* can serve a notice to complete if that *party* is otherwise entitled to do so.

**16 Completion****• Vendor**

16.1 On completion the vendor must give the purchaser any *document of title* that relates only to the *property*.

16.2 If on completion the vendor has possession or control of a *document of title* that relates also to other property, the vendor must produce it as and where necessary.

16.3 *Normally*, on completion the vendor must cause the legal title to the *property* (being an estate in fee simple) to pass to the purchaser free of any mortgage or other interest, subject to any necessary registration.

16.4 The legal title to the *property* does not pass before completion.

16.5 If the vendor gives the purchaser a document (other than the transfer) that needs to be lodged for registration, the vendor must pay the lodgement fee to the purchaser, plus another 20% of that fee.

16.6 If a *party serves* a land tax certificate showing a charge on any of the land, on completion the vendor must give the purchaser a land tax certificate showing the charge is no longer effective against the land.

**• Purchaser**

16.7 On completion the purchaser must pay to the vendor, by cash (up to \$2,000) or *settlement cheque* –

16.7.1 the price less any:

- deposit paid;
- *remittance amount* payable;
- *RW payment*; and
- amount payable by the vendor to the purchaser under this contract; and

16.7.2 any other amount payable by the purchaser under this contract.

16.8 If the vendor requires more than 5 *settlement cheques*, the vendor must pay \$10 for each extra *cheque*.

16.9 If any of the deposit is not covered by a bond or guarantee, on completion the purchaser must give the vendor an order signed by the purchaser authorising the *depositholder* to account to the vendor for the deposit.

16.10 On completion the deposit belongs to the vendor.

**• Place for completion**

16.11 *Normally*, the *parties* must complete at the completion address, which is –

16.11.1 if a special completion address is stated in this contract – that address; or

16.11.2 if none is stated, but a first mortgagee is disclosed in this contract and the mortgagee would usually discharge the mortgage at a particular place – that place; or

16.11.3 in any other case – the vendor's *solicitor's address* stated in this contract.

16.12 The vendor by reasonable notice can require completion at another place, if it is in NSW, but the vendor must pay the purchaser's additional expenses, including any agency or mortgagee fee.

16.13 If the purchaser requests completion at a place that is not the completion address, and the vendor agrees, the purchaser must pay the vendor's additional expenses, including any agency or mortgagee fee.

**17 Possession**

17.1 *Normally*, the vendor must give the purchaser vacant possession of the *property* on completion.

17.2 The vendor does not have to give vacant possession if –

17.2.1 this contract says that the sale is subject to existing tenancies; and

17.2.2 the contract discloses the provisions of the tenancy (for example, by attaching a copy of the lease and any relevant memorandum or variation).

17.3 *Normally*, the purchaser can claim compensation (before or after completion) or *rescind* if any of the land is affected by a protected tenancy (a tenancy affected by Part 2, 3, 4 or 5 Landlord and Tenant (Amendment) Act 1948).

**18 Possession before completion**

18.1 This clause applies only if the vendor gives the purchaser possession of the *property* before completion.

18.2 The purchaser must not before completion –

18.2.1 let or part with possession of any of the *property*;

18.2.2 make any change or structural alteration or addition to the *property*; or

18.2.3 contravene any agreement between the *parties* or any direction, document, *legislation*, notice or order affecting the *property*.

18.3 The purchaser must until completion –

18.3.1 keep the *property* in good condition and repair having regard to its condition at the giving of possession; and

18.3.2 allow the vendor or the vendor's authorised representative to enter and inspect it at all reasonable times.

18.4 The risk as to damage to the *property* passes to the purchaser immediately after the purchaser enters into possession.

18.5 If the purchaser does not comply with this clause, then without affecting any other right of the vendor –

18.5.1 the vendor can before completion, without notice, remedy the non-compliance; and

18.5.2 If the vendor pays the expense of doing this, the purchaser must pay it to the vendor with interest at the rate prescribed under s101 Civil Procedure Act 2005.

18.6 If this contract is *rescinded* or *terminated* the purchaser must immediately vacate the *property*.

18.7 If the *parties* or their *solicitors* on their behalf do not agree in writing to a fee or rent, none is payable.

## 19 Rescission of contract

19.1 If this contract expressly gives a *party* a right to *rescind*, the *party* can exercise the right –

19.1.1 only by *servicing* a notice before completion; and

19.1.2 in spite of any making of a claim or *requisition*, any attempt to satisfy a claim or *requisition*, any arbitration, litigation, mediation or negotiation or any giving or taking of possession.

19.2 *Normally*, if a *party* exercises a right to *rescind* expressly given by this contract or any *legislation* –

19.2.1 the deposit and any other money paid by the purchaser under this contract must be refunded;

19.2.2 a *party* can claim for a reasonable adjustment if the purchaser has been in possession;

19.2.3 a *party* can claim for damages, costs or expenses arising out of a breach of this contract; and

19.2.4 a *party* will not otherwise be liable to pay the other *party* any damages, costs or expenses.

## 20 Miscellaneous

20.1 The *parties* acknowledge that anything stated in this contract to be attached was attached to this contract by the vendor before the purchaser signed it and is part of this contract.

20.2 Anything attached to this contract is part of this contract.

20.3 An area, bearing or dimension in this contract is only approximate.

20.4 If a *party* consists of 2 or more persons, this contract benefits and binds them separately and together.

20.5 A *party's solicitor* can receive any amount payable to the *party* under this contract or direct in writing that it is to be paid to another person.

20.6 A document under or relating to this contract is –

20.6.1 signed by a *party* if it is signed by the *party* or the *party's solicitor* (apart from a direction under clause 4.3);

20.6.2 served if it is served by the *party* or the *party's solicitor*;

20.6.3 served if it is served on the *party's solicitor*, even if the *party* has died or any of them has died;

20.6.4 served if it is served in any manner provided in s176 of the Conveyancing Act 1919;

20.6.5 served if it is sent by email or fax to the *party's solicitor*, unless in either case it is not received;

20.6.6 served on a person if it (or a copy of it) comes into the possession of the person; and

20.6.7 served at the earliest time it is served, if it is served more than once.

20.7 An obligation to pay an expense of another *party* of doing something is an obligation to pay –

20.7.1 if the *party* does the thing personally - the reasonable cost of getting someone else to do it; or

20.7.2 if the *party* pays someone else to do the thing - the amount paid, to the extent it is reasonable.

20.8 Rights under clauses 11, 13, 14, 17, 24, 30 and 31 continue after completion, whether or not other rights continue.

20.9 The vendor does not promise, represent or state that the purchaser has any cooling off rights.

20.10 The vendor does not promise, represent or state that any attached survey report is accurate or current.

20.11 A reference to any *legislation* (including any percentage or rate specified in *legislation*) is also a reference to any corresponding later *legislation*.

20.12 Each *party* must do whatever is necessary after completion to carry out the *party's* obligations under this contract.

20.13 Neither taking possession nor *servicing* a transfer of itself implies acceptance of the *property* or the title.

20.14 The details and information provided in this contract (for example, on pages 1 - 3) are, to the extent of each *party's* knowledge, true, and are part of this contract.

20.15 Where this contract provides for choices, a choice in BLOCK CAPITALS applies unless a different choice is marked.

## 21 Time limits in these provisions

21.1 If the time for something to be done or to happen is not stated in these provisions, it is a reasonable time.

21.2 If there are conflicting times for something to be done or to happen, the latest of those times applies.

21.3 The time for one thing to be done or to happen does not extend the time for another thing to be done or to happen.

21.4 If the time for something to be done or to happen is the 29th, 30th or 31st day of a month, and the day does not exist, the time is instead the last day of the month.

21.5 If the time for something to be done or to happen is a day that is not a *business day*, the time is extended to the next *business day*, except in the case of clauses 2 and 3.2.

21.6 *Normally*, the time by which something must be done is fixed but not essential.

## 22 Foreign Acquisitions and Takeovers Act 1975

22.1 The purchaser promises that the Commonwealth Treasurer cannot prohibit and has not prohibited the transfer under the Foreign Acquisitions and Takeovers Act 1975.

22.2 This promise is essential and a breach of it entitles the vendor to *terminate*.

**23 Strata or community title**• **Definitions and modifications**

- 23.1 This clause applies only if the land (or part of it) is a lot in a strata, neighbourhood, precinct or community scheme (or on completion is to be a lot in a scheme of that kind).
- 23.2 In this contract –
- 23.2.1 'change', in relation to a scheme, means –
- a registered or registrable change from by-laws set out in this contract;
  - a change from a development or management contract or statement set out in this contract; or
  - a change in the boundaries of common property;
- 23.2.2 'common property' includes association property for the scheme or any higher scheme;
- 23.2.3 'contribution' includes an amount payable under a by-law;
- 23.2.4 'information certificate' includes a certificate under s184 Strata Schemes Management Act 2015 and s26 Community Land Management Act 1989;
- 23.2.5 'information notice' includes a strata information notice under s22 Strata Schemes Management Act 2015 and a notice under s47 Community Land Management Act 1989;
- 23.2.6 'normal expenses', in relation to an owners corporation for a scheme, means normal operating expenses usually payable from the administrative fund of an owners corporation for a scheme of the same kind;
- 23.2.7 'owners corporation' means the owners corporation or the association for the scheme or any higher scheme;
- 23.2.8 'the *property*' includes any interest in common property for the scheme associated with the lot; and
- 23.2.9 'special expenses', in relation to an owners corporation, means its actual, contingent or expected expenses, except to the extent they are –
- normal expenses;
  - due to fair wear and tear;
  - disclosed in this contract; or
  - covered by moneys held in the capital works fund.
- 23.3 Clauses 11, 14.8 and 18.4 do not apply to an obligation of the owners corporation, or to property insurable by it.
- 23.4 Clauses 14.4.2 and 14.5 apply but on a unit entitlement basis instead of an area basis.
- **Adjustments and liability for expenses**
- 23.5 The *parties* must adjust under clause 14.1 –
- 23.5.1 a regular periodic contribution;
- 23.5.2 a contribution which is not a regular periodic contribution but is disclosed in this contract; and
- 23.5.3 on a unit entitlement basis, any amount paid by the vendor for a normal expense of the owners corporation to the extent the owners corporation has not paid the amount to the vendor.
- 23.6 If a contribution is not a regular periodic contribution and is not disclosed in this contract –
- 23.6.1 the vendor is liable for it if it was determined on or before the contract date, even if it is payable by instalments; and
- 23.6.2 the purchaser is liable for all contributions determined after the contract date.
- 23.7 The vendor must pay or allow to the purchaser on completion the amount of any unpaid contributions for which the vendor is liable under clause 23.6.1.
- 23.8 *Normally*, the purchaser cannot make a claim or *requisition* or *rescind* or *terminate* in respect of –
- 23.8.1 an existing or future actual, contingent or expected expense of the owners corporation;
- 23.8.2 a proportional unit entitlement of the lot or a relevant lot or former lot, apart from a claim under clause 6; or
- 23.8.3 a past or future change in the scheme or a higher scheme.
- 23.9 However, the purchaser can *rescind* if –
- 23.9.1 the special expenses of the owners corporation at the later of the contract date and the creation of the owners corporation when calculated on a unit entitlement basis (and, if more than one lot or a higher scheme is involved, added together), less any contribution paid by the vendor, are more than 1% of the price;
- 23.9.2 in the case of the lot or a relevant lot or former lot in a higher scheme –
- a proportional unit entitlement for the lot is not disclosed in this contract; or
  - a proportional unit entitlement for the lot is disclosed in this contract but the lot has a different proportional unit entitlement at the contract date or at any time before completion;
- 23.9.3 a change before the contract date or before completion in the scheme or a higher scheme substantially disadvantages the purchaser and is not disclosed in this contract; or

23.9.4 a resolution is passed by the owners corporation before the contract date or before completion to give a strata renewal plan to the owners in the scheme for their consideration and there is not attached to this contract a strata renewal proposal or the strata renewal plan.

• **Notices, certificates and inspections**

- 23.10 The purchaser must give the vendor 2 copies of an information notice addressed to the owners corporation and signed by the purchaser.
- 23.11 The vendor must complete and sign 1 copy of the notice and give it to the purchaser on completion.
- 23.12 Each party can sign and give the notice as agent for the other.
- 23.13 The vendor must serve an information certificate issued after the contract date in relation to the lot, the scheme or any higher scheme at least 7 days before the date for completion.
- 23.14 The purchaser does not have to complete earlier than 7 days after service of the certificate and clause 21.3 does not apply to this provision. On completion the purchaser must pay the vendor the prescribed fee for the certificate.
- 23.15 The vendor authorises the purchaser to apply for the purchaser's own certificate.
- 23.16 The vendor authorises the purchaser to apply for and make an inspection of any records or other document in the custody or control of the owners corporation or relating to the scheme or any higher scheme.
- **Meetings of the owners corporation**
- 23.17 If a general meeting of the owners corporation is convened before completion –
- 23.17.1 if the vendor receives notice of it, the vendor must immediately notify the purchaser of it; and
- 23.17.2 after the expiry of any cooling off period, the purchaser can require the vendor to appoint the purchaser (or the purchaser's nominee) to exercise any voting rights of the vendor in respect of the lot at the meeting.

**24 Tenancies**

- 24.1 If a tenant has not made a payment for a period preceding or current at the *adjustment date* –
- 24.1.1 for the purposes of clause 14.2, the amount is to be treated as if it were paid; and
- 24.1.2 the purchaser assigns the debt to the vendor on completion and will if required give a further assignment at the vendor's expense.
- 24.2 If a tenant has paid in advance of the *adjustment date* any periodic payment in addition to rent, it must be adjusted as if it were rent for the period to which it relates.
- 24.3 If the property is to be subject to a tenancy on completion or is subject to a tenancy on completion –
- 24.3.1 the vendor authorises the purchaser to have any accounting records relating to the tenancy inspected and audited and to have any other document relating to the tenancy inspected;
- 24.3.2 the vendor must serve any information about the tenancy reasonably requested by the purchaser before or after completion; and
- 24.3.3 normally, the purchaser can claim compensation (before or after completion) if –
- a disclosure statement required by the Retail Leases Act 1994 was not given when required;
  - such a statement contained information that was materially false or misleading;
  - a provision of the lease is not enforceable because of a non-disclosure in such a statement; or
  - the lease was entered into in contravention of the Retail Leases Act 1994.
- 24.4 If the property is subject to a tenancy on completion –
- 24.4.1 the vendor must allow or transfer –
- any remaining bond or money or any other security against the tenant's default (to the extent the security is transferable);
  - any money in a fund established under the lease for a purpose and compensation for any money in the fund or interest earned by the fund that has been applied for any other purpose; and
  - any money paid by the tenant for a purpose that has not been applied for that purpose and compensation for any of the money that has been applied for any other purpose;
- 24.4.2 if the security is not transferable, each party must do everything reasonable to cause a replacement security to issue for the benefit of the purchaser and the vendor must hold the original security on trust for the benefit of the purchaser until the replacement security issues;
- 24.4.3 the vendor must give to the purchaser –
- a proper notice of the transfer (an attornment notice) addressed to the tenant;
  - any certificate given under the Retail Leases Act 1994 in relation to the tenancy;
  - a copy of any disclosure statement given under the Retail Leases Act 1994;
  - a copy of any document served on the tenant under the lease and written details of its service, if the document concerns the rights of the landlord or the tenant after completion; and
  - any document served by the tenant under the lease and written details of its service, if the document concerns the rights of the landlord or the tenant after completion;
- 24.4.4 the vendor must comply with any obligation to the tenant under the lease, to the extent it is to be complied with by completion; and

24.4.5 the purchaser must comply with any obligation to the tenant under the lease, to the extent that the obligation is disclosed in this contract and is to be complied with after completion.

## 25 Qualified title, limited title and old system title

25.1 This clause applies only if the land (or part of it) –

25.1.1 is under qualified, limited or old system title; or

25.1.2 on completion is to be under one of those titles.

25.2 The vendor must *serve* a proper abstract of title *within* 7 days after the contract date.

25.3 If an abstract of title or part of an abstract of title is attached to this contract or has been lent by the vendor to the purchaser before the contract date, the abstract or part is *served* on the contract date.

25.4 An abstract of title can be or include a list of documents, events and facts arranged (apart from a will or codicil) in date order, if the list in respect of each document –

25.4.1 shows its date, general nature, names of parties and any registration number; and

25.4.2 has attached a legible photocopy of it or of an official or registration copy of it.

25.5 An abstract of title –

25.5.1 must start with a good root of title (if the good root of title must be at least 30 years old, this means 30 years old at the contract date);

25.5.2 in the case of a leasehold interest, must include an abstract of the lease and any higher lease;

25.5.3 *normally*, need not include a Crown grant; and

25.5.4 need not include anything evidenced by the Register kept under the Real Property Act 1900.

25.6 In the case of land under old system title –

25.6.1 in this contract 'transfer' means conveyance;

25.6.2 the purchaser does not have to *serve* the form of transfer until after the vendor has *served* a proper abstract of title; and

25.6.3 each vendor must give proper covenants for title as regards that vendor's interest.

25.7 In the case of land under limited title but not under qualified title –

25.7.1 *normally*, the abstract of title need not include any document which does not show the location, area or dimensions of the land (for example, by including a metes and bounds description or a plan of the land);

25.7.2 clause 25.7.1 does not apply to a document which is the good root of title; and

25.7.3 the vendor does not have to provide an abstract if this contract contains a delimitation plan (whether in registrable form or not).

25.8 The vendor must give a proper covenant to produce where relevant.

25.9 The vendor does not have to produce or covenant to produce a document that is not in the possession of the vendor or a mortgagee.

25.10 If the vendor is unable to produce an original document in the chain of title, the purchaser will accept a photocopy from the Registrar-General of the registration copy of that document.

## 26 Crown purchase money

26.1 This clause applies only if purchase money is payable to the Crown, whether or not due for payment.

26.2 The vendor is liable for the money, except to the extent this contract says the purchaser is liable for it.

26.3 To the extent the vendor is liable for it, the vendor is liable for any interest until completion.

26.4 To the extent the purchaser is liable for it, the *parties* must adjust any interest under clause 14.1.

## 27 Consent to transfer

27.1 This clause applies only if the land (or part of it) cannot be transferred without consent under *legislation* or a *planning agreement*.

27.2 The purchaser must properly complete and then *serve* the purchaser's part of an application for consent to transfer of the land (or part of it) *within* 7 days after the contract date.

27.3 The vendor must apply for consent *within* 7 days after *service* of the purchaser's part.

27.4 If consent is refused, either *party* can *rescind*.

27.5 If consent is given subject to one or more conditions that will substantially disadvantage a *party*, then that *party* can *rescind* *within* 7 days after receipt by or *service* upon the *party* of written notice of the conditions.

27.6 If consent is not given or refused –

27.6.1 *within* 42 days after the purchaser *serves* the purchaser's part of the application, the purchaser can *rescind*; or

27.6.2 *within* 30 days after the application is made, either *party* can *rescind*.

27.7 Each period in clause 27.6 becomes 90 days if the land (or part of it) is –

27.7.1 under a *planning agreement*; or

27.7.2 in the Western Division.

27.8 If the land (or part of it) is described as a lot in an unregistered plan, each time in clause 27.6 becomes the later of the time and 35 days after creation of a separate folio for the lot.

27.9 The date for completion becomes the later of the date for completion and 14 days after *service* of the notice granting consent to transfer.

**28 Unregistered plan**

- 28.1 This clause applies only if some of the land is described as a lot in an unregistered plan.
- 28.2 The vendor must do everything reasonable to have the plan registered *within* 6 months after the contract date, with or without any minor alteration to the plan or any document to be lodged with the plan validly required or made under *legislation*.
- 28.3 If the plan is not registered *within* that time and in that manner –
- 28.3.1 the purchaser can *rescind*; and
- 28.3.2 the vendor can *rescind*, but only if the vendor has complied with clause 28.2 and with any *legislation* governing the rescission.
- 28.4 Either *party* can *serve* notice of the registration of the plan and every relevant lot and plan number.
- 28.5 The date for completion becomes the later of the date for completion and 21 days after *service* of the notice.
- 28.6 Clauses 28.2 and 28.3 apply to another plan that is to be registered before the plan is registered.

**29 Conditional contract**

- 29.1 This clause applies only if a provision says this contract or completion is conditional on an event.
- 29.2 If the time for the event to happen is not stated, the time is 42 days after the contract date.
- 29.3 If this contract says the provision is for the benefit of a *party*, then it benefits only that *party*.
- 29.4 If anything is necessary to make the event happen, each *party* must do whatever is reasonably necessary to cause the event to happen.
- 29.5 A *party* can *rescind* under this clause only if the *party* has substantially complied with clause 29.4.
- 29.6 If the event involves an approval and the approval is given subject to a condition that will substantially disadvantage a *party* who has the benefit of the provision, the *party* can *rescind* *within* 7 days after either *party* *serves* notice of the condition.
- 29.7 If the *parties* can lawfully complete without the event happening –
- 29.7.1 if the event does not happen *within* the time for it to happen, a *party* who has the benefit of the provision can *rescind* *within* 7 days after the end of that time;
- 29.7.2 if the event involves an approval and an application for the approval is refused, a *party* who has the benefit of the provision can *rescind* *within* 7 days after either *party* *serves* notice of the refusal; and
- 29.7.3 the date for completion becomes the later of the date for completion and 21 days after the earliest of –
- either *party* *serving* notice of the event happening;
  - every *party* who has the benefit of the provision *serving* notice waiving the provision; or
  - the end of the time for the event to happen.
- 29.8 If the *parties* cannot lawfully complete without the event happening –
- 29.8.1 if the event does not happen *within* the time for it to happen, either *party* can *rescind*;
- 29.8.2 if the event involves an approval and an application for the approval is refused, either *party* can *rescind*;
- 29.8.3 the date for completion becomes the later of the date for completion and 21 days after either *party* *serves* notice of the event happening.
- 29.9 A *party* cannot *rescind* under clauses 29.7 or 29.8 after the event happens.

**30 Electronic transaction**

- 30.1 This *Conveyancing Transaction* is to be conducted as an *electronic transaction* if –
- 30.1.1 this contract says that it is a proposed *electronic transaction*;
- 30.1.2 the parties otherwise agree that it is to be conducted as an *electronic transaction*; or
- 30.1.3 the *conveyancing rules* require it to be conducted as an *electronic transaction*.
- 30.2 However, this *Conveyancing Transaction* is not to be conducted as an *electronic transaction* –
- 30.2.1 if the land is not *electronically tradeable* or the transfer is not eligible to be lodged electronically; or
- 30.2.2 if, at any time after it has been agreed that it will be conducted as an *electronic transaction*, a *party* *serves* a notice that it will not be conducted as an *electronic transaction*.
- 30.3 If, because of clause 30.2.2, this *Conveyancing Transaction* is not to be conducted as an *electronic transaction*
- 30.3.1 each *party* must –
- bear equally any disbursements or fees; and
  - otherwise bear that *party's* own costs;
- 30.3.2 if a *party* has paid all of a disbursement or fee which, by reason of this clause, is to be borne equally by the *parties*, that amount must be adjusted under clause 14.2.

- 30.4 If this *Conveyancing Transaction* is to be conducted as an *electronic transaction* –
- 30.4.1 to the extent, but only to the extent, that any other provision of this contract is inconsistent with this clause, the provisions of this clause prevail;
- 30.4.2 *normally*, words and phrases used in this clause 30 (italicised and in Title Case, such as *Electronic Workspace* and *Lodgement Case*) have the same meaning which they have in the *participation rules*;
- 30.4.3 the *parties* must conduct the *electronic transaction* in accordance with the *participation rules* and the *ECNL*;
- 30.4.4 a *party* must pay the fees and charges payable by that *party* to the *ELNO* and the *Land Registry* as a result of this transaction being an *electronic transaction*;
- 30.4.5 any communication from one *party* to another *party* in the *Electronic Workspace* made –
- after the *effective date*; and
  - before the receipt of a notice given under clause 30.2.2;
- is taken to have been received by that *party* at the time determined by s131 of the *Electronic Transactions Act 2000*; and
- 30.4.6 a document which is an *electronic document* is served as soon as it is first *Digitally Signed* in the *Electronic Workspace* on behalf of the *party* required to serve it.
- 30.5 *Normally*, the vendor must *within 7 days of the effective date* –
- 30.5.1 create an *Electronic Workspace*;
- 30.5.2 *populate* the *Electronic Workspace* with *title data*, the date for completion and, if applicable, *mortgagee details*; and
- 30.5.3 invite the purchaser and any *discharging mortgagee* to the *Electronic Workspace*.
- 30.6 If the vendor has not created an *Electronic Workspace* in accordance with clause 30.5, the purchaser may create an *Electronic Workspace*. If the purchaser creates the *Electronic Workspace* the purchaser must –
- 30.6.1 *populate* the *Electronic Workspace* with *title data*;
- 30.6.2 create and *populate* an *electronic transfer*;
- 30.6.3 *populate* the *Electronic Workspace* with the date for completion and a nominated *completion time*; and
- 30.6.4 invite the vendor and any *incoming mortgagee* to join the *Electronic Workspace*.
- 30.7 *Normally*, *within 7 days of receiving an invitation from the vendor to join the Electronic Workspace*, the purchaser must –
- 30.7.1 join the *Electronic Workspace*;
- 30.7.2 create and *populate* an *electronic transfer*;
- 30.7.3 invite any *incoming mortgagee* to join the *Electronic Workspace*; and
- 30.7.4 *populate* the *Electronic Workspace* with a nominated *completion time*.
- 30.8 If the purchaser has created the *Electronic Workspace* the vendor must *within 7 days of being invited to the Electronic Workspace* –
- 30.8.1 join the *Electronic Workspace*;
- 30.8.2 *populate* the *Electronic Workspace* with *mortgagee details*, if applicable; and
- 30.8.3 invite any *discharging mortgagee* to join the *Electronic Workspace*.
- 30.9 To complete the financial settlement schedule in the *Electronic Workspace* –
- 30.9.1 the purchaser must provide the vendor with *adjustment figures* at least *2 business days* before the date for completion; and
- 30.9.2 the vendor must *populate* the *Electronic Workspace* with payment details at least *1 business day* before the date for completion.
- 30.10 At least *1 business day* before the date for completion, the *parties* must ensure that –
- 30.10.1 all *electronic documents* which a *party* must *Digitally Sign* to complete the *electronic transaction* are *populated* and *Digitally Signed*;
- 30.10.2 all certifications required by the *ECNL* are properly given; and
- 30.10.3 they do everything else in the *Electronic Workspace* which that *party* must do to enable the *electronic transaction* to proceed to completion.
- 30.11 If completion takes place in the *Electronic Workspace* –
- 30.11.1 payment electronically on completion of the price in accordance with clause 16.7 is taken to be payment by a single *settlement cheque*;
- 30.11.2 the completion address in clause 16.11 is the *Electronic Workspace*; and
- 30.11.3 clauses 13.13.2 to 13.13.4, 16.8, 16.12, 16.13 and 31.2.2 to 31.2.4 do not apply.
- 30.12 If the computer systems of any of the *Land Registry*, the *ELNO* or the Reserve Bank of Australia are inoperative for any reason at the *completion time* agreed by the *parties*, a failure to complete this contract for that reason is not a default under this contract on the part of either *party*.
- 30.13 If the *Electronic Workspace* allows the *parties* to choose whether financial settlement is to occur despite the computer systems of the *Land Registry* being inoperative for any reason at the *completion time* agreed by the *parties* –
- 30.13.1 *normally*, the *parties* must choose that financial settlement not occur; however

30.13.2 if both *parties* choose that financial settlement is to occur despite such failure and financial settlement occurs –

- all *electronic documents Digitally Signed* by the vendor, the *certificate of title* and any discharge of mortgage, withdrawal of caveat or other *electronic document* forming part of the *Lodgement Case* for the *electronic transaction* shall be taken to have been unconditionally and irrevocably delivered to the purchaser or the purchaser's mortgagee at the time of financial settlement together with the right to deal with the land comprised in the *certificate of title*; and
- the vendor shall be taken to have no legal or equitable interest in the *property*.

30.14 A *party* who holds a *certificate of title* must act in accordance with any *Prescribed Requirement* in relation to the *certificate of title* but if there is no *Prescribed Requirement*, the vendor must serve the *certificate of title* after completion.

30.15 If the *parties* do not agree about the delivery before completion of one or more documents or things that cannot be delivered through the *Electronic Workspace*, the *party* required to deliver the documents or things –

30.15.1 holds them on completion in escrow for the benefit of; and

30.15.2 must immediately after completion deliver the documents or things to, or as directed by; the *party* entitled to them.

30.16 In this clause 30, these terms (in any form) mean –

<i>adjustment figures</i>	details of the adjustments to be made to the price under clause 14;
<i>certificate of title</i>	the paper duplicate of the folio of the register for the land which exists immediately prior to completion and, if more than one, refers to each such paper duplicate;
<i>completion time</i>	the time of day on the date for completion when the <i>electronic transaction</i> is to be settled;
<i>conveyancing rules</i>	the rules made under s12E of the Real Property Act 1900;
<i>discharging mortgagee</i>	any discharging mortgagee, chargee, covenant chargee or caveator whose provision of a <i>Digitally Signed</i> discharge of mortgage, discharge of charge or withdrawal of caveat is required in order for unencumbered title to the <i>property</i> to be transferred to the purchaser;
<i>ECNL</i>	the Electronic Conveyancing National Law (NSW);
<i>effective date</i>	the date on which the <i>Conveyancing Transaction</i> is agreed to be an <i>electronic transaction</i> under clause 30.1.2 or, if clauses 30.1.1 or 30.1.3 apply, the contract date;
<i>electronic document</i>	a dealing as defined in the Real Property Act 1900 which may be created and <i>Digitally Signed</i> in an <i>Electronic Workspace</i> ;
<i>electronic transfer</i>	a transfer of land under the Real Property Act 1900 for the <i>property</i> to be prepared and <i>Digitally Signed</i> in the <i>Electronic Workspace</i> established for the purposes of the <i>parties'</i> <i>Conveyancing Transaction</i> ;
<i>electronic transaction</i>	a <i>Conveyancing Transaction</i> to be conducted for the <i>parties</i> by their legal representatives as <i>Subscribers</i> using an <i>ELN</i> and in accordance with the <i>ECNL</i> and the <i>participation rules</i> ;
<i>electronically tradeable</i>	a land title that is Electronically Tradeable as that term is defined in the <i>conveyancing rules</i> ;
<i>incoming mortgagee</i>	any mortgagee who is to provide finance to the purchaser on the security of the <i>property</i> and to enable the purchaser to pay the whole or part of the price;
<i>mortgagee details</i>	the details which a <i>party</i> to the <i>electronic transaction</i> must provide about any <i>discharging mortgagee</i> of the <i>property</i> as at completion;
<i>participation rules</i>	the participation rules as determined by the <i>ENCL</i> ;
<i>populate</i>	to complete data fields in the <i>Electronic Workspace</i> ; and
<i>title data</i>	the details of the title to the <i>property</i> made available to the <i>Electronic Workspace</i> by the <i>Land Registry</i> .

### 31 Foreign Resident Capital Gains Withholding

31.1 This clause applies only if –

31.1.1 the sale is not an excluded transaction within the meaning of s14-215 of Schedule 1 to the *TA Act*; and

31.1.2 a *clearance certificate* in respect of every vendor is not attached to this contract.

31.2 The purchaser must –

31.2.1 at least 5 days before the date for completion, serve evidence of submission of a purchaser payment notification to the Australian Taxation Office by the purchaser or, if a direction under clause 4.3 has been *served*, by the transferee named in the transfer *served* with that direction;

31.2.2 produce on completion a *settlement cheque* for the *remittance amount* payable to the Deputy Commissioner of Taxation;

31.2.3 forward the *settlement cheque* to the payee immediately after completion; and

- 31.2.4     *serve* evidence of receipt of payment of the *remittance amount*.
- 31.3     The vendor cannot refuse to complete if the purchaser complies with clauses 31.2.1 and 31.2.2.
- 31.4     If the vendor *serves* any *clearance certificate* or *variation*, the purchaser does not have to complete earlier than 7 days after that *service* and clause 21.3 does not apply to this provision.
- 31.5     If the vendor *serves* in respect of every vendor either a *clearance certificate* or a *variation* to 0.00 percent, clauses 31.2 and 31.3 do not apply.

29 FOREST GROVE DR HARRINGTON PARK NSW 2567

**SPECIAL CONDITIONS TO THE CONTRACT FOR SALE OF LAND (2018 EDITION)**

**BETWEEN: STEFANOS ZARIKOS and ANTONIETTA ROSA ZARIKOS**

**(AS VENDOR)**

**AND:**

**(AS PURCHASER)**

**32 ACKNOWLEDGMENTS BY THE PURCHASER**

32.1 The Purchaser acknowledges that:-

32.1.1 The property is sold in its present state of repair and condition, and with any and all latent and patent defects;

32.1.2 This Contract contains sufficient information for the form of transfer in accordance with clause 4.2;

32.1.3 These further provisions take priority over the clauses in the standard Contract to the extent of any inconsistency,

and the Purchaser will not make any requisition, objection or claim for compensation in relation thereto.

**33 INCAPACITY OF A PARTY TO THIS CONTRACT**

33.1 Where before completion a party (or any one of them):-

33.1.1 If a natural person - dies, is found by a court of competent jurisdiction to be incapable of administering its estate or affairs, is declared bankrupt or enters into a scheme of arrangement or makes an assignment for the benefit of creditors; or

33.1.2 If a company - resolves to go into liquidation, has a summons or application presented or an order made for its winding up, has an official manager or administrator appointed or receiver appointed over the whole or part of its assets or undertaking, or enters into a deed of arrangement, assignment or composition for the benefit of creditors;

then the other party may rescind this Contract and Clause 19 will apply.

**34 VENDOR'S AGENT**

- 34.1 The Purchaser warrants that it was not introduced directly or indirectly to either the Vendor or the property by any person other than the Vendor's agent (if any) as specified in this Contract. The Purchaser indemnifies and will keep Indemnified the Vendor against any claim or demand for commission or remuneration by any person other than the Vendor's agent arising from a breach of this warranty.
- 34.2 Rights under this clause continue after completion whether or not other rights continue.

**35 COMPLETION**

- 35.1 If a party is unable to complete by the date for completion the other party may serve a Notice to Complete making the time for completion essential. The Notice to Complete will require completion not less than 14 days' notice after the day it is served. Completion will take place at such time and place nominated by the party giving the Notice to Complete. The Notice to Complete will be deemed both at law and in equity sufficient notice notwithstanding that the party serving the notice has not made any previous request or demand for completion.
- 35.2 If completion does not take place on or before the Completion date otherwise than as a result of the default by the Vendor, the Purchaser must pay interest at the rate of 8% per annum on the balance of the price and any other money payable under this contract calculated on a daily basis from the date for completion specified on page 1 of this Contract until and including the day that completion occurs. It is an essential provision of this Contract that the interest be paid on completion. The Vendor reserves the right to claim damages for losses arising out of the purchaser's failure to complete on or before the Completion date, and where such losses exceed the interest payable under this clause.
- 35.3 If completion does not take place on or before the date for completion otherwise than as a result of the default by the Vendor, the Purchaser must pay the Vendor's additional legal fees of \$550.00 (including GST) associated with the Purchaser's failure to complete on time. It is an essential provision of the Contract that the additional legal fees be paid on completion.
- 35.4 On completion the Purchaser will accept a discharge, withdrawal, surrender or request executed and in registrable form, of any registered encumbrance or caveat affecting the title (other than an encumbrance to which this contract is subject) together with an allowance for the registration fee.

**36 AMENDMENTS TO THE CONTRACT**

This Contract is deemed to be amended as follows:

- 36.1 Clause 1 the definition of "bank" is amended by deleting "a building society or a credit union".

- 36.2 Clause 4.1 is amended by inserting at its end "If the Purchaser does not comply with this provision the Purchaser agrees to pay to the Vendor's Solicitor on completion an amount of \$55.00".
- 36.3 Clause 5.1 is deleted.
- 36.4 Clause 7.1.1 is amended by deleting "5% of the price" and inserting "\$1.00" in its place.
- 36.5 Clause 13.2 is amended by deleting "Normally" and deleting "not", and inserting at the end of the clause: "The Purchaser must pay the GST amount at the GST Rate in full at Completion".
- 36.6 Clause 16.5 is amended by deleting "plus another 20% of that fee".
- 36.7 Clause 16.8 is amended by deleting "\$10" and inserting "\$5" in its place.
- 36.8 Clause 28.2 is deleted.
- 36.9 Clause 23.13 is amended by deleting "7" and inserting "2" in its place or deleted if the Owner's Corporation has not been established in accordance with the Strata Schemes Management Act 1996.
- 36.10 Clause 23.13 and 23.14 do not apply if the Land forms part of a 2 lot strata scheme.
- 36.11 Clause 23.14 is amended by deleting "7" and inserting "2" in its place.

### **37 FURTHER AMENDMENTS REGARDING THE DEPOSIT**

#### **37.1 RELEASE OF DEPOSIT**

If the Vendor (or anyone of the Vendors) requires the deposit or any part of it for:

- 37.1.1 the deposit on a purchase of property;
- 37.1.2 Payment of stamp duty on a purchase of property; or
- 37.1.3 Payment of a deposit/in-going contribution for a retirement village/nursing home,

then the deposit or such part as is required will be released to the Vendor upon the Vendor making a written request to the deposit holder.

This Contract is sufficient evidence of authority from the Purchaser to the deposit holder for the release of the deposit or any part of it to the Vendor in accordance with this clause.

#### **37.2 PAYMENT OF DEPOSIT BY INSTALMENTS**

- 37.2.1 The Deposit under this Contract is 10% of the Price and as an essential condition of this Contract must be paid as follows:

. \$ on the making of this Contract; and

the balance of the 10% Deposit upon the earlier of:

37.2.2 the Date for Completion specified in the Contract; or;

37.2.3 the date that completion of the Contract occurs (together with payment of the balance of the Purchase Price).

### 37.3 ACCEPTANCE OF PART DEPOSIT UNDER A COOLING OFF PERIOD

Notwithstanding that a 10% deposit is payable under this Contract the Vendor will accept a deposit of .25% of the price on the date of this Contract. The balance of the 10% deposit is payable before 5.00 pm on the last day of the cooling off period of this Contract. This is an essential provision of this Contract.

## 38 POOL

In this Contract, these terms (in any form) mean:

38.1 "Pool non compliance Certificate" means the Certificate of Non-Compliance issued in accordance with the Swimming Pools Act 1992, a copy of which is annexed to this Contract and marked [ ].

38.2 Notwithstanding any other provision in this Contract including clause 11, for the purpose of compliance with the provisions of the Conveyancing Act, 1919 as amended and the Conveyancing (Sale of Land) Regulation 2010, the Purchaser acknowledges:

38.2.1 the Purchaser acknowledges the Pool non compliance Certificate and that the pool does not comply with the requirements of the Swimming Pools Act; .

38.2.2 the Purchaser must comply with any notice, order or direction in relation to the swimming pool within any timeframe specified.

38.2.3 The Purchaser shall make no objection, requisition or claim for compensation in or arising from the Pool non compliance Certificate and accepts the pool, its fence, its gates and appurtenances in the state an condition that they are in and whether or not they exist or are in place or functioning as at the date of this Contract.

## 39 CLEARANCE CERTIFICATE

39.1 This clause applies if there is a clearance certificate annexed to the contract. The Purchaser acknowledges that a clearance certificate within the meaning of s14-220 of Schedule 1 to the Taxation Administration Act 1953 (Cth) (TA Act) is attached to this contract and the Purchaser is not required to withhold any part of the purchase price pursuant to s14-D of Schedule 1 to the TA Act.

**40 AUTHORITY TO SOLICITOR/CONVEYANCER**

- 40.1 The Purchaser by this Contract authorises its solicitor/conveyancer to amend or cause to be amended the terms of this Contract after the Contract has been signed by the Purchaser, without further authority being required.
- 40.2 This clause takes priority over the clauses in the standard Contract to the extent of any inconsistency.
- 40.3 The provisions of this clause are essential.

**41 REQUISITIONS ON TITLE**

The Purchaser may raise form of general requisitions on title including in the form annexed to this Contract.

**42 DIRECTORS' GUARANTEE**

I/We, \_\_\_\_\_ and \_\_\_\_\_ ("the Guarantors") being Director(s) of \_\_\_\_\_ ("the Purchasing Company") in consideration of the Vendor at our request agreeing to sell the property described in this Contract to the Purchasing Company **HEREBY GUARANTEE** to the Vendor the due and punctual performance by the Purchasing Company of **ALL THE TERMS AND CONDITIONS** of this Contract and do further **COVENANT AND AGREE THAT I/WE AND IF MORE THAN ONE, JOINTLY AND SEVERALLY WILL INDEMNIFY** and keep the Vendor indemnified against any loss and damage howsoever arising which the Vendor may suffer in consequence of any failure of the Purchasing Company in performing its obligations under the within Contract.

As security for payment, I agree to grant the Vendor a Security Interest (as defined in the *Personal Property Securities Act 2009* (Cth) ("**PPSA**") in all outstanding payments to the Vendor and all present and after acquired property and an irrevocable right register this interest against me or my property (as the case may be) on the Personal Property Securities Register established under Chapter 5 of the PPSA ("**Register**") including (without limitation) where applicable, as a purchase money security interest. I grant the Vendor an irrevocable right to search the Register from time to time in relation to me or my property. I agree to pass such resolutions, execute and sign any documents or forms, as required from time to time to formalise, affirm or perfect the said Security Interest.

The Guarantors acknowledge prior to execution that they have read and understood the terms and conditions of the Contract in its entirety and their obligations under this Guarantee, by signing below.

SIGNED by the above named            )  
Directors in the presence            )  
of:    ) .....

## RESIDENTIAL PROPERTY REQUISITIONS ON TITLE

Vendor: **Stefanos Zarikos & Antonietta Rosa Zarikos**  
Purchaser:  
Property: **29 Forestgrove Drive, Harrington Park**  
Dated:

---

### Possession and tenancies

1. Vacant possession of the Property must be given on completion unless the Contract provides otherwise.
2. Is anyone in adverse possession of the Property or any part of it?
3.
  - (a) What are the nature and provisions of any tenancy or occupancy?
  - (b) If they are in writing, all relevant documentation should be produced, found in order and handed over on completion with notices of attornment.
  - (c) Please specify any existing breaches.
  - (d) All rent should be paid up to or beyond the date of completion.
  - (e) Please provide details of any bond together with the Rental Bond Board's reference number.
  - (f) If any bond money is held by the Rental Bond Board, the appropriate transfer documentation duly signed should be handed over on completion.
4. Is the Property affected by a protected tenancy (a tenancy affected by Parts 2, 3, 4 or 5 of the *Landlord and Tenant (Amendment) Act 1948 (NSW)*)? If so, please provide details.
5. If the tenancy is subject to the *Residential Tenancies Act 2010 (NSW)*:
  - (a) has either the vendor or any predecessor or the tenant applied to the NSW Civil and Administrative Tribunal for an order?
  - (b) have any orders been made by the NSW Civil and Administrative Tribunal? If so, please provide details.

### Title

6. Subject to the Contract, on completion the vendor should be registered as proprietor in fee simple of the Property free from all encumbrances and notations.
7. On or before completion, any mortgage, caveat, writ or priority notice must be discharged, withdrawn, cancelled or removed as the case may be or, in the case of a mortgage, caveat or priority notice, an executed discharge or withdrawal or removal handed over on completion.
8. Are there any proceedings pending or concluded that could result in the recording of any writ on the title to the Property or in the General Register of Deeds? If so, full details should be provided at least 14 days prior to completion.
9. When and where may the title documents be inspected?
10. Are any chattels or fixtures subject to any hiring or leasing agreement or charge or to any security interest under the *Personal Properties Securities Act 2009 (Cth)*? If so, details must be given and all indebtedness cleared and title transferred unencumbered to the vendor prior to completion.

### Adjustments

11. All outgoings referred to in clause 14.1 of the Contract must be paid up to and including the date of completion.
12. Is the vendor liable to pay land tax or is the Property otherwise charged or liable to be charged with land tax? If so:
  - (a) to what year has a return been made?
  - (b) what is the taxable value of the Property for land tax purposes for the current year?
13. The vendor must serve on the purchaser a current land tax certificate (issued under Section 47 of the *Land Tax Management Act 1956 (NSW)*) at least 14 days before completion.

### Survey and building

14. Subject to the Contract, survey should be satisfactory and show that the whole of the Property is available and that there are no encroachments by or upon the Property and that all improvements comply with local government/planning legislation.
15. Is the vendor in possession of a survey report? If so, please produce a copy for inspection prior to completion. The original should be handed over on completion.
16.
  - (a) Have the provisions of the *Local Government Act (NSW)*, the *Environmental Planning and Assessment Act 1979 (NSW)* and their regulations been complied with?
  - (b) Is there any matter that could justify the making of an upgrading or demolition order in respect of any building or structure?
  - (c) Has the vendor a Building Information Certificate or a Building Certificate which relates to all current buildings or structures? If so, it should be handed over on completion. Please provide a copy in advance.
  - (d) Has the vendor a Final Occupation Certificate (as referred to in the former s109C of the *Environmental Planning and Assessment Act*) or an Occupation Certificate as referred to in s6.4 of that Act for all current buildings or structures? If so, it should be handed over on completion. Please provide a copy in advance.

{03888855.DOC.RLV}

- (e) In respect of any residential building work carried out in the last 7 years:
- (i) please identify the building work carried out;
  - (ii) when was the building work completed?
  - (iii) please state the builder's name and licence number;
  - (iv) please provide details of insurance or any alternative indemnity product under the *Home Building Act 1989 (NSW)*.
- 17.
- (a) Has the vendor (or any predecessor) entered into any agreement with or granted any indemnity to the Council or any other authority concerning any development on the Property?
  - (b) Is there any planning agreement or other arrangement referred to in s7.4 of the Environmental Planning and Assessment Act, (registered or unregistered) affecting the Property. If so please provide details and indicate if there are any proposals for amendment or revocation?
18. If a swimming pool is included in the sale:
- (a) did its installation or construction commence before or after 1 August 1990?
  - (b) has the swimming pool been installed or constructed in accordance with approvals under the *Local Government Act 1919 (NSW)* and *Local Government Act 1993 (NSW)*?
  - (c) does it comply with the provisions of the *Swimming Pools Act 1992 (NSW)* and regulations relating to access? If not, please provide details or the exemptions claimed;
  - (d) have any notices or orders issued or been threatened under the *Swimming Pools Act 1992 (NSW)* or regulations?
  - (e) if a certificate of non-compliance has issued, please provide reasons for its issue if not disclosed in the contract;
  - (f) originals of certificate of compliance or non-compliance and occupation certificate should be handed over on settlement.
- 19.
- (a) To whom do the boundary fences belong?
  - (b) Are there any party walls?
  - (c) If the answer to Requisition 19(b) is yes, specify what rights exist in relation to each party wall and produce any agreement. The benefit of any such agreement should be assigned to the purchaser on completion.
  - (d) Is the vendor aware of any dispute regarding boundary or dividing fences or party walls?
  - (e) Has the vendor received any notice, claim or proceedings under the *Dividing Fences Act 1991 (NSW)* or the *Encroachment of Buildings Act 1922 (NSW)*?
- Affectations/Benefits**
- 20.
- (a) Is the vendor aware of any rights, licences, easements, covenants or restrictions as to use affecting or benefiting the Property other than those disclosed in the Contract? If a licence benefits the Property please provide a copy and indicate:
    - (i) whether there are any existing breaches by any party to it;
    - (ii) whether there are any matters in dispute; and
    - (iii) whether the licensor holds any deposit, bond or guarantee.
  - (b) In relation to such licence:
    - (i) All licence fees and other moneys payable should be paid up to and beyond the date of completion;
    - (ii) The vendor must comply with all requirements to allow the benefit to pass to the purchaser.
21. Is the vendor aware of:
- (a) any road, drain, sewer or storm water channel which intersects or runs through the land?
  - (b) any dedication to or use by the public of any right of way or other easement over any part of the land?
  - (c) any latent defects in the Property?
22. Has the vendor any notice or knowledge that the Property is affected by the following:
- (a) any resumption or acquisition or proposed resumption or acquisition?
  - (b) any notice requiring work to be done or money to be spent on the Property or any footpath or road adjoining? If so, such notice must be complied with prior to completion.
  - (c) any work done or intended to be done on the Property or the adjacent street which may create a charge on the Property or the cost of which might be or become recoverable from the purchaser?
  - (d) any sum due to any local or public authority? If so, it must be paid prior to completion.
  - (e) any realignment or proposed realignment of any road adjoining the Property?
  - (f) the existence of any contamination including, but not limited to, materials or substances dangerous to health such as asbestos and fibreglass or polyethylene or other flammable or combustible material including cladding?
- 23.
- (a) Does the Property have the benefit of water, sewerage, drainage, electricity, gas and telephone services?
  - (b) If so, do any of the connections for such services pass through any adjoining land?
  - (c) Do any service connections for any other Property pass through the Property?
24. Has any claim been made by any person to close, obstruct or limit access to or from the Property or to an easement over any part of the Property?

**Capacity**

25. If the Contract discloses that the vendor is a trustee, evidence should be produced to establish the trustee's power of sale.

**Requisitions and transfer**

26. If not attached to the Contract and the transaction is not an excluded transaction, any *clearance certificate* under Section 14-220 of Schedule 1 of the *Taxation Administration Act 1953 (Cth)* should be served on the purchaser at least 7 days prior to completion.
27. The vendor should furnish completed details within the time specified in the contract, sufficient to enable the purchaser to make any RW payment.
28. If the transfer or any other document to be handed over on completion is executed pursuant to a power of attorney, then at least 7 days prior to completion a copy of the registered power of attorney should be produced and found in order.
29. If the vendor has or is entitled to have possession of the title deeds the Certificate Authentication Code must be provided 7 days prior to settlement.
30. Searches, surveys, enquiries and inspection of title deeds must prove satisfactory.
31. The purchaser reserves the right to make further requisitions prior to completion.
32. Unless we are advised by you to the contrary prior to completion, it will be assumed that your replies to these requisitions remain unchanged as at the completion date.



**LAND  
REGISTRY  
SERVICES**



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 96/280018

SEARCH DATE	TIME	EDITION NO	DATE
25/9/2019	5:14 PM	4	1/9/2018

NO CERTIFICATE OF TITLE HAS ISSUED FOR THE CURRENT EDITION OF THIS FOLIO. CONTROL OF THE RIGHT TO DEAL IS HELD BY AUSTRALIA AND NEW ZEALAND BANKING GROUP LIMITED.

LAND

LOT 96 IN PRECINCT PLAN DP280018  
AT HARRINGTON PARK  
LOCAL GOVERNMENT AREA CAMDEN  
PARISH OF COOK COUNTY OF CUMBERLAND  
PARISH OF NARELLAN COUNTY OF CUMBERLAND  
TITLE DIAGRAM DP280018

FIRST SCHEDULE

STEFANOS ZARIKOS  
ANTONIETTA ROSA ZARIKOS  
AS JOINT TENANTS

(T AJ222828)

SECOND SCHEDULE (13 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 INTERESTS RECORDED ON REGISTER FOLIO 1/280018
- 3 ATTENTION IS DIRECTED TO THE MANAGEMENT STATEMENT OF THE PRECINCT SCHEME FILED WITH THE PRECINCT PLAN
- 4 THIS PRECINCT SCHEME FORMS PART OF A COMMUNITY SCHEME - SEE INTERESTS RECORDED ON REGISTER FOLIO
- 5 AC626523 RESTRICTION AS TO USER (S.88E(3) CONVEYANCING ACT, 1919)
- 6 DP280018 RESTRICTION(S) ON THE USE OF LAND (G) REFERRED TO AND NUMBERED (4) IN THE S.88B INSTRUMENT (DOC.1)
- 7 DP280018 EASEMENT FOR REPAIRS 1.5 METRE(S) WIDE AND VARIABLE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC.1)
- 8 DP280018 EASEMENT FOR REPAIRS 1.5 METRE(S) WIDE AND VARIABLE APPURTENANT TO THE LAND ABOVE DESCRIBED (DOC.1)
- 9 DP280018 RESTRICTION(S) ON THE USE OF LAND (F) REFERRED TO AND NUMBERED (7) IN THE S.88B INSTRUMENT (DOC.1)
- 10 DP280018 POSITIVE COVENANT (F) (DOC.1)
- 11 DP280018 RESTRICTION(S) ON THE USE OF LAND REFERRED TO AND NUMBERED (2) IN THE S.88B INSTRUMENT (DOC.2)
- 12 DP280018 RESTRICTION(S) ON THE USE OF LAND REFERRED TO AND NUMBERED (3) IN THE S.88B INSTRUMENT (DOC.2)

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH  
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FOLIO: 96/280018  
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PAGE 2

SECOND SCHEDULE (13 NOTIFICATIONS) (CONTINUED)  
-----

13 AJ222829 MORTGAGE TO AUSTRALIA AND NEW ZEALAND BANKING GROUP  
LIMITED

NOTATIONS  
-----

UNREGISTERED DEALINGS: NIL

\*\*\* END OF SEARCH \*\*\*

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PRINTED ON 25/9/2019

Obtained from NSW LRS on 25 September 2019 05:13 PM AEST

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

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FOLIO: 1/280018

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SEARCH DATE	TIME	EDITION NO	DATE
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2/10/2019	9:58 AM	2	27/6/2013

LAND

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THE PRECINCT PROPERTY WITHIN LOT 1 IN PRECINCT PLAN DP280018  
 AT HARRINGTON PARK  
 LOCAL GOVERNMENT AREA CAMDEN  
 PARISH OF COOK COUNTY OF CUMBERLAND  
 PARISH OF NARELLAN COUNTY OF CUMBERLAND  
 TITLE DIAGRAM DP280018

FIRST SCHEDULE

-----

PRECINCT ASSOCIATION DP280018  
 ADDRESS FOR SERVICE OF DOCUMENTS:  
 ARAUCARIA  
 1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 NSW 2567

SECOND SCHEDULE (11 NOTIFICATIONS)

-----

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 ATTENTION IS DIRECTED TO THE MANAGEMENT STATEMENT OF THE PRECINCT SCHEME FILED WITH THE PRECINCT PLAN  
     AH812955 AMENDMENT TO MANAGEMENT STATEMENT. BY-LAW 18.3  
     REPEALED AND REPLACED. SEE ANNEXURE 'A' OF THE  
     MANAGEMENT STATEMENT.
- 3 THIS PRECINCT SCHEME FORMS PART OF A COMMUNITY SCHEME - SEE  
     INTERESTS RECORDED ON REGISTER FOLIO 1/270613
- 4 AC626523 RESTRICTION AS TO USER (S.88E(3) CONVEYANCING ACT,  
     1919)
- 5 DP280018 EASEMENT TO DRAIN WATER 1.5 METRE(S) WIDE AND  
     VARIABLE AFFECTING THE PART(S) SHOWN SO BURDENED IN  
     THE TITLE DIAGRAM (DOC.1)
- 6 DP280018 EASEMENT FOR UNDERGROUND CABLES 1 METRE(S) WIDE  
     AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE  
     DIAGRAM (DOC.1)
- 7 DP280018 EASEMENT FOR PADMOUNT SUBSTATION 2.75 METRE(S) WIDE  
     AND VARIABLE AFFECTING THE PART(S) SHOWN SO BURDENED  
     IN THE TITLE DIAGRAM (DOC.1)

- 8 DP280018 RESTRICTION(S) ON THE USE OF LAND REFERRED TO AND  
NUMBERED (4) IN THE S.88B INSTRUMENT (DOC.1)  
9 DP280018 EASEMENT FOR REPAIRS 1.5 METRE(S) WIDE AND VARIABLE  
AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH  
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FOLIO: 1/280018  
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PAGE 2

SECOND SCHEDULE (11 NOTIFICATIONS) (CONTINUED)  
-----

- DIAGRAM (DOC.1)
- 10 DP280018 EASEMENT FOR REPAIRS 1.5 METRE(S) WIDE AND VARIABLE APPURTENANT TO THE LAND ABOVE DESCRIBED (DOC.1)
  - 11 DP280018 RESTRICTION(S) ON THE USE OF LAND REFERRED TO AND NUMBERED (12) IN THE S.88B INSTRUMENT (DOC.1)

NOTATIONS  
-----

DP280018 NOTE: REGISTERED 24.6.2009 SUBDIVIDES LOT 90 INTO LOTS 92-108

UNREGISTERED DEALINGS: NIL

\*\*\* END OF SEARCH \*\*\*

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

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FOLIO: 1/270613

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SEARCH DATE	TIME	EDITION NO	DATE
2/10/2019	10:11 AM	12	20/12/2018

LAND

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THE COMMUNITY PROPERTY WITHIN LOT 1 IN COMMUNITY PLAN DP270613  
 AT HARRINGTON PARK  
 LOCAL GOVERNMENT AREA CAMDEN  
 PARISH OF COOK COUNTY OF CUMBERLAND  
 PARISH OF NARELLAN COUNTY OF CUMBERLAND  
 TITLE DIAGRAM DP270613

FIRST SCHEDULE

---

COMMUNITY ASSOCIATION DP270613  
 ADDRESS FOR SERVICE OF DOCUMENTS:  
 UNITED STRATA SOLUTIONS PTY LTD  
 SUITE 308/4 HYDE PARADE  
 CAMPBELLTOWN  
 NSW 2560

SECOND SCHEDULE (60 NOTIFICATIONS)

---

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 ATTENTION IS DIRECTED TO THE MANAGEMENT STATEMENT OF THE COMMUNITY SCHEME FILED WITH THE COMMUNITY PLAN
  - AM803017 AMENDMENT TO MANAGEMENT STATEMENT. NEW BY-LAW 20.3(4) ADDED AND BY-LAWS 27.3(1), 32.3(4), 32.4(1) & (2) REPEALED & REPLACED - SEE ANNEXURE 'A' OF THE MANAGEMENT STATEMENT.
  - AM925039 AMENDMENT TO MANAGEMENT STATEMENT. BY LAWS 18.2 AND 18.4 REPEALED & REPLACED. SEE ANNEXURE 'B' OF THE MANAGEMENT STATEMENT.
  - AN135765 AMENDMENT TO MANAGEMENT STATEMENT. BY-LAWS 12.1(1)(A)(II), 20.1, 20.4 & 34.7 REPEALED AND REPLACED. BY-LAW 20.3(5) ADDED. SEE ANNEXURE 'C' OF THE MANAGEMENT STATEMENT
- 3 DP834657 EASEMENT FOR LANDSCAPING AND SERVICES 10 METRE(S) WIDE APPURTENANT TO THE PART(S) SHOWN SO BENEFITED IN THE TITLE DIAGRAM
- 4 DP834657 RIGHT OF CARRIAGEWAY 4 METRE(S) WIDE APPURTENANT TO THE PART(S) SHOWN SO BENEFITED IN THE TITLE DIAGRAM

- 5 DP834657 EASEMENT FOR ELECTRICITY PURPOSES 2 METRE(S) WIDE  
AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE  
DIAGRAM
- 6 DP1003658 POSITIVE COVENANT AFFECTING THE PART(S) SHOWN SO

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH  
-----FOLIO: 1/270613  
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PAGE 3

SECOND SCHEDULE (60 NOTIFICATIONS) (CONTINUED)  
-----

- THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 4)
- 24 DP270613 RIGHT OF ACCESS 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 4)
- 25 DP270613 POSITIVE COVENANT AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 4)
- 26 DP270613 EASEMENT TO DRAIN WATER 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 5)
- 27 DP270613 RIGHT OF CARRIAGEWAY 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 5)
- 28 DP280038 EASEMENT TO DRAIN WATER 3 METRE(S) WIDE AND VARIABLE WIDTH AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 29 DP280038 EASEMENT FOR UNDERGROUND CABLES 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC.1)
- 30 DP280038 EASEMENT FOR UNDERGROUND CABLES AND STREET LIGHTING EQUIPMENT 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 31 DP280038 EASEMENT FOR OVERHEAD POWER LINE(S) VARIABLE WIDTH AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 32 DP280038 EASEMENT FOR PADMOUNT SUBSTATION 2.75 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC.1)
- 33 DP280038 RESTRICTION(S) ON THE USE OF LAND REFERRED TO AND NUMBERED (7) IN THE S.88B INSTRUMENT AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC 1)
- 34 DP280048 EASEMENT TO DRAIN WATER 1.5 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 35 DP280048 EASEMENT FOR SERVICES 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 36 DP280048 EASEMENT FOR UNDERGROUND CABLES 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 37 DP280048 EASEMENT FOR REPAIRS 1.5 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 38 AI869379 NOTICE OF CONVERSION - PROPERTY NOW INCLUDES LOTS 26 & 37 IN DP270613.
- 39 AK337550 NOTICE OF CONVERSION - PROPERTY NOW INCLUDES LOT 20 IN DP270613
- 40 DP280049 EASEMENT FOR ESTATE WALL 1 METRE(S) WIDE APPURTENANT TO THE LAND ABOVE DESCRIBED. (DOC.3)
- 41 AK631926 EASEMENT FOR ESTATE WALL 1 WIDE APPURTENANT TO THE

END OF PAGE 3 - CONTINUED OVER

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH  
-----FOLIO: 1/270613  
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PAGE 4

SECOND SCHEDULE (60 NOTIFICATIONS) (CONTINUED)  
-----

- LAND ABOVE DESCRIBED AFFECTING THE PART DESIGNATED (QW) IN PLAN WITH AK631926
- 42 DP270613 EASEMENT TO DRAIN WATER 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 6)
- 43 DP270613 RIGHT OF ACCESS 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 6)
- 44 DP280031 EASEMENT FOR UNDERGROUND CABLES 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 45 DP280031 EASEMENT FOR PADMOUNT SUBSTATION 2.75 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 46 DP280031 RESTRICTION(S) ON THE USE OF LAND AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 47 DP270613 EASEMENT TO DRAIN WATER 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 7)
- 48 DP270613 RIGHT OF ACCESS 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 7)
- 49 DP280049 EASEMENT FOR PADMOUNT SUBSTATION 2.75 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 50 DP280049 RESTRICTION(S) ON THE USE OF LAND AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 51 DP280049 EASEMENT FOR PADMOUNT SUBSTATION 2.75 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 2)
- 52 DP280049 EASEMENT FOR PADMOUNT SUBSTATION VARIABLE WIDTH AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 2)
- 53 DP280049 RESTRICTION(S) ON THE USE OF LAND AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 2)
- 54 DP280049 EASEMENT FOR UNDERGROUND CABLES 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 3)
- 55 DP280049 EASEMENT FOR PADMOUNT SUBSTATION 2.75 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 3)
- 56 DP280049 RESTRICTION(S) ON THE USE OF LAND AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 3)
- 57 DP271067 EASEMENT FOR UNDERGROUND CABLES 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 1)
- 58 DP270613 EASEMENT TO DRAIN WATER 1 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH  
-----FOLIO: 1/270613  
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PAGE 5

SECOND SCHEDULE (60 NOTIFICATIONS) (CONTINUED)  
-----

- (DOC. 8)
- 59 DP270613 RIGHT OF ACCESS 1 METRE(S) WIDE AFFECTING THE  
PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM (DOC. 8)
- 60 AN895233 NOTICE OF CONVERSION - PROPERTY NOW INCLUDES LOTS 4,  
50, 57 & 58 IN DP270613

NOTATIONS  
-----

- DP280018 NOTE: REGISTERED 23.6.2009 SUBDIVIDES LOT 2 IN DP270613 INTO  
LOTS 1-91 IN DP280018
- DP270613 NOTE: REGISTERED 20.4.2010. SUBDIVIDES LOT 5 INTO LOTS 8-9  
IN DP270613
- DP270613 NOTE: REGISTERED 20.4.2010. SUBDIVIDES LOT 9 INTO LOT 10 IN  
DP270613
- DP280022 NOTE: REGISTERED 21.4.2010. SUBDIVIDES LOT 8 INTO LOTS 1-74  
IN DP280022
- DP280026 NOTE: REGISTERED 14.2.2011. SUBDIVIDES LOT 3 IN DP270613  
INTO LOTS 1-88 IN DP280026
- DP270613 NOTE: REGISTERED 13.01.2012. SUBDIVIDES LOT 10 INTO LOTS  
11-14 IN DP270613.
- DP280027 NOTE: REGISTERED 01.02.2012. SUBDIVIDES LOT 11 INTO LOTS  
1-91 IN DP280027
- DP270613 NOTE: REGISTERED 2.8.2012. SUBDIVIDES LOT 14 INTO LOT 15 IN  
DP270613
- DP270613 NOTE: REGISTERED 4.2.2013. SUBDIVIDES LOTS 13 & 15 INTO LOTS  
16-18 IN DP270613
- DP270613 NOTE: REGISTERED 29.5.2013. SUBDIVIDES LOT 18 INTO LOTS  
19-24 IN DP270613
- DP280038 NOTE: REGISTERED 3.6.2013. SUBDIVIDES LOT 22 IN DP270613  
INTO LOTS 1-157 IN DP280038
- DP270613 NOTE: REGISTERED 24.9.2014. BOUNDARY ADJUSTMENT BETWEEN LOT  
1 & 12
- DP270613 NOTE: REGISTERED 24.9.2014. SUBDIVIDES LOTS 12 & 23 INTO  
LOTS 25-27 IN DP270613
- DP270613 NOTE: REGISTERED 3.10.2014. CONVERSION OF LOTS 26-27 TO  
ASSOCIATION PROPERTY
- DP270613 NOTE: REGISTERED 20.11.2014. SUBDIVIDES LOT 24 INTO LOTS  
28-29 IN DP270613
- DP270613 NOTE: REGISTERED 24.4.2015. SUBDIVIDES LOT 28 INTO LOTS  
30-33 IN DP270613
- DP280048 NOTE: REGISTERED 4.5.2015. SUBDIVIDES LOT 30 IN DP270613  
INTO LOTS 1-99 IN DP280048
- DP270613 NOTE: REGISTERED 26.5.2015. SUBDIVIDES LOT 6 INTO LOTS 34-37  
IN DP270613
- DP280031 NOTE: REGISTERED 28.5.2015. SUBDIVIDES LOT 34 IN DP270613  
INTO LOTS 1-181 IN DP280031

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH  
-----FOLIO: 1/270613  
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PAGE 6

NOTATIONS (CONTINUED)  
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DP270613 NOTE: REGISTERED 9.3.2016. PLAN OF LOTS 38 & 39 IN DP270613 FOLLOWING ACQUISITION OF LOTS 1-4 IN DP1212429 BEING PART OF LOTS 7 & 35 IN DP270613

DP270613 NOTE: REGISTERED 14.3.2016. SUBDIVIDES LOTS 38-39 INTO LOTS 40-45 IN DP270613

DP280049 NOTE: REGISTERED 16.3.2016. SUBDIVIDES LOT 40 IN DP270613 INTO LOTS 1-159 IN DP280049

DP270613 NOTE: REGISTERED 4.5.2016. CONVERSION TO LOT 20 IN DP270613 TO ASSOCIATION PROPERTY

DP270613 NOTE: REGISTERED 13.11.2018. SUBDIVIDES LOT 31 INTO LOT 46 IN DP270613

DP270613 NOTE: REGISTERED 13.11.2018. SUBDIVIDES LOT 46 INTO LOTS 47-48 IN DP270613

DP270613 NOTE: REGISTERED 7.12.2018. SUBDIVIDES LOTS 42 & 48 INTO LOTS 49-53 IN DP270613

DP270613 NOTE: REGISTERED 14.12.2018. SUBDIVIDES LOT 52 INTO LOTS 54-57 IN DP270613

DP270613 NOTE: REGISTERED 18.12.2018. SUBDIVIDES LOT 45 INTO LOT 58 IN DP270613

DP270613 NOTE: CONVERSION OF LOTS 4, 50, 57 & 58 TO ASSOCIATION PROPERTY

UNREGISTERED DEALINGS: NIL

\*\*\* END OF SEARCH \*\*\*

op01640128

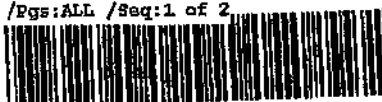
PRINTED ON 2/10/2019

02/10/2019

Obtained from NSW LRS on 02 October 2019 10:11 AM AEST

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\* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title. Warning: the information appearing under notations has not been formally recorded in the Register. GlobalX hereby certifies that the information contained in this document has been provided electronically by the Registrar General in accordance with Section 98B(2) of the Real Property Act 1900. Note: Information contained in this document is provided by GlobalX Pty Ltd, ABN 35 099 032 598, [www.globalx.com.au](http://www.globalx.com.au) an approved NSW Information Broker.



Form: 13RPA  
 Release: 2.0  
[www.lands.nsw.gov.au](http://www.lands.nsw.gov.au)

**RESTRICTION ON THE  
 USE OF LAND BY A  
 PRESCRIBED AUTHORITY**  
 New South Wales

**AC626523X**

Section 88E(3) Conveyancing Act 1919

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) **TORRENS TITLE** 2557/1089025

(B) **LOGGED BY**

Document Collection Box <b>556X</b>	Name, Address or DX and Telephone <b>LLPN: 123406 G</b> <b>RTA</b> <b>DX 13 SYDNEY</b>	CODE <b>R</b>
Reference: <b>FPP 5M3771</b>		

(C) **REGISTERED PROPRIETOR** Of the above land  
DANDALOO PTY LIMITED

(D) **LESSEE MORTGAGEE or CHARGE** Of the above land agreeing to be bound by this restriction

Nature of Interest	Number of Instrument	Name
NOT APPLICABLE	N.A.	N.A.

(E) **PRESCRIBED AUTHORITY** Within the meaning of section 88E(1) of the Conveyancing Act 1919  
ROADS AND TRAFFIC AUTHORITY OF NEW SOUTH WALES

(F) The prescribed authority having imposed on the above land a restriction in the terms set out in annexure "A" hereto applies to have it recorded in the Register and certifies this application correct for the purposes of the Real Property Act 1900.  
 DATE 20/9/2006

(G) I certify that an authorised officer of the prescribed authority who is personally known to me or as to whose identity I am otherwise satisfied signed this application in my presence.

Signature of witness: *Karen Durie*  
 Name of witness: Karen Durie  
 Address of witness: RTA-Sydney

Signature of authorised officer: *T Craig*  
 Name of authorised officer: T D CRAIG  
 Position of authorised officer: Manager, Compulsory Acquisition & Road Dedication-Pursuant to Delegation Book 4394 No.422

I certify that the person(s) signing opposite, with whom I am personally acquainted or as to whose identity I am otherwise satisfied, signed this instrument in my presence.

Certified correct for the purposes of the Real Property Act 1900 by the Registered Proprietor.

Signature of witness: *Lori Hession*  
 Name of witness: Lori Hession  
 Address of witness: 11a Arden St, Brook

Signature of Registered Proprietor: *Lee Thomas*  
**LEE THOMAS**  
 JUNE DIRECTOR / SECRETARY

(H) The N.A. under N.A. No. N.A. agrees to be bound by this restriction. I certify that the above N.A., who is personally known to me or as to whose identity I am otherwise satisfied, signed this application in my presence.

Signature of witness: \_\_\_\_\_ Signature of N.A. \_\_\_\_\_  
 Name of witness: \_\_\_\_\_  
 Address of witness: \_\_\_\_\_

**ANNEXURE "A"**

THIS IS THE ANNEXURE "A" REFERRED TO IN THE APPLICATION  
MADE UNDER SECTION 88E(3) OF THE CONVEYANCING ACT, 1919  
BY THE ROADS AND TRAFFIC AUTHORITY OF NEW SOUTH WALES

TERMS OF RESTRICTION ON THE USE OF LAND

No means of access shall be constructed or be allowed to be constructed to or from the land the subject of the restriction from or to the proposed controlled access road or freeway (partly comprising Lot 15 Deposited Plan 1090266) adjoining the land the subject of this restriction and no part or parts of the said land shall be used as a means of access to or from the proposed controlled access road or freeway without the written consent of the prescribed authority (which consent may be revoked at any time at its discretion and without compensation). The restrictions contained shall cease to apply if the proposed controlled access road or freeway after having been declared a controlled access road or freeway under the Roads Act 1993, thereafter ceases to be such a controlled access road or freeway.

*T. Craig  
K. Hill*

**PRECINCT PLAN**

**LOCALITY PLAN**



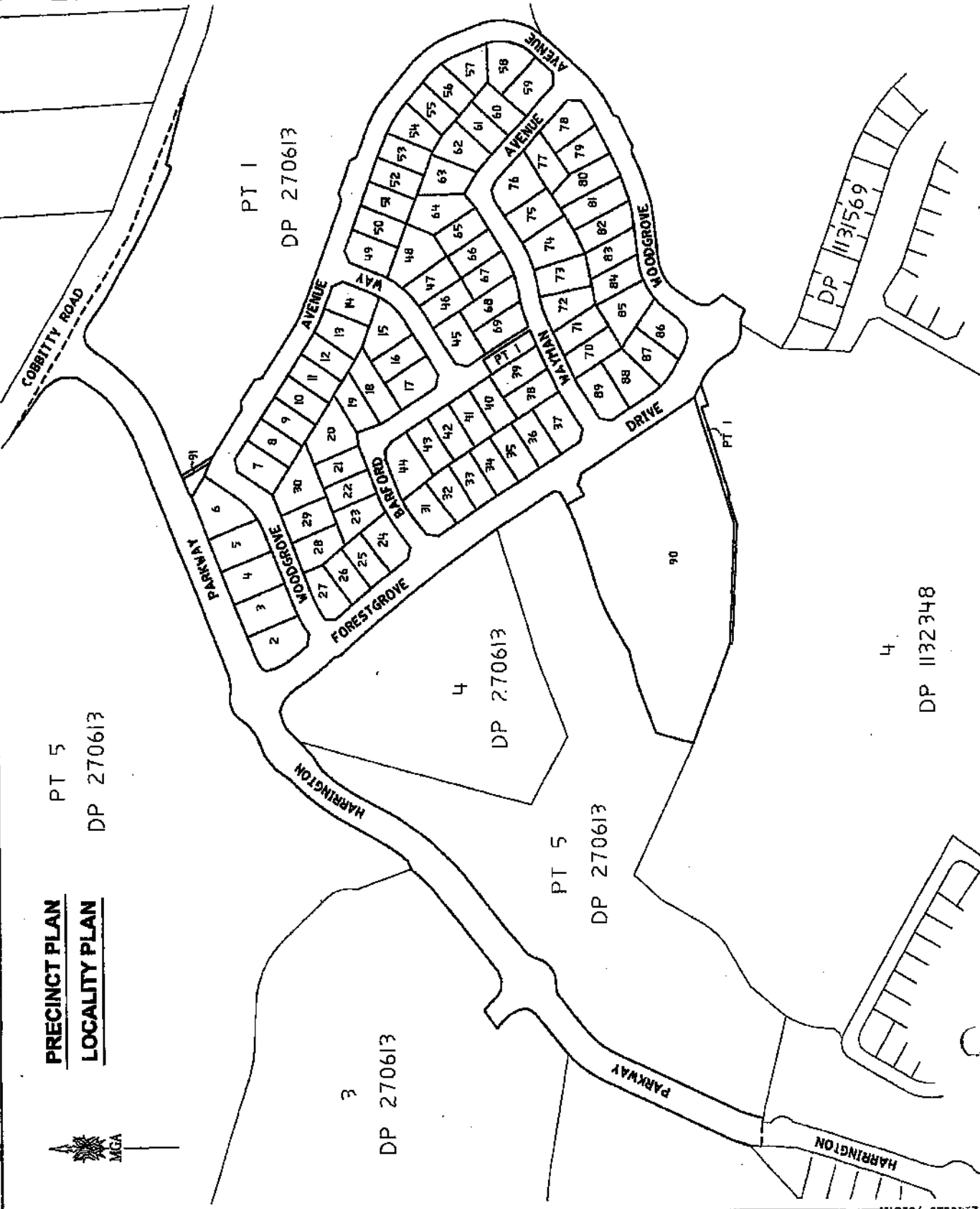
PT 5  
DP 270613

3  
DP 270613

4  
DP 270613

PT 5  
DP 270613

4  
DP 1132348



THIS SHEET IS BEING CONTINUALLY UPDATED TO SHOW THE CURRENT GRADING AND PATTERNS OF THE SCHEME. FOR DETAILS OF UPDATES AND ADDITIONAL AND REPLACEMENT SHEETS SEE SCHEDULE BELOW

**SCHEDULE OF CHANGES TO THE SCHEME**

LOT No.	DETAILS	SHEET No.
90	SUBDIVIDED INTO LOTS 92-108	10

Subdivision No: 10/2009  
 Date of Survey: 07-11-2008  
 Surveyor: BENJAMIN JOHN CUMMINS  
 Surveyor's Ref: 05307 PP  
 Registrar: 465 23.6.2009

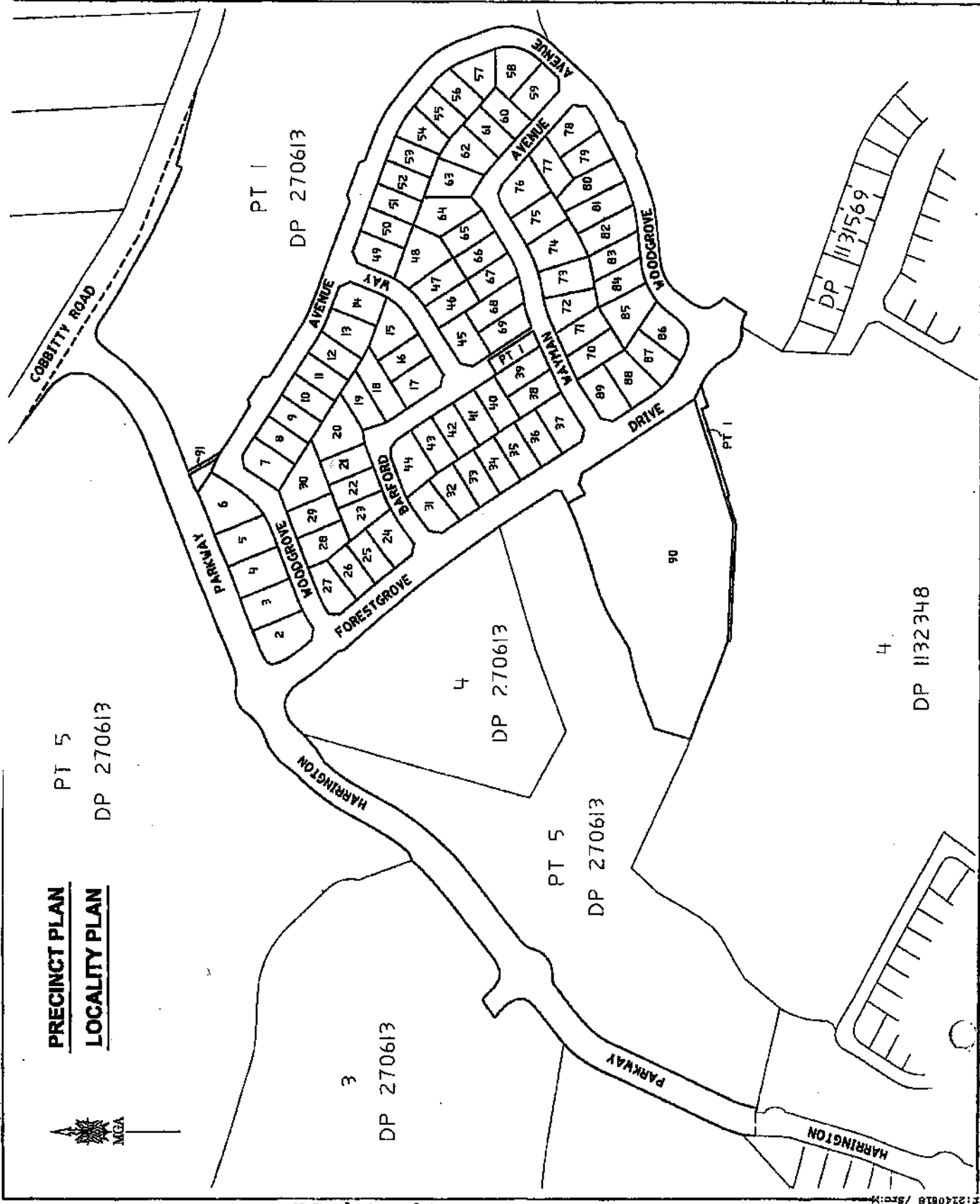
DP280018 P

THIS SHEET IS BEING CONTINUALLY UP-DATED TO REFLECT THE CURRENT SUBDIVISION PATTERNS. THE USER SHOULD ALWAYS OF UPDATES AND INDIVIDUAL AND REPLACEMENT SHEETS SEE SCHEDULE BELOW

SCHEDULE OF CHANGES TO THE SCHEME		
LOT No.	DETAILS	SHEET No.
90	SUBDIVIDED INTO LOTS 92-106	10

Subdivision No: 10/2009  
 Date of Survey: 07-11-2008  
 Surveyor: BENJAMIN JOHN CUMMINS  
 Surveyor's Ref: 05201 PP  
 Registered: 23-6-2009

DP280018 P



**PRECINCT PLAN**  
**LOCALITY PLAN**

PT 5  
 DP 270613

3  
 DP 270613

4  
 DP 270613

PT 5  
 DP 270613

4  
 DP 1132348



REF: 214018 / SPC: 10

**PRECINCT PLAN**  
**DETAIL PLAN**

(8/17 SHEETS)

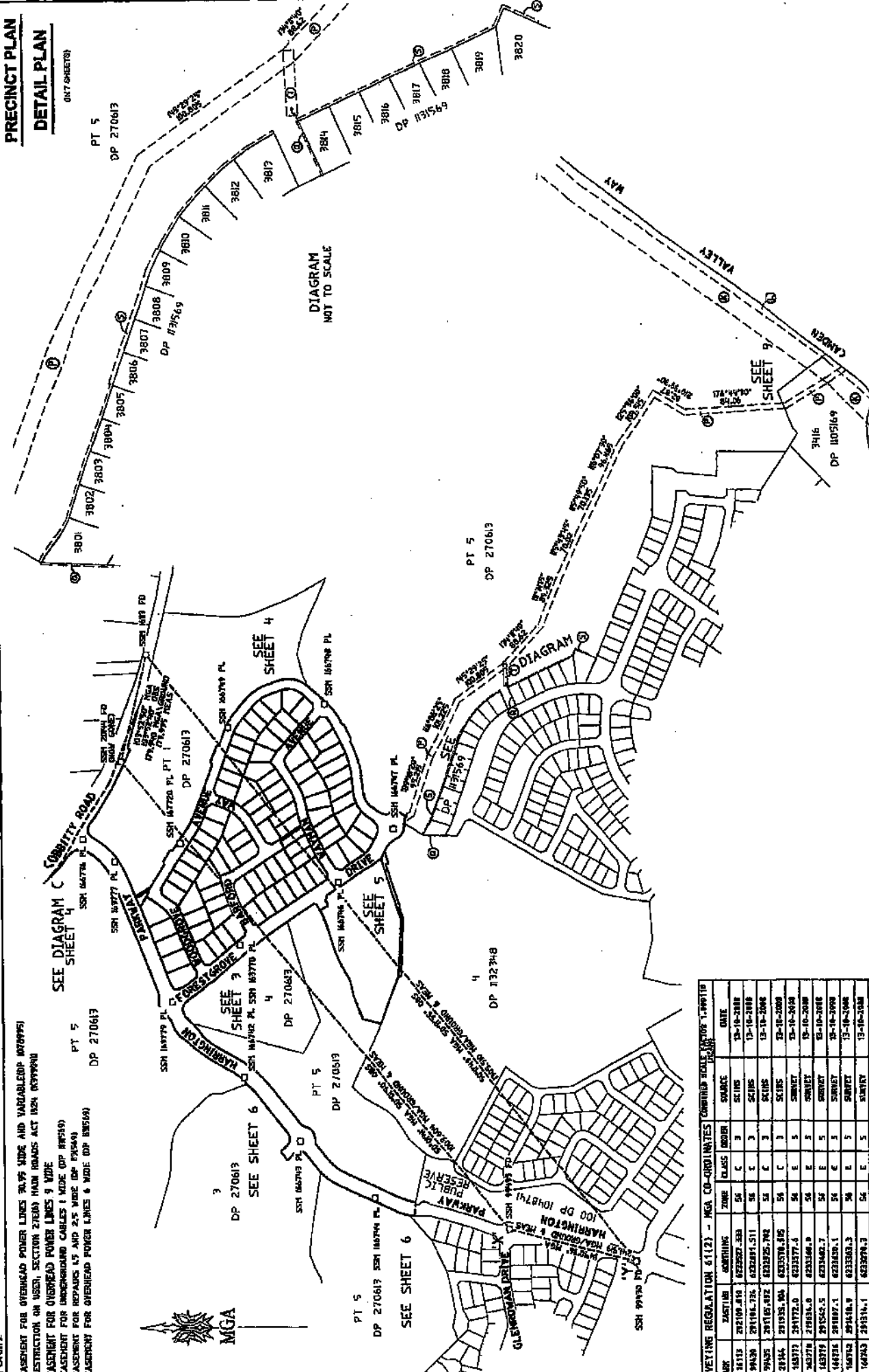
- ① EASEMENT FOR OVERHEAD POWER LINES 30.05' WIDE AND VARIABLE DP 1070995
- ② RESTRICTION ON USE, SECTION 2703A MAIN ROADS ACT 1924 (S77990)
- ③ EASEMENT FOR OVERHEAD POWER LINES 9' WIDE
- ④ EASEMENT FOR UNDERGROUND CABLES 1' WIDE (DP 107131)
- ⑤ EASEMENT FOR REPAIRS 1.5' AND 2.5' WIDE (DP 10714)
- ⑥ EASEMENT FOR OVERHEAD POWER LINES 6' WIDE (DP 10716)

PT 5  
DP 270613

PT 5  
DP 270613

PT 5  
DP 270613

PT 5  
DP 270613



**DP280018**

Plan of  
**SUBDIVISION OF**  
**LOT 2 IN DP 270613 AND**  
**EASEMENTS WITHIN LOTS 4 & 5 IN DP 270613**  
**LOT 4 IN DP 1132348, LOT 3416 IN DP 1105169**  
**AND LOT 100 IN DP 1048741**

Surveyor: **BENJAMIN JOHN CUMMINGS**  
 Date of Survey: **07-11-2008**  
 Surveyor's Ref: **06201 PP**

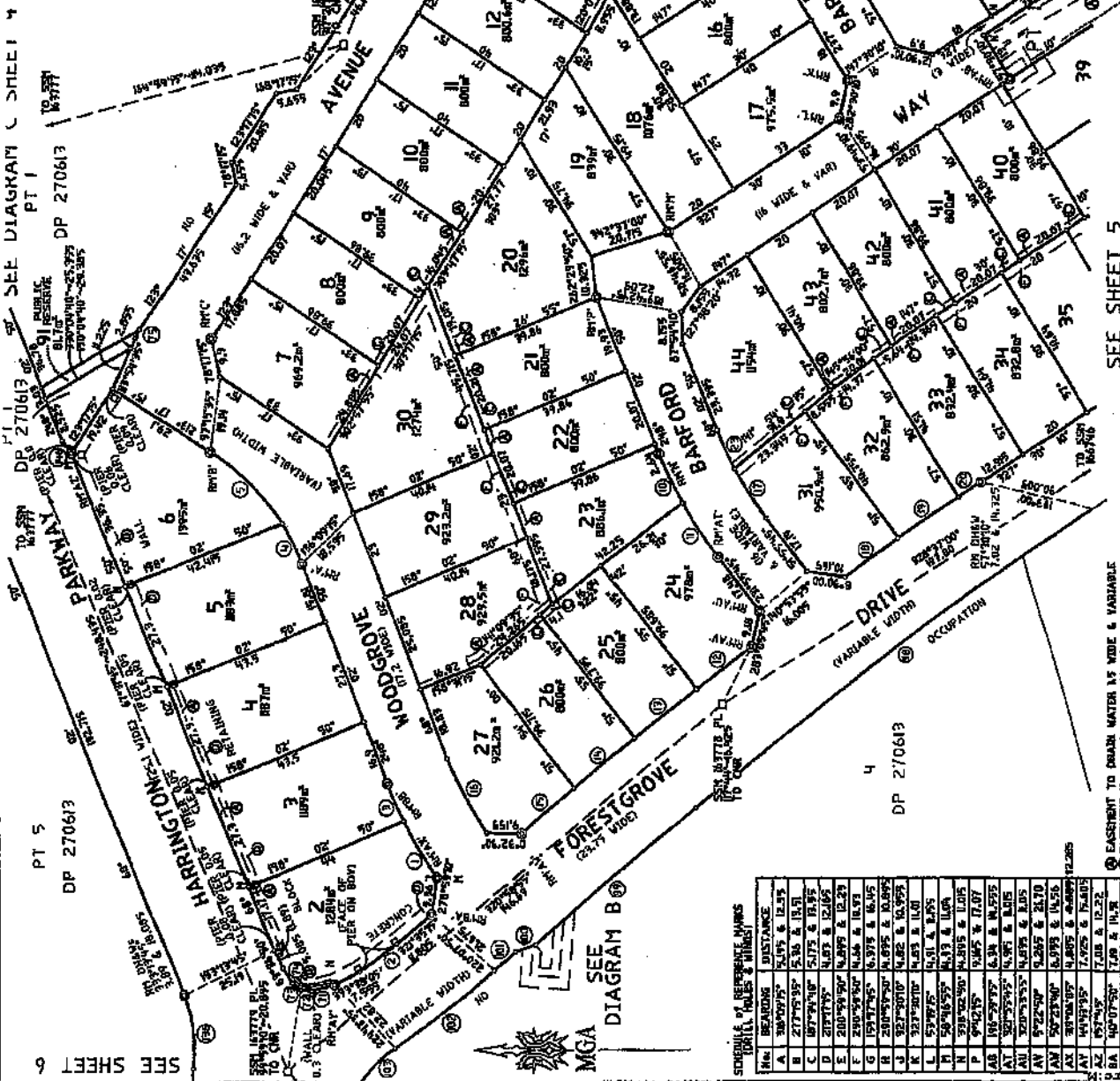
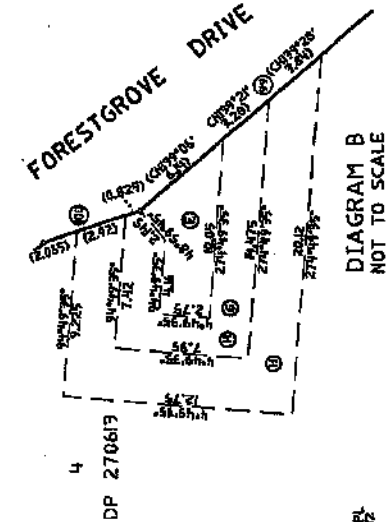
L.G.A.: **CAMDEN**  
 Locality: **HARRINGTON PARK**  
 Subdivision No: **10/2007**  
 Length as in context, Resubmission Ratio: **14:000**

Diagram  
 No: **AD 33-6-3009**

**SURVEYING REGULATION 61(12) - MGA CO-ORDINATES CORNER POINTS (MPTIP)**

MARK	EASTING	NORTHING	ZONE	CLASS	ORDER	SOURCE	DATE
SSR 18113	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18114	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18115	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18116	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18117	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18118	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18119	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18120	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18121	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18122	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18123	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18124	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18125	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18126	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18127	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18128	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18129	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18130	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18131	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18132	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18133	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18134	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18135	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18136	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18137	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18138	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18139	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18140	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18141	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18142	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18143	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18144	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18145	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18146	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18147	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18148	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18149	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18150	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18151	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18152	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18153	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
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SSR 18156	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18157	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18158	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18159	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18160	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18161	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18162	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18163	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18164	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18165	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18166	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18167	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18168	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18169	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18170	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
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SSR 18172	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18173	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18174	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18175	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18176	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18177	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18178	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18179	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18180	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18181	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
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SSR 18186	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18187	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18188	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18189	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
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SSR 18191	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18192	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18193	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
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SSR 18195	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18196	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18197	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18198	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18199	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008
SSR 18200	272109.416	6222927.383	56	C	3	SCIMS	13-10-2008

**PRECINCT PLAN  
DETAIL PLAN**  
(17 SHEETS)



**SCHEDULE OF SHORT AND CURVED BOUNDARIES**

LINE	BEARING	CHORD	ARC	RADIUS
1	234°05'25"	16.855	16.875	104.4
2	93°12'20"	12.115	12.115	189.3
3	255°17'25"	10.515	10.515	106.5
4	242°39'10"	11.543	11.543	61.4
5	225°16'25"	25.5	25.49	61.4
6	121°23'50"	7.165	7.165	188.6
7	195°15'18"	16.13	16.13	188.6
8	205°14'45"	8.16	8.165	57
9	223°21'15"	27.005	26.915	57
10	94°22'55"	13.005	13.015	108
11	238°15'25"	16.25	16.245	108
12	323°14'18"	20.16	20.16	110.7
13	322°15'28"	20.165	20.165	110.7
14	321°13'14"	17.335	17.335	110.7
15	320°14'25"	21.35	21.4	91.5
16	51°16'25"	15.88	15.875	92
17	58°37'25"	17.625	17.625	110.7
18	325°42'20"	18.92	18.92	110.7
19	324°38'55"	7.003	7.003	110.7
20	327°39'10"	18.8	18.809	92
21	64°49'55"	4.975	4.975	73
22	55°35'05"	19.605	19.605	73
23	38°04'40"	14.73	14.73	73
24	28°08'35"	8.491	8.491	73
25	28°07'45"	2.015	2.015	92
26	245°12'40"	13.455	13.465	92
27	259°48'30"	3.44	3.44	108
28	345°22'00"	6.005	6.005	108
29	6°08'45"	2.70	2.70	154.4
30	34°16'10"	4.645	4.645	154.4
31	55°08'05"	2.52	2.52	199.3
32	117°08'35"	19.78	19.78	199.3
33	325°16'40"	18.895	18.895	199.3
34	320°14'20"	5.975	5.975	199.3
35	312°24'05"	5.91	5.91	199.3
36	311°14'48"	7.855	7.855	199.3
37	323°15'38"	32.48	32.48	210.7
38	313°39'25"	15.6	15.6	32.9
39	87°12'50"	18.645	18.645	34
40	232°05'15"	6	6	34

**SCHEDULE OF REFERENCE MARKS**

LINE	BEARING	DISTANCE
A	300°00'00"	5.00
B	270°00'00"	5.00
C	180°00'00"	5.00
D	270°00'00"	5.00
E	210°00'00"	5.00
F	210°00'00"	5.00
G	150°00'00"	5.00
H	210°00'00"	5.00
I	210°00'00"	5.00
J	210°00'00"	5.00
K	210°00'00"	5.00
L	210°00'00"	5.00
M	210°00'00"	5.00
N	210°00'00"	5.00
O	210°00'00"	5.00
P	210°00'00"	5.00
Q	210°00'00"	5.00
R	210°00'00"	5.00
S	210°00'00"	5.00
T	210°00'00"	5.00
U	210°00'00"	5.00
V	210°00'00"	5.00
W	210°00'00"	5.00
X	210°00'00"	5.00
Y	210°00'00"	5.00
Z	210°00'00"	5.00
AA	210°00'00"	5.00
AB	210°00'00"	5.00
AC	210°00'00"	5.00
AD	210°00'00"	5.00
AE	210°00'00"	5.00
AF	210°00'00"	5.00
AG	210°00'00"	5.00
AH	210°00'00"	5.00
AI	210°00'00"	5.00
AJ	210°00'00"	5.00
AK	210°00'00"	5.00
AL	210°00'00"	5.00
AM	210°00'00"	5.00
AN	210°00'00"	5.00
AO	210°00'00"	5.00
AP	210°00'00"	5.00
AQ	210°00'00"	5.00
AR	210°00'00"	5.00
AS	210°00'00"	5.00
AT	210°00'00"	5.00
AU	210°00'00"	5.00
AV	210°00'00"	5.00
AW	210°00'00"	5.00
AX	210°00'00"	5.00
AY	210°00'00"	5.00
AZ	210°00'00"	5.00
BA	210°00'00"	5.00
BB	210°00'00"	5.00

**DP280018**

Project: **DP280018**

Client: **LEA: CAMDEN**  
Location: **LEIGH HARRINGTON PARK**  
Subdivision No: **10/2009**  
Length and in meters, finished to 1:200

Survey: **BENJAMIN JOHN CUMMINS**  
Date of Survey: **07-11-2008**  
Surveyed by: **OSBOT PP**

Plan of: **SUBDIVISION OF LOT 2 IN DP 270613 AND EASEMENTS WITHIN LOTS 4 & 5 IN DP 270613 LOT 4 IN DP 1192348, LOT 24 IN DP 1105189 AND LOT 100 IN DP 1048741**

FOR EASEMENT DETAIL SEE DIAGRAMS F, G, H & J ON SHEET 7

SEE SHEET 5

SEE SHEET 4

SEE SHEET 6

SEE SHEET 8

SEE SHEET 9

SEE SHEET 10

SEE SHEET 11

SEE SHEET 12

SEE SHEET 13

SEE SHEET 14

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SEE SHEET 98

SEE SHEET 99

SEE SHEET 100

SEE SHEET 101

SEE SHEET 102

SEE SHEET 103

SEE SHEET 104

SEE SHEET 105

SEE SHEET 106

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SEE SHEET 190

SEE SHEET 191

SEE SHEET 192

SEE SHEET 193

SEE SHEET 194

SEE SHEET 195

SEE SHEET 196

SEE SHEET 197

SEE SHEET 198

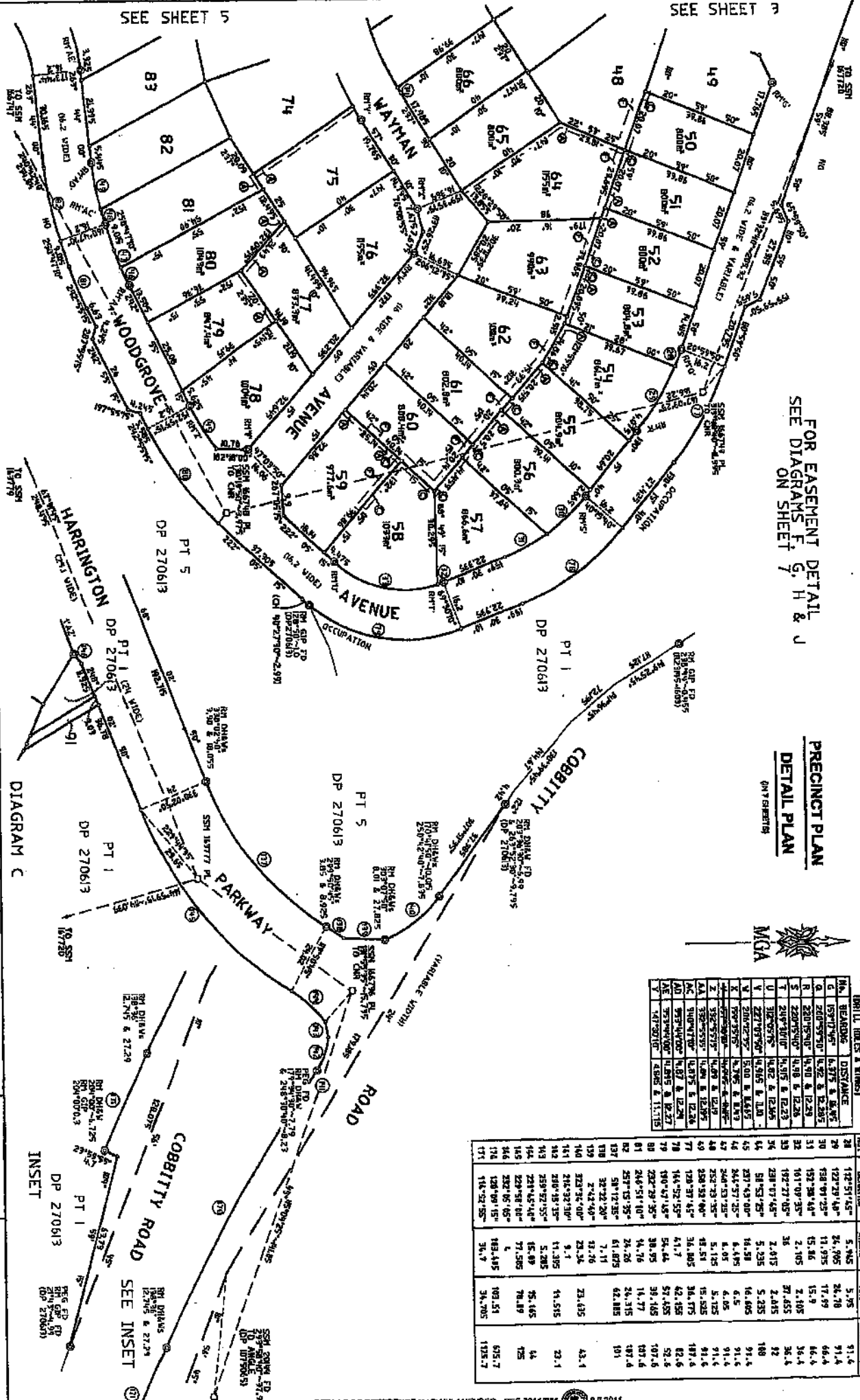
SEE SHEET 199

SEE SHEET 200

SEE SHEET 6

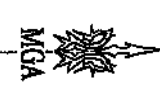
SEE SHEET 5

- ⊙ EASEMENT TO DRAIN WATER 15 YARD & VARIANTE
- ⊙ EASEMENT FOR REPAIRS 15 YARD & VARIANTE
- ⊙ RESTRICTION ON THE USE OF LAND VARIABLE WIDTH



FOR EASEMENT DETAIL  
SEE DIAGRAMS F, G, H & J  
ON SHEET 7

**PRECINCT PLAN  
DETAIL PLAN**



SCHEDULE of REFERENCE MARKS  
(ORILL) LOTS & DISTANCES

No.	BEARING	DISTANCE
1	N 15° 17' 15" E	4.375
2	N 15° 17' 15" E	4.375
3	N 15° 17' 15" E	4.375
4	N 15° 17' 15" E	4.375
5	N 15° 17' 15" E	4.375
6	N 15° 17' 15" E	4.375
7	N 15° 17' 15" E	4.375
8	N 15° 17' 15" E	4.375
9	N 15° 17' 15" E	4.375
10	N 15° 17' 15" E	4.375
11	N 15° 17' 15" E	4.375
12	N 15° 17' 15" E	4.375
13	N 15° 17' 15" E	4.375
14	N 15° 17' 15" E	4.375
15	N 15° 17' 15" E	4.375
16	N 15° 17' 15" E	4.375
17	N 15° 17' 15" E	4.375
18	N 15° 17' 15" E	4.375
19	N 15° 17' 15" E	4.375
20	N 15° 17' 15" E	4.375
21	N 15° 17' 15" E	4.375
22	N 15° 17' 15" E	4.375
23	N 15° 17' 15" E	4.375
24	N 15° 17' 15" E	4.375
25	N 15° 17' 15" E	4.375
26	N 15° 17' 15" E	4.375
27	N 15° 17' 15" E	4.375
28	N 15° 17' 15" E	4.375
29	N 15° 17' 15" E	4.375
30	N 15° 17' 15" E	4.375
31	N 15° 17' 15" E	4.375
32	N 15° 17' 15" E	4.375
33	N 15° 17' 15" E	4.375
34	N 15° 17' 15" E	4.375
35	N 15° 17' 15" E	4.375
36	N 15° 17' 15" E	4.375
37	N 15° 17' 15" E	4.375
38	N 15° 17' 15" E	4.375
39	N 15° 17' 15" E	4.375
40	N 15° 17' 15" E	4.375
41	N 15° 17' 15" E	4.375
42	N 15° 17' 15" E	4.375
43	N 15° 17' 15" E	4.375
44	N 15° 17' 15" E	4.375
45	N 15° 17' 15" E	4.375
46	N 15° 17' 15" E	4.375
47	N 15° 17' 15" E	4.375
48	N 15° 17' 15" E	4.375
49	N 15° 17' 15" E	4.375
50	N 15° 17' 15" E	4.375
51	N 15° 17' 15" E	4.375
52	N 15° 17' 15" E	4.375
53	N 15° 17' 15" E	4.375
54	N 15° 17' 15" E	4.375
55	N 15° 17' 15" E	4.375
56	N 15° 17' 15" E	4.375
57	N 15° 17' 15" E	4.375
58	N 15° 17' 15" E	4.375
59	N 15° 17' 15" E	4.375
60	N 15° 17' 15" E	4.375
61	N 15° 17' 15" E	4.375
62	N 15° 17' 15" E	4.375
63	N 15° 17' 15" E	4.375
64	N 15° 17' 15" E	4.375
65	N 15° 17' 15" E	4.375
66	N 15° 17' 15" E	4.375
67	N 15° 17' 15" E	4.375
68	N 15° 17' 15" E	4.375
69	N 15° 17' 15" E	4.375
70	N 15° 17' 15" E	4.375
71	N 15° 17' 15" E	4.375
72	N 15° 17' 15" E	4.375
73	N 15° 17' 15" E	4.375
74	N 15° 17' 15" E	4.375
75	N 15° 17' 15" E	4.375
76	N 15° 17' 15" E	4.375
77	N 15° 17' 15" E	4.375
78	N 15° 17' 15" E	4.375
79	N 15° 17' 15" E	4.375
80	N 15° 17' 15" E	4.375
81	N 15° 17' 15" E	4.375
82	N 15° 17' 15" E	4.375
83	N 15° 17' 15" E	4.375
84	N 15° 17' 15" E	4.375
85	N 15° 17' 15" E	4.375
86	N 15° 17' 15" E	4.375
87	N 15° 17' 15" E	4.375
88	N 15° 17' 15" E	4.375
89	N 15° 17' 15" E	4.375
90	N 15° 17' 15" E	4.375
91	N 15° 17' 15" E	4.375

SCHEDULE of SHEDD AND CORNER DIMENSIONS

No.	BEARING	LENGTH	AREA	SHADES
1	N 15° 17' 15" E	5.945	26.78	91.4
2	N 15° 17' 15" E	11.895	17.99	66.4
3	N 15° 17' 15" E	17.845	15.9	46.4
4	N 15° 17' 15" E	23.795	2.105	34.4
5	N 15° 17' 15" E	29.745	2.485	36.4
6	N 15° 17' 15" E	35.695	5.235	42.4
7	N 15° 17' 15" E	41.645	16.405	91.4
8	N 15° 17' 15" E	47.595	6.105	91.4
9	N 15° 17' 15" E	53.545	5.125	91.4
10	N 15° 17' 15" E	59.495	18.51	91.4
11	N 15° 17' 15" E	65.445	36.405	187.4
12	N 15° 17' 15" E	71.395	41.71	82.6
13	N 15° 17' 15" E	77.345	54.44	52.6
14	N 15° 17' 15" E	83.295	39.185	107.6
15	N 15° 17' 15" E	89.245	14.77	107.4
16	N 15° 17' 15" E	95.195	24.315	101
17	N 15° 17' 15" E	101.145	61.875	62.885
18	N 15° 17' 15" E	107.095	7.11	32.36
19	N 15° 17' 15" E	113.045	23.36	23.36
20	N 15° 17' 15" E	118.995	9.1	11.285
21	N 15° 17' 15" E	124.945	15.185	22.1
22	N 15° 17' 15" E	130.895	15.185	14
23	N 15° 17' 15" E	136.845	71.505	725
24	N 15° 17' 15" E	142.795	183.485	1136.7

Surveyor: BENJAMIN JOHN CLIMBERS  
Date of Survey: 07-11-2008  
Survey File: 08097 PP

PLAN OF SUBDIVISION OF LOT 2 IN DP 270613 AND EASEMENTS WITHIN LOTS 4 & 5 IN DP 270613, LOT 4 IN DP 1432348, LOT 3418 IN DP 1105788 AND LOT 100 IN DP 1048741

LOCAL: CAMDEN  
Location: HARRINGTON PARK  
Date of Plan: 10/20/09  
Length of Survey: 1:800

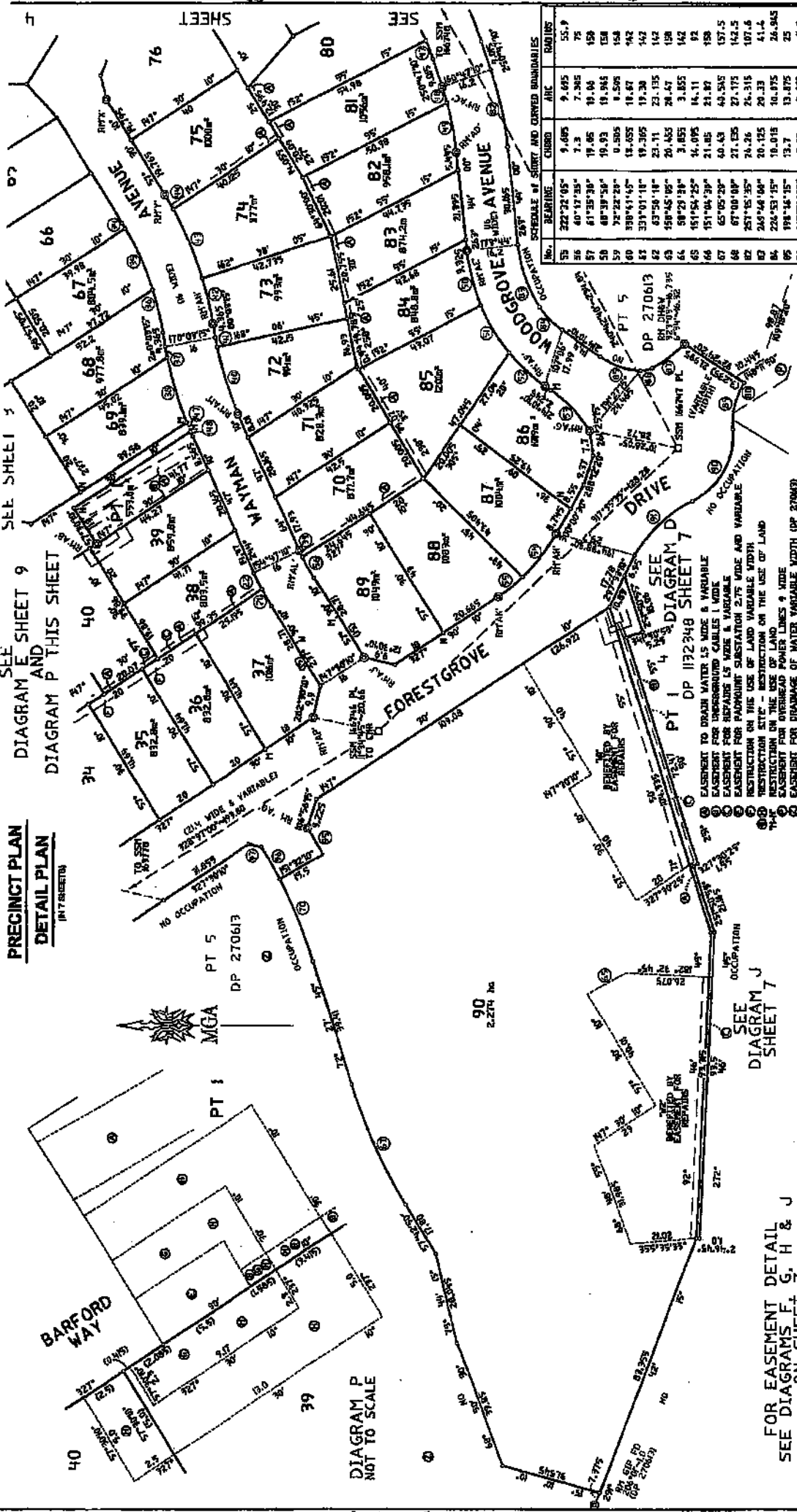
DP280018

**PRECINCT PLAN**  
**DETAIL PLAN**  
 (1:17.500)

SEE SHEET 9  
 DIAGRAM E AND SHEET 9  
 DIAGRAM P THIS SHEET

SEE SHEET 3

SHEET 7



No.	Bearing	CHORD ARC	RADIUS
53	222°32'05"	9.005	6.625
54	40°17'35"	7.305	55.9
55	61°35'38"	19.005	75
56	48°39'58"	19.005	159
57	48°39'58"	19.005	159
58	27°32'22"	11.505	158
59	32°51'45"	11.505	142
60	39°10'18"	19.305	142
61	39°10'18"	19.305	142
62	63°45'05"	20.105	138
63	48°45'05"	20.105	138
64	58°25'38"	3.855	142
65	151°04'25"	44.005	14.11
66	151°04'25"	21.805	21.87
67	65°05'29"	60.63	40.585
68	67°00'08"	21.035	27.175
69	67°00'08"	21.035	27.175
70	251°15'35"	26.26	26.315
71	251°15'35"	26.26	26.315
72	248°44'08"	20.105	20.33
73	226°53'15"	18.015	18.075
74	198°14'15"	13.7	13.875
75	144°49'25"	3.893	3.875
76	144°49'25"	12.67	12.715
77	203°14'30"	9.805	9.92
78	203°14'30"	16.825	16.805
79	313°52'45"	25.3	25.285
80	313°52'45"	25.3	25.285
81	313°52'45"	25.3	25.285
82	237°32'08"	9.31	7.31
83	32°18'00"	11.23	11.215
84	12°36'10"	4.235	4.235
85	12°36'10"	4.235	4.235
86	245°11'45"	3.895	3.895
87	245°11'45"	1.56	1.56
88	245°11'45"	1.56	1.56
89	245°11'45"	1.56	1.56
90	245°11'45"	1.56	1.56

No.	Bearing	CHORD ARC	RADIUS
47	244°53'25"	6.05	6.05
48	232°52'35"	5.125	5.125
49	232°52'35"	15.31	15.25
50	232°52'35"	17.285	17.285
51	237°58'00"	17.045	17.11
52	221°44'53"	15.32	15.365
53	225°14'00"	17.285	17.315
54	245°11'45"	17.465	17.465
55	245°11'45"	17.465	17.465
56	245°11'45"	17.465	17.465

No.	Bearing	CHORD ARC	RADIUS
34	257°43'20"	28.725	28.76
35	63°54'05"	2.23	2.23
36	63°54'05"	21.475	21.525
37	19°17'25"	2.99	2.99
38	78°17'25"	16.105	16.195
39	56°24'45"	23.025	23.08
40	56°24'45"	5.225	5.225
41	245°11'45"	6.105	6.105
42	245°11'45"	3.44	3.44

No.	Bearing	CHORD ARC	RADIUS
19	314°54'55"	18.92	110.7
20	327°49'18"	7.085	110.7
21	234°22'15"	5.935	5.935
22	243°40'58"	5.63	5.63
23	243°40'58"	2.015	2.015
24	243°40'58"	20.085	20.085
25	243°40'58"	13.465	13.465
26	243°40'58"	3.44	3.44

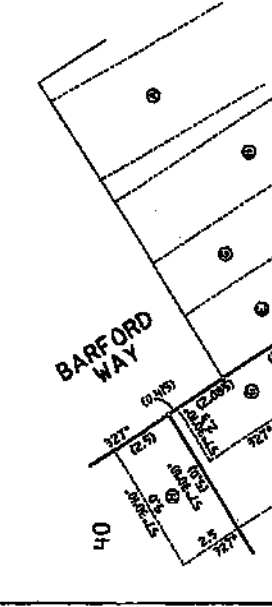
No.	Bearing	DISTANCE
X	357°30'00"	4.775 & 11.71
Y	357°30'00"	11.715 & 11.715
AA	194°59'59"	6.34 & 14.58
AB	194°59'59"	7.175 & 14.58
AC	357°30'00"	7.175 & 14.58
AD	357°30'00"	11.715 & 11.715
AE	357°30'00"	11.715 & 11.715
AF	217°14'00"	11.715 & 11.715
AG	217°14'00"	11.715 & 11.715

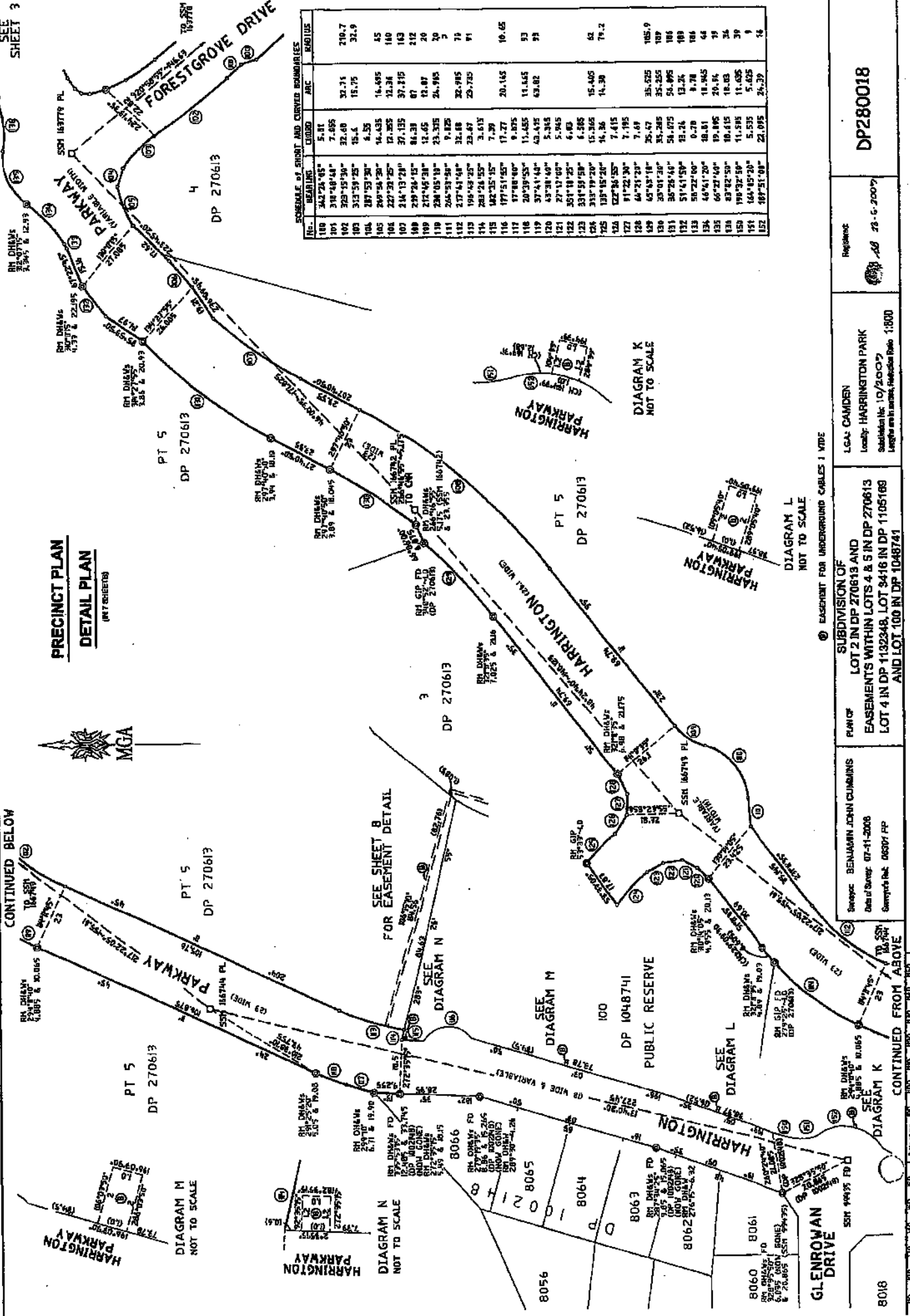
**PLAN OF SUBDIVISION OF LOT 2 IN DP 270613 AND EASEMENTS WITHIN LOTS 4 & 5 IN DP 270613 LOT 4 IN DP 1132348, LOT 3418 IN DP 1105168 AND LOT 100 IN DP 1048741**  
 BENJAMIN JOHN CUMMING  
 Date of Survey: 07-11-2008  
 Survey Ref: 06307 PPT

LOCAL CADDEN  
 Local: HARRINGTON PARK  
 Scale: 1:1800  
 Date: 22-6-2009  
 Registered

DP280018  
 22-6-2009

FOR EASEMENT DETAIL  
 SEE DIAGRAMS F, G, H & J  
 ON SHEET 7





DP280018

Residence  
16 28-6-2007

LGA: CAMDEN  
Locality: HARRINGTON PARK  
Subdivision No: 10/21007  
Lengths are in metres, Horizontal Ratio 1:800

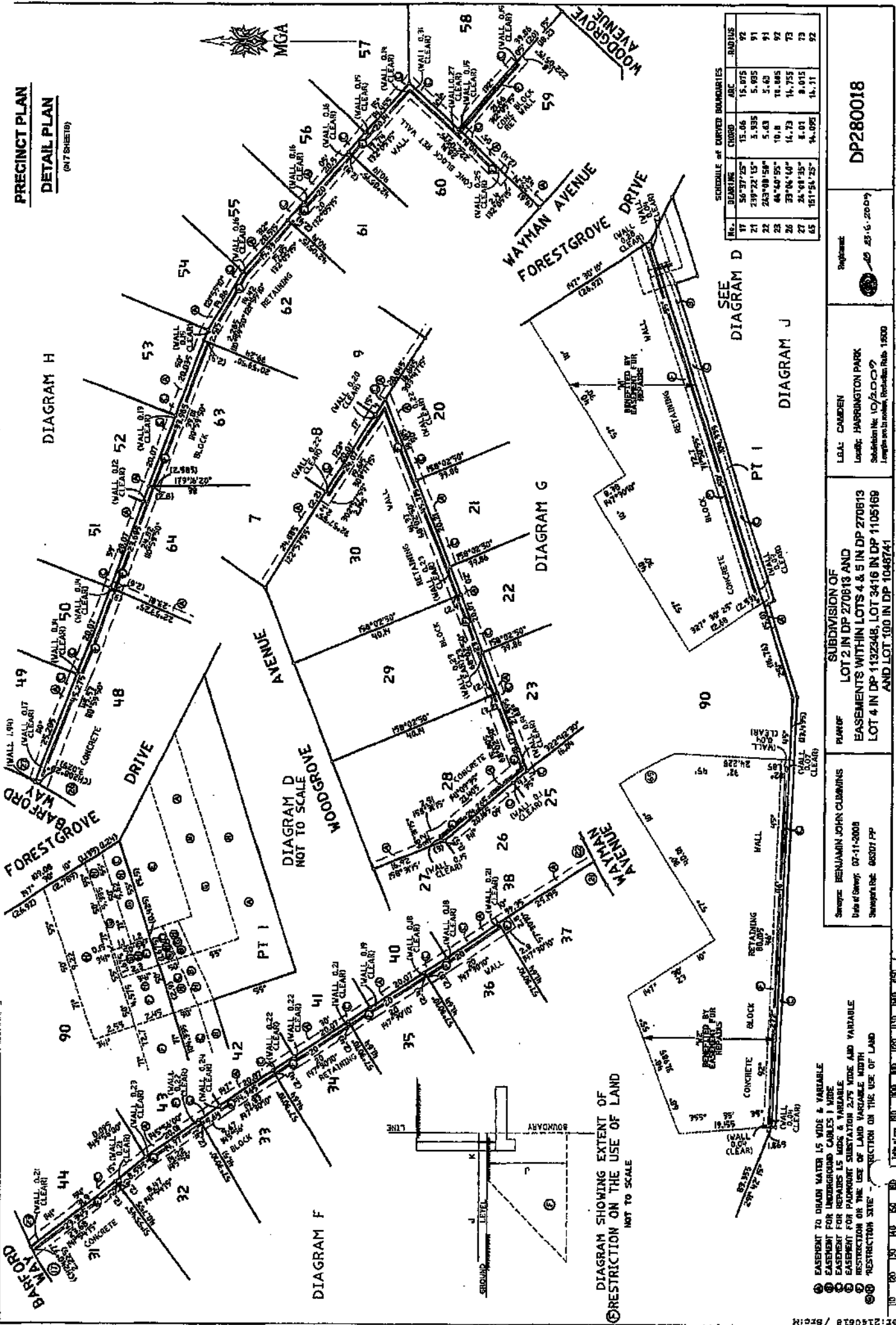
PLAN OF  
SUBDIVISION OF  
LOT 2 IN DP 270613 AND  
EASEMENTS WITHIN LOTS 4 & 5 IN DP 270613  
LOT 4 IN DP 1132248, LOT 5416 IN DP 1105188  
AND LOT 100 IN DP 1048741

Surveyor: BENJAMIN JOHN CUMMINS  
Date of Survey: 07-11-2006  
Company No: 06091 PP

CONTINUED FROM ABOVE

CONTINUED BELOW

**PRECINCT PLAN**  
**DETAIL PLAN**  
(617 SHEETS)



SCHEDULE OF CURVED BOUNDARIES

No.	BEARING	CHORD	ARC	RADIUS
17	56°37'25"	13.06	15.975	92
21	239°22'15"	5.935	5.935	91
22	243°09'58"	5.43	5.43	91
23	44°40'55"	10.8	10.885	92
26	33°04'16"	14.73	14.755	73
27	24°01'35"	8.01	8.015	73
25	151°54'25"	14.092	14.11	92

DP280018

Right of Way  
23-6-2009

LOCAL COUNCIL  
LOCALITY: HARRINGTON PARK  
Subdivision No. 10/2009  
Length and in meters, Reduction Ratio 1:5000

SUBDIVISION OF  
LOT 2 IN DP 270813 AND  
EASEMENTS WITHIN LOTS 4 & 5 IN DP 270813  
LOT 4 IN DP-1132348, LOT 3416 IN DP 1105169  
AND LOT 100 IN DP 1048741

Surveyor: BENJAMIN JOHN CLARIBINS  
Date of Survey: 07-11-2008  
Surveyor's File: 083071 PP

- ① EASEMENT TO DRAIN WATER IN VIDS & VARIABLE
- ② EASEMENT FOR UNDERGROUND CABLES 1 METER
- ③ EASEMENT FOR REPAIRS 1.5 METER VARIABLE
- ④ EASEMENT FOR PLUMBING SUBSTATION 2.5 METER AND VARIABLE
- ⑤ RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- ⑥ RESTRICTION STATE RESTRICTION ON THE USE OF LAND

DIAGRAM SHOWING EXTENT OF  
RESTRICTION ON THE USE OF LAND  
NOT TO SCALE

SEE  
DIAGRAM D  
DIAGRAM J

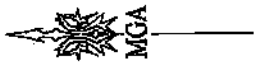
DIAGRAM D  
NOT TO SCALE

DIAGRAM F

DIAGRAM G

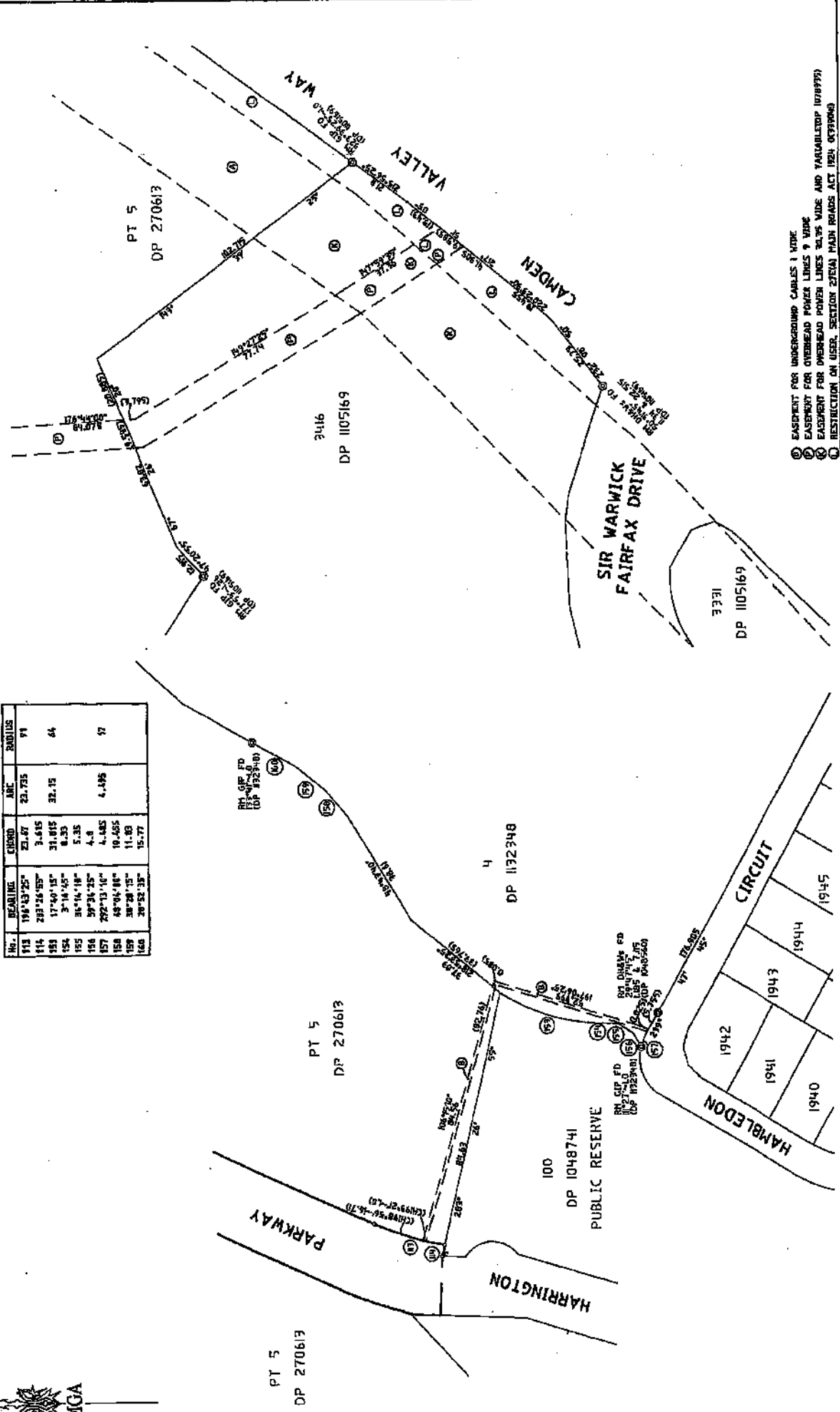
DIAGRAM J

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150



SCHEDULE OF CURVED BOUNDARIES

No.	BEARING	CHORD	ARC	RADIUS
113	194°13'25"	23.47	23.735	71
114	283°26'59"	3.415		
115	17°40'15"	31.015	32.15	64
116	3°16'45"	8.33		
117	36°16'18"	5.35		
118	59°24'25"	4.8		
119	292°13'11"	1.845	4.495	77
120	49°16'18"	10.455		
121	38°28'13"	11.89		
122	28°52'35"	15.77		



- ① EASEMENT FOR UNDERGROUND CABLES 1 WIRE
- ② EASEMENT FOR OVERHEAD POWER LINES 9 WIRE
- ③ EASEMENT FOR OVERHEAD POWER LINES 24.5 WIRE AND VARIABLE TOP (078897)
- ④ RESTRICTION ON USER SECTION 23(1A) MAIN ROADS ACT 1924 (053904)

DP280018

Registered: 25-6-2007

L.O.A.: CAMDEN

Lot(s): HARRINGTON PARK

Subdivision No. 107/100-CP

Length: each in meters. Subdivision: 1.800

PLAN OF SUBDIVISION OF LOT 2 IN DP 270613 AND EASEMENTS WITHIN LOTS 4 & 5 IN DP 270613 LOT 4 IN DP 1132348, LOT 3418 IN DP 1105169 AND LOT 100 IN DP 1048741

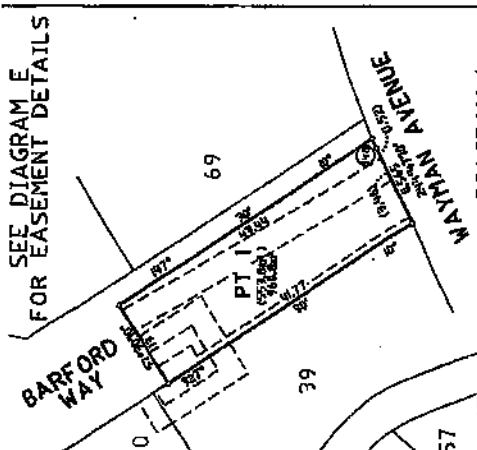
Surveyor: BENJAMIN JOHN GUMMING

Date of Survey: 07-11-2008

Survey/Plan No.: 06207 PP

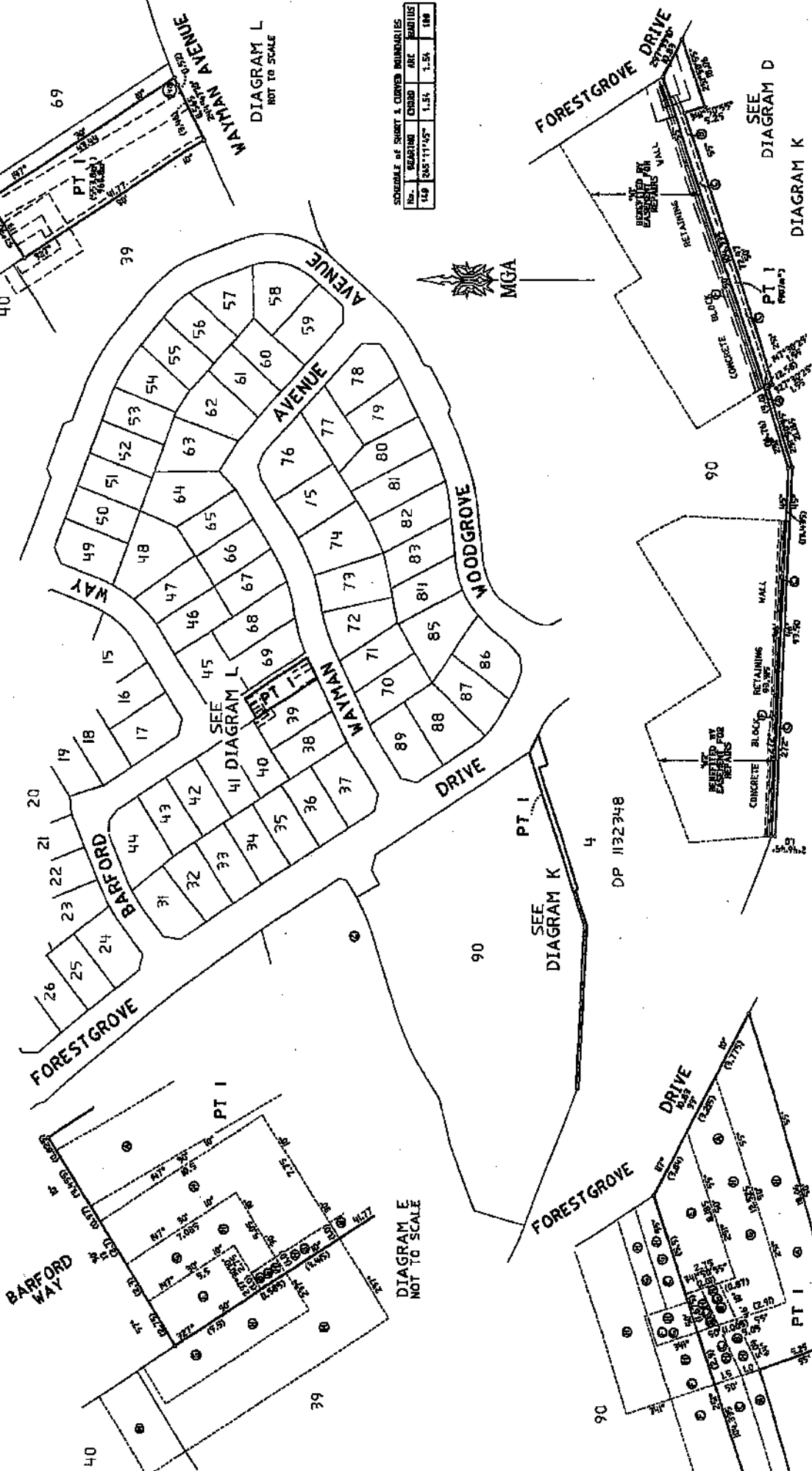
**PRECINCT PLAN**  
**PRECINCT PROPERTY LOT 1**

- ① EASEMENT TO DRAIN WATER 1.5 MIDE & VARIABLE
- ② EASEMENT FOR UNDERGROUND CABLES 1 MIDE
- ③ EASEMENT FOR REPAIRS 1.5 MIDE & VARIABLE
- ④ EASEMENT FOR PARKING SUBSTATION 2.75 MIDE AND VARIABLE
- ⑤ RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- ⑥ RESTRICTION SITES - RESTRICTION ON THE USE OF LAND
- ⑦ EASEMENT FOR BRIDGEWAY OF WATER VARIABLE WIDTH (DP 27048)



SCHEDULE OF SHORT & CURVED BOUNDARIES

No.	BEARING	CHORD	ARC	RADIUS
110	SAS 111°45'	1.15	1.54	1.04



**PRECINCT PLAN**  
**PRECINCT PROPERTY LOT 1**

Surveyor: BENJAMIN JOHN CUMMINS  
Date of Survey: 07-11-2008  
Survey's Ref: 68301 PP

PLAN OF SUBDIVISION OF LOT 2 IN DP 270813 AND EASEMENTS WITHIN LOTS 4, 8 & 9 IN DP 270813, LOT 4 IN DP 1132348, LOT 3416 IN DP 1105169 AND LOT 100 IN DP 1048741

LOCAL: CAMDEN  
Locality: HARRINGTON PARK  
Substation for DP 270813  
Large scale for roads, HARRINGTON PARK 1:1500

Registration: DP 28-6-2009

DP280018

WARNING: CREASING OR FOLDING WILL LEAD TO DISTORTION

PLAN FORM 2

**DETAIL SHEET**

THIS IS SHEET 1 OF 1 OF THIS PLAN AND IT IS NOT TO BE REPRODUCED SEPARATELY

FORESTGROVE DRIVE

WAYMAN AVENUE

FORESTGROVE DRIVE

HOMESTEAD COURT

SEE DIAGRAM A

DIAGRAM A  
NOT TO SCALE

DIAGRAM B  
NOT TO SCALE

**CONNECTIONS**

- SSM 166746 TO SSM 167721
- 289\*46'10" - 08.39
- SSM 167721 TO SSM 166747
- 86\*50'55" - 405.57
- SSM 167721 TO SSM 167721
- 177\*09'45" - 271.455

SCHEDULE OF REFERENCE MARKS FOUND

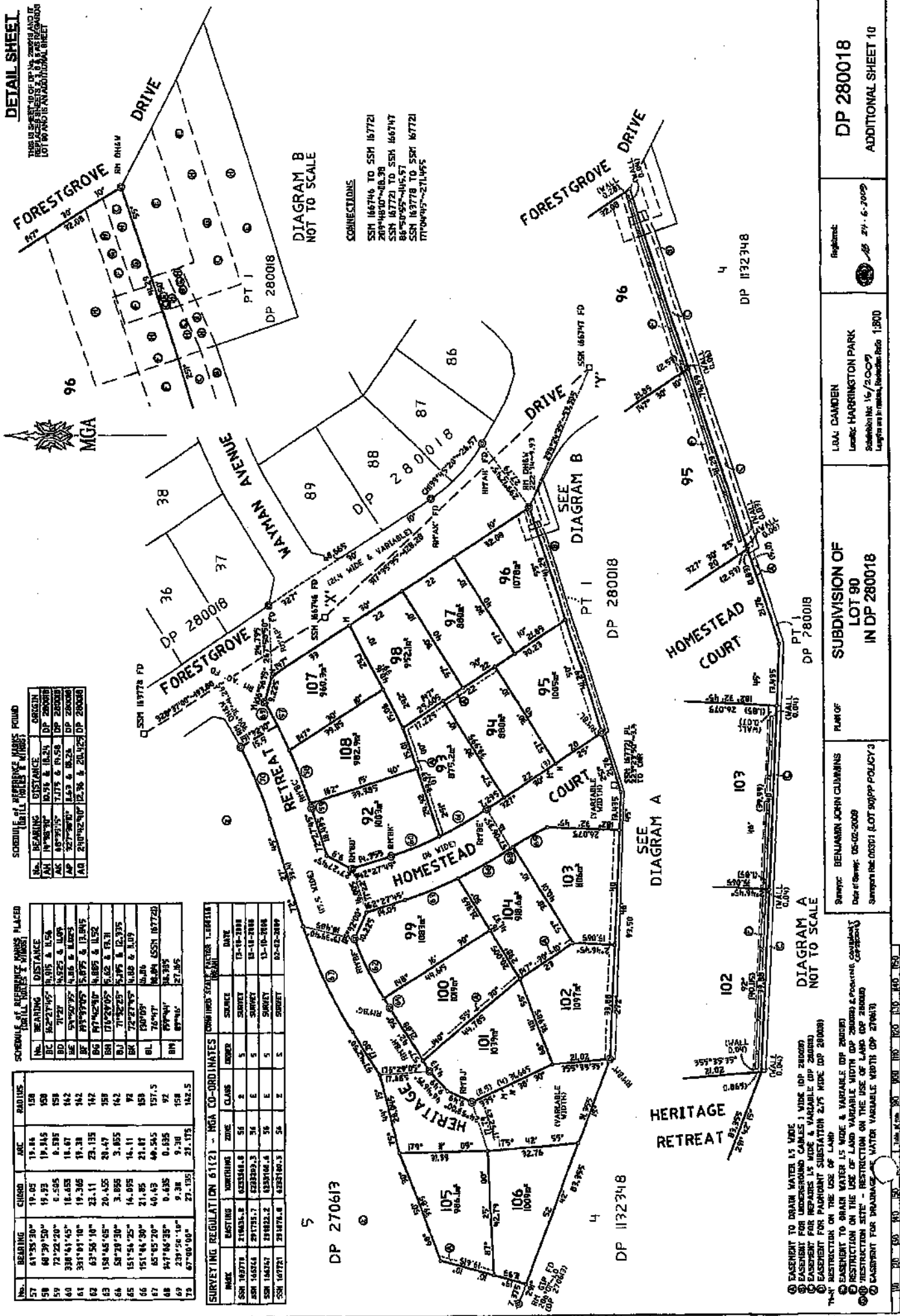
NO.	BEARING	DISTANCE	ARCSIN
1	10° 28' 15"	10.54	DP 280018
2	10° 28' 15"	7.175	DP 280018
3	10° 28' 15"	12.52	DP 280018
4	10° 28' 15"	12.96	DP 280018

SCHEDULE OF REFERENCE MARKS PLACED

NO.	BEARING	DISTANCE	ARCSIN
57	61° 35' 30"	19.03	19.84
58	60° 39' 50"	19.23	19.245
59	72° 22' 20"	0.505	0.505
60	338° 44' 45"	18.658	18.67
61	331° 01' 10"	19.365	19.38
62	63° 56' 10"	23.11	23.135
63	158° 45' 05"	20.425	20.47
64	58° 29' 30"	3.855	3.855
65	151° 34' 25"	14.035	14.11
66	151° 44' 30"	21.87	21.87
67	65° 45' 20"	40.43	40.545
68	147° 46' 35"	0.635	0.635
69	239° 50' 10"	9.38	9.38
70	67° 00' 00"	23.135	23.135

SURVEYING REGULATIONS 61(2) - MGA CO-ORDINATES

MARK	EASTING	NORTHING	ZONE	CLASS	DATE
SSM 167721	214634.6	625344.6	54	2	15-10-2008
SSM 166746	214735.7	625200.3	54	5	15-10-2008
SSM 167721	214878.6	625100.3	54	2	02-02-2009



- ① EASEMENT TO DRAIN WATER 1.5' WIDE
- ② EASEMENT FOR UNDERGROUND CABLES 1' WIDE (DP 280018)
- ③ EASEMENT FOR REPAIRS 1.5' WIDE & VARIABLE WIDTH (DP 280018)
- ④ EASEMENT FOR PAINTPOINT SUBSTATION 2.75' WIDE (DP 280018)
- ⑤ RESTRICTION ON THE USE OF LAND
- ⑥ EASEMENT TO BRACK WATER 1.5' WIDE & VARIABLE WIDTH (DP 280018)
- ⑦ RESTRICTION ON THE USE OF LAND VARIABLE WIDTH (DP 280018) & POSITIVE COVENANTS
- ⑧ RESTRICTION SITE - RESTRICTION ON THE USE OF LAND (DP 280018)
- ⑨ EASEMENT FOR DRAINAGE WATER VARIABLE WIDTH (DP 270613)

DP 280018

LOAD DAMIEN  
Landscape: HARRINGTON PARK  
Schedule No. 15/210077  
Landscape Materials, Installation: 1800

SUBDIVISION OF  
LOT 90  
IN DP 280018

Surveyor: BENJAMIN JOHN CLIMBERS  
Date of Survey: 05-02-2009  
Surveyors file: 05051 (LOT 90) POLICY 3

DP 270613

DP 1132348

ADDITIONAL SHEET 10

21.6.2009

DP 280018

DP 280018

DP 280018

DP 280018

DP 1132348



**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 1 of 4 sheet(s)

OFFICE USE ONLY

SIGNATURES, SEALS and STATEMENTS of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants.



**DP280018 S**

(Doc A)

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE :

1. EASEMENT TO DRAIN WATER 1.5 WIDE & VARIABLE
2. EASEMENT FOR UNDERGROUND CABLES 1 WIDE
3. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE AND VARIABLE
4. RESTRICTION ON THE USE OF LAND
5. RESTRICTION ON THE USE OF LAND
6. EASEMENT FOR REPAIRS 1.5 WIDE & VARIABLE
7. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
8. RESTRICTION ON THE USE OF LAND 2.85 WIDE
9. POSITIVE COVENANT
10. RESTRICTION ON THE USE OF LAND
11. RESTRICTION ON THE USE OF LAND
12. RESTRICTION ON THE USE OF LAND
13. EASEMENT FOR OVERHEAD POWER LINES 9 WIDE

Registered: 23.6.2009  
 Title System: TORRENS  
 Purpose: SUBDIVISION

**PLAN OF SUBDIVISION OF LOT 2 IN DP 270613 AND EASEMENTS WITHIN LOTS 4 & 5 IN DP 270613 LOT 4 IN DP 1132348, LOT 3416 IN DP 1105169 AND LOT 100 IN DP 1048741**

L.G.A.: CAMDEN  
 Locality: HARRINGTON PARK  
 Parish: COOK  
 County: CUMBERLAND

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO RELEASE :

1. RIGHT OF CARRIAGEWAY VARIABLE WIDTH (DP 270613)
- Use PLAN FORM 6A for additional certificates, signatures, seals and statements

Surveying Regulation, 2006  
 I, **BENJAMIN JOHN CUMMINS** of JOHN M. DALY & ASSOC. PTY. LTD. P.O. BOX 26 CAMPBELL TOWN a surveyor registered under the Surveying Act, 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying Regulation, 2006 and was completed on: 07-11-2008

**Crown Lands NSW/Western Lands Office Approval**  
 I .....in approving this plan certify  
*(Authorised Officer)*  
 that all necessary approvals in regard to the allocation of the land shown herein have been given  
 Signature: .....  
 Date: .....  
 File Number: .....  
 Office: .....

The survey relates to **LOTS 1 TO 91 AND EASEMENTS**  
 (specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature Dated: 18-11-2008  
 Surveyor registered under the Surveying Act, 2002

**Subdivision Certificate**  
 I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

Datum Line: 'X'-'Y'  
 Type: Urban/Rural

the proposed **SUBDIVISION** set out herein  
 (insert "subdivision" or "new road")

Plans used in the preparation of survey/compilation  
 DP 270613  
 DP 1048741  
 DP 1105169  
 DP 1132348

\* Authorised Person/General Manager/Accredited Certifier

Consent Authority: **CAMDEN COUNCIL**  
 Date of Endorsement: **24<sup>th</sup> FEBRUARY 2009**  
 Accreditation no: .....  
 Subdivision Certificate no: **10 / 2009**  
 File no: **DA 1265 / 2006 & DA 1267 / 2006**

(If insufficient space use Plan Form 5A annexure sheet)

\* Delete whichever is inapplicable.

**SURVEYOR'S REFERENCE: 06301 PP**

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 4 sheet(s)

OFFICE USE ONLY

PLAN OF SUBDIVISION OF  
LOT 2 IN DP 270613  
AND EASEMENTS WITHIN  
LOTS 4 & 5 IN DP 270613  
LOT 4 IN DP 1132348,  
LOT 3416 IN DP 1105169  
AND LOT 100 IN DP 1048741

DP280018 \*

(Doc. A)  
Registered:  18.23.6.2009 \*

Subdivision Certificate No: 10/2009


Date of Endorsement: 24.2.2009

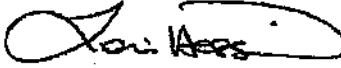
IT IS INTENDED TO DEDICATE TO  
THE PUBLIC AS PUBLIC ROAD:

WOODGROVE AVENUE, BARFORD WAY,  
WAYMAN AVENUE, FORESTGROVE DRIVE,  
THE EXTENSION TO HARRINGTON PARKWAY  
AND THE WIDENING OF COBBITTY ROAD.

IT IS INTENDED TO CREATE  
LOT 91 AS PUBLIC RESERVE.



  
LEE THOMAS  
DIRECTOR

  
Lori Hession  
Secretary

PLAN FORM 6D (COMMUNITY ANNEXURE)

WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 4 sheet(s)

PLAN OF SUBDIVISION OF  
 LOT 2 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 4 & 5 IN DP 270613  
 LOT 4 IN DP 1132348,  
 LOT 3416 IN DP 1105169  
 AND LOT 100 IN DP 1048741

DP280018

(Doc.A)

Registered:  23.6.2009\*

Subdivision Certificate No: 10/2009

Date of Endorsement: 24 FEBRUARY 2009

Name of Development if any

ARAUCARIA

Address for Service of Notice

1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 N.S.W. 2567

This Sheet shows an initial schedule of unit entitlements for the "Community"/"Precinct"/"Neighbourhood" scheme which is liable to be altered as the scheme is developed or on completion of the scheme in accordance with the provisions of section 30 of the Community Land Development Act, 1989.

Any changes will be recorded on subsequent Administration Sheets.

\*Strike out whichever is inapplicable

I, STEPHEN BARROW  
 of LANDSBURYS PROPERTY PTY LTD  
 being a Valuer registered under the Valuers Registration Act 1975, certify that the Unit Entitlements shown on this sheet\* these sheets are based upon valuations made by me on # 07-10-2008

Signature:  Date: 8/10/2008

\*Strike out whichever is inapplicable & insert date of valuation

THIS CERTIFICATE REQUIRED FOR COMMUNITY & PRECINCT PLANS ONLY

SCHEDULE OF UNIT ENTITLEMENT

(If insufficient space use additional annexure sheet - Plan Form 6A)

LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY	
2	94	
3	92	
4	92	
5	92	
6	98	
7	88	
8	80	
9	80	
10	80	
11	80	
12	80	
13	88	
14	88	
15	89	
16	80	
17	88	
18	89	
19	81	
20	95	
21	80	
22	80	

LOT	UNIT ENTITLEMENT	SUBDIVISION
23	83	
24	88	
25	80	
26	80	
27	86	
28	86	
29	86	
30	94	
31	87	
32	82	
33	81	
34	81	
35	81	
36	81	
37	89	
38	80	
39	81	
40	80	
41	80	
42	80	
43	80	
44	92	

SURVEYOR'S REFERENCE: 06301 PP

OFFICE USE ONLY

PLAN FORM 6A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET Sheet 4 of 4 sheet(s)

PLAN OF SUBDIVISION OF  
 LOT 2 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 4 & 5 IN DP 270613  
 LOT 4 IN DP 1132348,  
 LOT 3416 IN DP 1105169  
 AND LOT 100 IN DP 1048741

DP280018

(Doc A)

Registered:  SB 23-6-2009 \*

Subdivision Certificate No: 10/2009

Date of Endorsement: 24.2.2009

SCHEDULE of UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION
45	88	
46	80	
47	81	
48	93	
49	88	
50	80	
51	80	
52	80	
53	80	
54	82	
55	80	
56	80	
57	82	
58	90	
59	88	
60	80	
61	80	
62	89	
63	89	
64	92	
65	80	
66	80	
67	80	
68	88	
69	81	
70	83	
71	81	
72	85	
73	88	
74	92	
75	88	

LOT	UNIT ENTITLEMENT	SUBDIVISION
76	92	
77	80	
78	89	
79	82	
80	90	
81	89	
82	87	
83	83	
84	82	
85	93	
86	89	
87	88	
88	90	
89	90	
90	1497	
91	PUBLIC RESERVE	
TOTAL	8982	

OFFICE USE ONLY

HISTORICAL FILE  
 SEE ADMINISTRATION SHEET 3 (DOC B)

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 1 of 4 sheet(s)

\* OFFICE USE ONLY

SIGNATURES, SEALS and STATEMENTS of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants.

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE:

1. EASEMENT TO DRAIN WATER 1.5 WIDE
2. RESTRICTION ON THE USE OF LAND
3. RESTRICTION ON THE USE OF LAND
4. RESTRICTION ON THE USE OF LAND
5. RESTRICTION ON THE USE OF LAND

IT IS INTENDED TO DEDICATE TO THE PUBLIC AS PUBLIC ROAD:

HERITAGE RETREAT AND HOMESTEAD COURT.

Use PLAN FORM 6A for additional certificates, signatures, seals and statements

**Crown Lands NSW/Western Lands Office Approval**

I ..... in approving this plan certify  
 (Authorised Officer)  
 that all necessary approvals in regard to the allocation of the land shown herein have been given

Signature: .....  
 Date: .....  
 File Number: .....  
 Office: .....

**Subdivision Certificate**

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

the proposed Subdivision set out herein  
 (insert "subdivision" or "new road")

*[Signature]*  
 \* Authorised Person/General Manager/Accredited Certifier

Consent Authority: Camden Council  
 Date of Endorsement: 6 April 2009  
 Accreditation no: .....  
 Subdivision Certificate no: 1612009  
 File no: DA 126712006

\* Delete whichever is inapplicable.



**DP280018 S**

(Doc. B)

Registered: *AB* 24.6.2009

Title System: TORRENS

Purpose: SUBDIVISION

PLAN OF SUBDIVISION OF  
 LOT 90  
 IN DP 280018

L.G.A.: CAMDEN  
 Locality: HARRINGTON PARK  
 Parish: COOK  
 County: CUMBERLAND

Surveying Regulation, 2006

I BENJAMIN JOHN CUMMINS  
 of JOHN M. DALY & ASSOC. PTY. LTD. P.O. BOX 25 CAMPBELLTOWN  
 a surveyor registered under the Surveying Act, 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying Regulation, 2006 and was completed on: 05-02-2009

The survey relates to LOTS 92 TO 108

(specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature: *[Signature]* Dated: 27-02-2009  
 Surveyor registered under the Surveying Act, 2002

Datum Line: X-Y  
 Type: Urban/Rural


Plans used in the preparation of survey/compilation

DP 270613  
 DP 280018

(if insufficient space use Plan Form 6A annexure sheet)

SURVEYOR'S REFERENCE: 06301 (LOT 90) PP

DEPOSITED PLAN ADMINISTRATION SHEET Sheet 2 of 4 sheet(s)

PLAN OF SUBDIVISION OF LOT 90 IN DP 280018	DP280018	*
	Registered  24.6.2009	* (Doc. 5)

Subdivision Certificate No: 16/2009 Date of Endorsement: 6 April 2009



*Lee Thomas*  
Director

*Lori Hession*  
Secretary

\*OFFICE USE ONLY

PLAN FORM 6D (COMMUNITY ANNEXURE)

WARNING: Creasing or folding will lead to rejection

<b>DEPOSITED PLAN ADMINISTRATION SHEET</b>		Sheet 3 of 4 sheet(s)
PLAN OF SUBDIVISION OF LOT 90 IN DP 280018  REPLACEMENT SHEET 3A	<b>DP280018</b>	
		* (see CB)
		Registered:  AB 24.6.2009 *
Subdivision Certificate No: 16/2009	Date of Endorsement: 6 April 2009	
Name of Development if any  ARAUCARIA	Address for Service of Notice 1 FORESTGROVE DRIVE HARRINGTON PARK N.S.W. 2567	
This Sheet contains a revised Schedule of Unit Entitlements and replaces sheet 3 of the plan registered on .....	I, <b>STEPHEN BARROW</b> of <b>LANDSBURY'S PROPERTY PTY LTD</b> being a Valuer registered under the Valuers Registration Act 1975, certify that the Unit Entitlements shown on <del>this sheet</del> these sheets are based upon valuations made by me on # 07-10-2008 .....  Signature:  Date 8/10/2008 <small>* Strike out whichever is inapplicable &amp; insert date of valuation</small> <b>THIS CERTIFICATE REQUIRED FOR COMMUNITY &amp; PRECINCT PLANS ONLY</b>	

OFFICE USE ONLY

**SCHEDULE OF UNIT ENTITLEMENT**  
(If insufficient space use additional annexure sheet - Plan Form 6A)


LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		23	83	
2	94		24	88	
3	92		25	80	
4	92		26	80	
5	92		27	86	
6	96		28	86	
7	88		29	88	
8	80		30	94	
9	80		31	87	
10	80		32	82	
11	80		33	81	
12	80		34	81	
13	88		35	81	
14	88		36	81	
15	89		37	89	
16	80		38	80	
17	88		39	81	
18	89		40	80	
19	81		41	80	
20	95		42	80	
21	80		43	80	
22	80		44	92	

SURVEYOR'S REFERENCE: 06301 (LOT 90) PP

PLAN FORM 6A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET Sheet 4 of 4 sheet(s)

PLAN OF SUBDIVISION OF  
 LOT 90  
 IN DP 280018  
 REPLACEMENT SHEET 4A

DP280018  
 (DOC. B)  
 Registered:  24.6.2009 \*

Subdivision Certificate No: 10/2009

Date of Endorsement: 24<sup>th</sup> FEBRUARY 2009

This Sheet contains a revised Schedule of Unit Entitlements and replaces sheet 4 of the plan registered on .....

SCHEDULE of UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION
45	88	
46	80	
47	81	
48	93	
49	88	
50	80	
51	80	
52	80	
53	80	
54	82	
55	80	
56	80	
57	82	
58	90	
59	88	
60	80	
61	80	
62	89	
63	89	
64	92	
65	80	
66	80	
67	80	
68	88	
69	81	
70	83	
71	81	
72	85	
73	88	
74	92	
75	89	

LOT	UNIT ENTITLEMENT	SUBDIVISION
76	92	
77	80	
78	89	
79	82	
80	90	
81	90	
82	87	
83	83	
84	82	
85	93	
86	89	
87	89	
88	90	
89	90	
90	SUBDIVIDED INTO LOTS 82 TO 106	SEE ADDITIONAL SHEET 3
91	PUBLIC RESERVE	
92	89	
93	83	
94	83	
95	90	
96	90	
97	83	
98	88	
99	90	
100	89	
101	89	
102	90	
103	90	
104	87	
105	89	
106	89	
107	89	
108	89	
TOTAL	8982	

OFFICE USE ONLY

SURVEYOR'S REFERENCE: 06301 (LOT 90) PP

# DP280018

## COVER SHEET FOR SECTION 88B INSTRUMENT

\*\*\*\*\*  
**ATTENTION**  
\*\*\*\*\*

A Community Plan may be subject to future subdivision that could also contain a Section 88B Instrument. This instrument could then comprise separate documents registered on different dates.

Particulars of each document are as follows:-

Document Number	Plan/Instrument Registration Date	Number of Sheets in Plan	Number of Sheets in Section 88B Instrument
Document 1	23-06-2009	9	11
Document 2	24-06-2009	1	4

TOTAL NUMBER OF SHEETS OF SECTION 88B INSTRUMENT IMAGED

(INCLUDING COVER SHEET)

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 1 of 11 Sheets)



**DP280018 B**

Plan of Subdivision of  
 Lot 2 in DP270613 and Easements within  
 Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
 Lot 3416 in DP1105169 and  
 Lot 100 in DP1048741

(Doc. 1)

Full name and address of the owner of the land:

Dandaloo Pty Limited  
 C/- KPMG Peat Marwick  
 45 Clarence Street  
 SYDNEY NSW 2000

**PART 1 (Creation)**

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan.	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
1	Easement to drain water 1.5 wide & variable.	1 2 3 4 7 9 10 13 14 20 21 22 23 28 38 40 41 42 43 49 51 52 53 54 55 56 59 64 70 75 77 79 80 81 82 83	Camden Council 3, 4, 5 4, 5 5 8 10, 11 11 12 12, 13 9, 10, 11 9, 10, 11, 20 9, 10, 11, 20, 21 9, 10, 11, 20, 21, 22 9, 10, 11, 20, 21, 22, 23 40, 41, 42, 43, 44 41, 42, 43, 44 42, 43, 44 43, 44 44 50 52, 53, 54, 55, 56, 57 53, 54, 55, 56, 57 54, 55, 56, 57 55, 56, 57 56, 57 57 58 51, 52, 53, 54, 55, 56, 57 81, 82, 83, 84, 85 77, 78, 79, 80 78, 79 78 77, 78, 79 77, 78, 79, 80 81 81, 82

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 2 of 11 Sheets)

(Doc.1)

**DP280018**

Plan of Subdivision of  
 Lot 2 in DP270613 and Easements within  
 Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
 Lot 3416 in DP1105169 and  
 Lot 100 in DP1048741

**PART 1 (Creation)(Continued)**

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan.	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
		84 85	81, 82, 83 81, 82, 83, 84
2	Easement for underground cables 1 wide	1, Lot 100 in DP1048741, Lot 4 in DP1132348, Lot 5 in DP270613	Integral Energy Australia
3	Easement for padmount substation 2.75 wide & variable	1, Lot 4 in DP270613	Integral Energy Australia
4	Restriction on the use of land	1, 39, 40, 90, Lot 4 in DP270613	Integral Energy Australia
5	Restriction on the use of land	Each lot except 1, 90, 91	Every other lot except 1, 90, 91
6	Easement for repairs 1.5 wide & variable	8, 9, 20, 21, 22 22, 23 23, 25, 26 38, 40 40, 41 41, 42 42, 43 43, 44 44 49, 50 51, 52 52, 53 53, 54, 55 55, 56 56, 57, 58, 59 90 1	30 29 28 36 35 34 33 32 31 48 64 63 62 61 60 1 Part of 90 designated W1 and W2 on the plan
7	Restriction on the use of land	28 to 37 inclusive, 48, 59 to 64 inclusive, 90	Camden Council

*Ly*

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 3 of 11 Sheets)

Plan:

Plan of Subdivision of  
 Lot 2 in DP270613 and Easements within  
 Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
 Lot 3416 in DP1105169 and  
 Lot 100 in DP1048741

(Doc. 1)

**DP280018**

**Table 1 (Creation)(Continued)**

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan.	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
8	Restriction on the use of land 2.85 wide	2, 3, 4, 5, 6	Camden Council
9	Positive Covenant	28 to 37 inclusive, 48, 59 to 64 inclusive, 90.	Camden Council
10	Restriction on the use of land	2 to 89 inclusive	Camden Council
11	Restriction on the use of land	40, 41	Camden Council
12	Restriction on the use of land	1, 2, 3, 4, 5, 6, 37, 69, 86, 89	Camden Council
13	Easement for overhead power lines 9 wide	Lot 5 in DP 270613, Lot 3416 in DP1105169	Integral Energy Australia

**PART 1A (Release)**

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be released and referred to in the plan.	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
1	Right of carriageway variable width	Lot 2 in DP270613	Lots 3 and 4 in DP270613

**PART 2 (Terms)**

**Terms of easement numbered 1 in the plan.**

Notwithstanding the terms of easements to drain water as set out in Part 3 Schedule 8 of the Conveyancing Act 1919, no alteration to surface levels of the site of the easement shall be permitted without the written consent of Camden Council being firstly obtained.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the easement numbered 1 in the plan.

**CAMDEN COUNCIL**

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 4 of 11 Sheets)

**DP280018**

Plan of Subdivision of  
Lot 2 in DP270613 and Easements within  
Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
Lot 3416 in DP1105169 and  
Lot 100 in DP1048741

(Doc. 1)

**PART 2 (Terms)(Continued)**

**Terms of easement numbered 2 in the plan.**

The terms of the easement for Underground Cables and Street Lighting Equipment as set out in memorandum number 9262885 are incorporated in this document, with the addition of "and street light column and street light equipment" at the end of clause 5.3.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the easement numbered 2 in the plan.

**INTEGRAL ENERGY AUSTRALIA**

**Terms of easement numbered 3 in the plan.**

The terms of the easement for Padmount Substation set out in memorandum number 9262886 are incorporated in this document.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the easement numbered 3 in the plan.

**INTEGRAL ENERGY AUSTRALIA**

**Terms of restriction numbered 4 in the plan.**

1.0 No building shall be erected or permitted to remain within the restriction site designated G on the above plan unless:

- 1.1 the external surface of the building erected within 1.5 metres from the substation footing has a 120/120/120 fire rating and
- 1.2 the external surface of the building erected more than 1.5 metres from the substation footing has a 60/60/60 fire rating

and the owner provides the authority benefited with an engineer's certificate to this effect.

2.0 The fire ratings mentioned in clause 1 must be achieved without the use of fire fighting systems such as automatic sprinklers.

3.0 No swimming pool or spa shall be erected or permitted to remain within the restriction site designated H on the above plan.

4.0 Definitions:

4.1 "120/120/120 fire rating" and "60/60/60 fire rating" means the fire resistance level of a building expressed as a grading period in minutes for structural adequacy / integrity failure / insulation failure calculated in accordance with Australian Standard 1530.

4.2 "building" means a substantial structure with a roof and walls and includes any projections from the external walls.

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 5 of 11 Sheets)

**DP280018**

Plan of Subdivision of (Doc. 1)  
Lot 2 in DP270613 and Easements within  
Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
Lot 3416 in DP1105169 and  
Lot 100 in DP1048741

**PART 2 (Terms)(Continued)**

- 4.3 "erect" includes construct, install, build and maintain.
- 4.4 "restriction site" means that part of the lot burdened affected by the restriction on the use of land as shown on the plan up to a maximum height of 6 metres from the level of the substation footing.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 4 in the plan.

**INTEGRAL ENERGY AUSTRALIA**

**Terms of restriction numbered 5 in the plan.**

1. No building or structure shall be constructed on the lot hereby burdened or any part hereof unless plans, elevations and a schedule of materials sufficient to fully outline, detail and particularise the building or structure have received the prior written approval of Dandaloo and comply with the Harrington Grove Araucaria Precinct Building Guidelines.
2. No dual occupancies shall be erected on any lot burdened.
3. No structure of a temporary or relocatable character, tent, garage, trailer, campervan or caravan shall be used at any time as a dwelling or residence on any lot burdened.
4. No commercial activity shall be conducted or carried out on any lot burdened without the approval of Dandaloo.
5. (a) No fencing shall be erected on each lot burdened to divide it from any adjoining land owned by Dandaloo unless such fencing is erected without expense to Dandaloo or its successors.  
(b) Notwithstanding the terms of (a) above, no fence existing at the time of registration of this plan shall be altered in type, size or location without the written consent of Camden Council and Dandaloo Pty Ltd being firstly obtained.
6. No childminding centre, day care centre, preschool, long day care centre, kindergarten, occasional childminding centre or such other like childminding facility or activity will be conducted or carried out on any lot burdened.
7. No "for sale" sign shall be erected on any lot hereby burdened until a dwelling is constructed on that lot.
8. No trucks or commercial vehicles over three (3) tonnes tare shall be parked or be permitted to be parked on any lot burdened, or on any adjoining lot or public street. No unregistered vehicles, caravans, trailers, campers or like vehicles shall be kept or be caused to remain on any lot hereby burdened closer to the street adjoining such lot than the front of the house, nor on any street, public area, footpath or public reserve adjoining or in the vicinity of any lot burdened.

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 6 of 11 Sheets)

**DP280018**

(DOC-1)  
Plan of Subdivision of  
Lot 2 in DP270613 and Easements within  
Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
Lot 3416 in DP1105169 and  
Lot 100 in DP1048741

**PART 2 (Terms)(Continued)**

9. No proprietor of a lot burdened may develop, use or otherwise occupy the lot burdened in a manner inconsistent with the terms of the Deed of Covenant and Harrington Grove Araucaria Precinct Building Guidelines executed between the proprietor and Dandaloo Pty Limited.
10. In respect of any of the covenants where the consent of Dandaloo is required, such consent can be given by any person or corporation nominated or appointed by Dandaloo for such purpose or any attorney of Dandaloo having power in that regard.
11. Should the terms of any covenant hereby created or any part thereof be found to be invalid or unenforceable, then the same shall be severed and such invalidity or unenforceability shall not affect the terms of any of the other covenants hereby created or any parts thereof which are valid and enforceable.

Person having power to release vary or modify the terms of the restriction numbered 5 in the plan.  
**DANDALOO PTY LIMITED** until transferred to the Precinct Association.

**Terms of easement numbered 6 in the plan.**

Notwithstanding the terms of easements for repairs as set out in Part 5 Schedule 8 of the Conveyancing Act 1919, the Registered Proprietor for the time being of the land hereby burdened shall not erect or permit to be erected any structures, buildings, water tanks, vehicular driveways or the like in, on or over the area designated C on the plan.  
The extent of the easement for the benefiting lot shall be limited to that part of the burdened lot immediately adjacent to the benefited lot.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the easement numbered 6 in the plan.  
**CAMDEN COUNCIL**

**Terms of restriction numbered 7 in the plan.**

- (a) No alteration to the type, size or location of the retaining wall within the area designated F on the plan, existing at the time of registration of this plan, shall be permitted without the prior written consent of Camden Council.
- (b) No structures, buildings, water tanks, vehicular driveways or the like shall be located in, on or over the area designated F on the plan.

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 7 of 11 Sheets)

(Doc.1)

**DP280018**

Plan of Subdivision of  
Lot 2 in DP270613 and Easements within  
Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
Lot 3416 in DP1105169 and  
Lot 100 in DP1048741

**PART 2 (Terms)(Continued)**

- (c) No excavation is to extend into the area designated F on the plan unless an application to Camden Council is made and approved for such excavation. The table below (used in conjunction with the diagram on the plan) provides dimensions which define the extent of this restriction. The ground level shown is the finished ground level shown on sheets 201 to 203 and 907 to 909 of "works-as-executed" plans obtainable at Camden Council.

LOT	J(m)	K(m)
28	2.2	1.0
29	1.4	1.0
30	1.4	1.0
31	1.2	1.0
32	1.4	1.0
33	1.4	1.0
34	1.4	1.0
35	1.4	1.0
36	1.8	1.0
37	1.8	1.0
48	2.0	1.0
59	0.8	1.0
60	1.4	1.0
61	1.4	1.0
62	1.4	1.0
63	1.4	1.0
64	1.6	1.0
Part of 90 designated W1 on the plan	1.6	0.85
Part of 90 designated W2 on the plan	1.0	0.85

The extent of this restriction on the use of land is limited to the area designated F on the plan.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 7 in the plan.

**CAMDEN COUNCIL**

**Terms of restriction numbered 8 in the plan.**

- (a) No alteration to the type, size and location of the retaining wall within the area designated D on the plan, existing at the time of registration of this plan, shall be permitted, without the prior written consent of Camden Council.
- (b) No structures, buildings, water tanks, vehicular driveways or the like shall be located in, on or over the area designated D on the plan.

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 8 of 11 Sheets)

(DOC-1)

**DP280018**

Plan of Subdivision of  
Lot 2 in DP270613 and Easements within  
Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
Lot 3416 in DP1105169 and  
Lot 100 in DP1048741

**PART 2 (Terms)(Continued)**

- (c) The land owners or their assigns must maintain the retaining wall within the area designated D on the plan in good order at all times, and in accordance with the applicable Maintenance Schedule, and with reference to the finished ground levels shown on sheets 201 to 203 and 907 to 909 of "works-as-executed" plans obtainable at Camden Council.  
If the retaining wall is not maintained to the satisfaction of Camden Council, Council may enter upon the land and carry out the necessary work at full cost to the owner.
- (d) No dwelling shall be erected or permitted to remain on any lot burdened unless the façade of such dwelling complies with the requirements of AS/NZS 2107:2000. Where these requirements cannot be achieved, the dwellings may require mechanical ventilation (air conditioning) in accordance with the minimum standards prescribed by the Building Code of Australia.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 8 in the plan.

**CAMDEN COUNCIL**

**Terms of positive covenant numbered 9 in the plan.**

The land owners or their assigns must maintain the retaining wall within the area designated F on the plan in good order at all times, and with reference to the finished ground levels shown on sheets 201 to 203 and 907 to 909 of "works-as-executed" plans obtainable at Camden Council.  
If the retaining wall is not maintained to the satisfaction of Camden Council, Council may enter upon the land and carry out the necessary work at full cost to the owner.  
The extent of this positive covenant is limited to the area designated F on the plan.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the positive covenant numbered 9 in the plan.

**CAMDEN COUNCIL**

**Terms of restriction numbered 10 in the plan.**

- (a) No dwelling shall be erected or permitted to remain on any lot burdened unless such dwelling has a rainwater collection tank connected to the roofwater drainage system to be used for garden watering or toilet flushing.
- (b) No buildings, structures, garages or landscaping shall be erected or permitted to remain on any lot burdened unless they are erected, constructed or installed in accordance with both Camden Council's current Policy – Building in Saline Prone Environments and the approved Salinity Management Plan.

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres

(Sheet 9 of 11 Sheets)

(DOC-1)

**DP280018**

Plan of Subdivision of  
Lot 2 in DP270613 and Easements within  
Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
Lot 3416 in DP1105169 and  
Lot 100 in DP1048741

**PART 2 (Terms)(Continued)**

- (c) No dwelling structures or garages will be permitted on the lot burdened unless the foundations proposed for such structures have been designed to account for the geotechnical classification applicable to the lot burdened and such foundation design is certified by a suitably qualified Structural or Civil Engineer and a copy of the design and certification has been provided to the authority approving the construction.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 10 in the plan.

**CAMDEN COUNCIL**

**Terms of restriction numbered 11 in the plan.**

The mobile garbage bin (MGB) associated with residential development on the lots hereby burdened shall not be placed in any other location than on the appropriate MGB collection pad, adjacent to the lots hereby burdened for garbage removal by Council, and shall not be allowed to remain thereon for any longer than is practicable.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 11 in the plan.

**CAMDEN COUNCIL**

**Terms of restriction numbered 12 in the plan.**

No vehicular access to or from the lot hereby burdened shall be gained across the boundary designated 'M-N' on the plan.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 12 in the plan.

**CAMDEN COUNCIL**

**Terms of easement 13 in the plan.**

The terms of the easement for Overhead Power Lines set out in memorandum number 9262884 are incorporated in this document.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the easement numbered 13 in the plan.

**INTEGRAL ENERGY AUSTRALIA**

Approved by the Council of Camden

.....  
  
General Manager/Authorised Person



**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

Lengths are in metres


(Sheet 10 of 11 Sheets)

**DP280018**

Plan of Subdivision of (DOC-1)  
Lot 2 in DP270613 and Easements within  
Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
Lot 3416 in DP1105169 and  
Lot 100 in DP1048741

**PART 2 (Terms)(Continued)**

Signed on behalf of Integral Energy Australia  
ABN 59 253 130 878  
by its Attorney pursuant to Power of Attorney  
Book 4509 No. 838 in the presence of:

  
.....  
Signature of Attorney  
Name: **Geoffrey Riettmüller**  
Position: **NETWORK PROPERTY MGR.**

  
.....  
Signature of witness

**Ray Simmonds**  
.....  
Name of witness  
c/- Integral Energy  
51 Huntingwood Drive  
Huntingwood 2148

**23 December 2008**  
.....  
Date of execution

**URS 8892**



Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended

Lengths are in metres

(Sheet 11 of 11 Sheets)

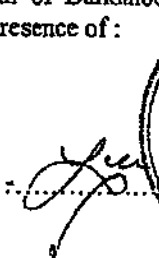
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**DP280018**

Plan of Subdivision of  
Lot 2 in DP270613 and Easements within  
Lots 4 & 5 in DP270613, Lot 4 in DP1132348  
Lot 3416 in DP1105169 and  
Lot 100 in DP1048741

PART 2 (Terms)(Continued)

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of :

Signature:  .....



Signature:  .....

Print Name: Lee THOMAS

Print Name: Lori Hession

Office Held: DIRECTOR

Office Held: Secretary





**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

(Doc. 2)

(Sheet 1 of 4 Sheets)



**DP280018 B**

Plan of Subdivision of Lot 90 in D.P.280018

c/s 162009

Full name and address of the owner of the land: Dandaloo Pty Limited  
C/- KPMG Peat Marwick  
45 Clarence Street  
SYDNEY NSW 2000

**PART 1 (Creation)**

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan.	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
1	Easement to drain water 1.5 wide	93 94 100 104 105	94, 95, 98 95 103, 104 103 106
2	Restriction on the use of land	Each lot	Every other lot
3	Restriction on the use of land	Each lot	Camden Council
4	Restriction on the use of land	95, 102	Camden Council
5	Restriction on the use of land	94, 101, 107	Camden Council

**PART 2 (Terms)**

**Terms of easement numbered 1 in the plan.**

Notwithstanding the terms of easements to drain water as set out in Part 3 Schedule 8 of the Conveyancing Act 1919, no alteration to surface levels of the site of the easement shall be permitted without the written consent of Camden Council being firstly obtained.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the easement numbered 1 in the plan.  
**CAMDEN COUNCIL**

**Terms of restriction numbered 2 in the plan.**

- No building or structure shall be constructed on the lot hereby burdened or any part hereof unless plans, elevations and a schedule of materials sufficient to fully outline, detail and particularise the building or structure have received the prior written approval of Dandaloo and comply with the Harrington Grove Araucaria Precinct Building Guidelines.
- No dual occupancies shall be erected on any lot burdened.
- No structure of a temporary or relocatable character, tent, garage, trailer, campervan or caravan shall be used at any time as a dwelling or residence on any lot burdened.

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

(DOC.2)  
(Sheet 2 of 4 Sheets)

**DP280018**

Plan of Subdivision of  
Lot 90 in D.P.280018

cls 16/2009

**PART 2 (Terms)(Continued)**

4. No commercial activity shall be conducted or carried out on any lot burdened without the approval of Dandaloo.
5. (a) No fencing shall be erected on each lot burdened to divide it from any adjoining land owned by Dandaloo unless such fencing is erected without expense to Dandaloo or its successors.  
(b) Notwithstanding the terms of (a) above, no fence existing at the time of registration of this plan shall be altered in type, size or location without the written consent of Camden Council and Dandaloo Pty Ltd being firstly obtained.
6. No childminding centre, day care centre, preschool, long day care centre, kindergarten, occasional childminding centre or such other like childminding facility or activity will be conducted or carried out on any lot burdened.
7. No "for sale" sign shall be erected on any lot hereby burdened until a dwelling is constructed on that lot.
8. No trucks or commercial vehicles over three (3) tonnes tare shall be parked or be permitted to be parked on any lot burdened, or on any adjoining lot or public street. No unregistered vehicles, caravans, trailers, campers or like vehicles shall be kept or be caused to remain on any lot hereby burdened closer to the street adjoining such lot than the front of the house, nor on any street, public area, footpath or public reserve adjoining or in the vicinity of any lot burdened.
9. No proprietor of a lot burdened may develop, use or otherwise occupy the lot burdened in a manner inconsistent with the terms of the Deed of Covenant and Harrington Grove Araucaria Precinct Building Guidelines executed between the proprietor and Dandaloo Pty Limited.
10. In respect of any of the covenants where the consent of Dandaloo is required, such consent can be given by any person or corporation nominated or appointed by Dandaloo for such purpose or any attorney of Dandaloo having power in that regard.
11. Should the terms of any covenant hereby created or any part thereof be found to be invalid or unenforceable, then the same shall be severed and such invalidity or unenforceability shall not affect the terms of any of the other covenants hereby created or any parts thereof which are valid and enforceable.

Person having power to release vary or modify the terms of the restriction numbered 2 in the plan.  
**DANDALOO PTY LIMITED** until transferred to the Precinct Association.

**Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended**

(Sheet 3 of 4 Sheets) (Doc. 2)

**DP280018**

Plan of Subdivision of Lot 90 in D.P.280018

cls 16/2009

**PART 2 (Terms)(Continued)**

**Terms of restriction numbered 3 in the plan.**

- (a) No dwelling shall be erected or permitted to remain on any lot burdened unless such dwelling has a rainwater collection tank connected to the roofwater drainage system to be used for garden watering or toilet flushing.
- (b) No buildings, structures, garages or landscaping shall be erected or permitted to remain on any lot burdened unless they are erected, constructed or installed in accordance with both Camden Council's current Policy - Building in Saline Prone Environments and the approved Salinity Management Plan.
- (c) No dwelling structures or garages will be permitted on the lot burdened unless the foundations proposed for such structures have been designed to account for the geotechnical classification applicable to the lot burdened and such foundation design is certified by a suitably qualified Structural or Civil Engineer and a copy of the design and certification has been provided to the authority approving the construction.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 3 in the plan.  
**CAMDEN COUNCIL**

**Terms of restriction numbered 4 in the plan.**

The mobile garbage bin (MGB) associated with residential development on the lots hereby burdened shall not be placed in any other location than on the appropriate MGB collection pad, adjacent to the lots hereby burdened for garbage removal by Council, and shall not be allowed to remain thereon for any longer than is practicable.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 4 in the plan.  
**CAMDEN COUNCIL**

**Terms of restriction numbered 5 in the plan.**

No vehicular access to or from the lot hereby burdened shall be gained across the boundary designated 'M-N' on the plan.

NAME OF AUTHORITY whose consent is required to release, vary or modify the terms of the restriction numbered 5 in the plan.  
**CAMDEN COUNCIL**

Approved by the Council of Camden

  
.....  
General Manager/Authorised Person



Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919, as amended

(Doc. 2)

(Sheet 4 of 4 Sheets)

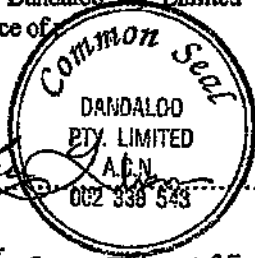
DP280018

Plan of Subdivision of  
Lot 90 in D.P.280018

cls 16/2009

PART 2 (Terms)(Continued)

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of



Signature: .....

*[Handwritten Signature]*

Signature: .....

*[Handwritten Signature]*

Print Name: .....

LEE THOMAS

Print Name: .....

LORI HESSON

Office Held: .....

DIRECTOR

Office Held: .....

SECRETARY



*[Handwritten Signature]*

*[Handwritten Signature]*



Approved Form 29

**DP280018 M**

**COMMUNITY LAND DEVELOPMENT ACT 1989**

**COMMUNITY LAND MANAGEMENT ACT 1989**

**PRECINCT MANAGEMENT STATEMENT**

## **Araucaria Precinct**



### **WARNING**

The terms of this management statement are binding on the Precinct Association each Subsidiary Body within the Precinct Scheme and each person who is a proprietor, lessee, occupier or mortgagee in possession of a community lot within the community scheme.

This statement should be read in conjunction with the community management statement with respect to Community Statement DP270613 which is binding on the precinct scheme as a subsidiary body of that community scheme.

### **MARSDENS LAW GROUP**

Level 1

49 Dumaresq Street

CAMPBELLTOWN NSW 2560

Tel: (02) 4626 5077

Fax: (02) 4626 4826

DX: 5107 Campbelltown

Ref: 02 34 0086 PC:JRT

TERMS OF INSTRUMENT NOT CHECKED IN  
LAND AND PROPERTY INFORMATION NSW

**REGISTERED**



AB 28.6.2009

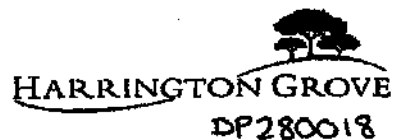
**Araucaria Precinct**



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**Araucaria Precinct**



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**Araucaria Precinct**



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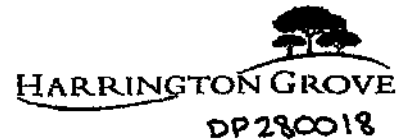
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## Araucaria Precinct



## Part 1 - By-laws fixing details of the Development

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These by-laws relate to the control and preservation of the essence or theme of the precinct scheme and as such may only be amended or revoked by a unanimous resolution of the Precinct Association (see section 17(2) of the *Community Land Management Act 1989* (NSW)).

### 1 Definitions & Interpretation

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#### 1.1 Defined Terms

In this management statement, words beginning with a capital letter that are defined in Part 1 of Part 6 have the meaning ascribed to them in that schedule.

#### 1.2 Interpretation

The interpretational rules contained in Part 2 of Part 6 apply in the interpretation of this management statement.

#### 1.3 Generally

Any term used in this management statement that is not a defined term but has a definition ascribed to it under the Development Act or the Management Act then the term will have the meaning ascribed to it under the relevant Act unless the context requires otherwise.

### 2 How is this management statement structured?

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#### 2.1 Statutory requirements

The Development Act and the Management Act set out matters that need to be included in this management statement as well as the manner in which it must be structured.

#### 2.2 Purpose

The purpose of this management statement is to set out the rules that will govern the management and operation of the Precinct Scheme and the Subsidiary Schemes.

#### 2.3 Structure of this management statement

- (1) This management statement is separated into 6 Parts.
- (2) This management statement also has attached to it maps and plans that are either required to be included under the Development Act or the Management Act, or assist in the Interpretation of this management statement.

### 3 How will the Community Scheme be structured?

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#### 3.1 Statutory background

The development and management of a precinct scheme must be undertaken in accordance with the Development Act and the Management Act.

## Araucaria Precinct



### 3.2 Anticipated structure

The Developer proposes to structure the Community Scheme as set out in the Community Management Statement.

### 3.3 Developer may alter structure

- (1) Subject to paragraph (2), the Developer may, at its discretion, alter the anticipated structure of the Precinct Scheme during the Development Period subject to the matters set out in this management statement.
- (2) The Developer must consult with Camden Council before making any changes to the Precinct Scheme under paragraph (1).

## 4 Design and building standards

### 4.1 Design Guidelines – Community Scheme

All parties to this management statement must comply with:

- (1) the Design Guidelines in place under the Community Management Statement for the Community Scheme; and
- (2) the procedure set out in by-laws 4 & 5 of the Community Management Statement.

### 4.2 Creation

Design Guidelines may be:

- (1) adopted by the Community Association as Rules;
- (2) adopted by the Precinct Association as Rules; or
- (3) during the Development Period imposed by the Developer,

with respect to Precinct Property or Precinct Development Lots.

### 4.3 Who must comply?

- (1) All Residents must comply with the Design Guidelines.
- (2) The Precinct Association must comply with Design Guidelines with respect to Precinct Property.

### 4.4 Variation

- (1) Subject to paragraphs (2) and (3), the Design Guidelines may be varied by an Ordinary Resolution of the Precinct Association, provided that any such amendment must not be inconsistent with any Design Guidelines in place under the Community Management Statement for the Community Scheme and Subsidiary Design Guidelines in force at the relevant time.
- (2) The Design Guidelines must not be inconsistent with any DCP or other Council planning instrument applicable at the time those guidelines are adopted or varied.

## Araucaria Precinct



- (3) During the Development Period:
- (a) this by-law 4.4; and
  - (b) the Design Guidelines,
- may only be varied with the prior written consent of the Developer.

## 5 Conduct of the Development

### 5.1 Conversion of Precinct Development Lot into Precinct Property

- (1) This by-law 5.1 applies if the Developer considers it necessary or desirable for the effective conduct of the Development for the whole or any part of a Precinct Development Lot to be converted to Precinct Property.
- (2) The Developer must serve on the Precinct Association a written notice (**Conversion Notice**) specifying or including:
- (a) the details of the proposed conversion;
  - (b) the items referred to in clauses 1(1)(a) and 1(1)(b) of schedule 6 of the Development Act executed by the owner of the relevant Precinct Development Lot; and
  - (c) the item referred to in clause 1(1)(c) of schedule 6 of the Development Act.
- (3) As soon as possible after receiving a Conversion Notice the Precinct Association must:
- (a) pass a resolution consenting to the matters set out in the Conversion Notice;
  - (b) sign any documents required to be signed by it to give effect to the matters set out in the Conversion Notice; and
  - (c) do any other thing required of it to allow the Developer to complete matters set out in the Conversion Notice.
- (4) The Developer must undertake the completion of the relevant conversion at its cost.

### 5.2 Severance of a Precinct Development Lot from the Precinct Scheme

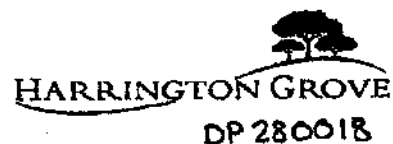
- (1) This by-law 5.2 applies if the Developer considers it necessary or desirable for the effective conduct of the Development for the whole or any part of a Precinct Development Lot to be severed from Precinct Scheme.
- (2) The Developer must serve on the Precinct Association a written notice (**Severance Notice**) specifying or including:
- (a) the details of the proposed severance;
  - (b) the severance instrument referred to in clause 1(1) and the item referred to in clause 1(1)(b) of schedule 8 of the Development Act executed by the Developer; and

**Araucaria Precinct**



- (c) the item referred to in clause 1(1)(b) of schedule 8 of the Development Act.
  - (3) As soon as possible after receiving a Severance Notice the Precinct Association must:
    - (a) pass a resolution consenting to the matters set out in the Severance Notice;
    - (b) sign any documents required to be signed by it to give effect to the matters set out in the Severance Notice; and
    - (c) do any other thing required of it to allow the Developer to complete matters set out in the Severance Notice.
  - (4) The Developer must undertake the completion of the relevant severance at its cost.
-

## Araucaria Precinct



### Part 2 – Restricted Community Property

These by-laws may not be amended during the initial period and may only be amended after the expiry of the initial period by special resolution and with the written consent of each person entitled by the by-law to use the restricted precinct property (see section 54 *Community Land Management Act 1989* (NSW)).

#### 6 Restricted property

##### 6.1 Situation upon creation of Precinct Scheme

No part of the Precinct Property is subject to a restriction under s54 of the Management Act and all Members are entitled to use the Precinct Property subject to:

- (1) this management statement; and
- (2) any applicable Rules.

##### 6.2 Developer may create Restricted Use Rights

During the Development Period the Developer may, in its discretion, create Restricted Use Rights with respect to any Subsidiary Property:

- (1) upon the creation of the relevant Subsidiary Scheme; and
- (2) in favour of:
  - (a) any one (1) or more Residential Lots;
  - (b) any one (1) or more Subsidiary Associations;
  - (c) the Precinct Association; or
  - (d) the Community Association.

##### 6.3 Associations acceptance of Restricted Use Rights

The Precinct Association must accept and consent to any grant of Restricted Use Rights in its favour from a Subsidiary Association unless:

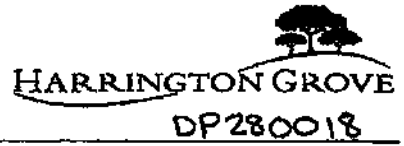
- (1) the Precinct Association resolves not to accept those rights by Special Resolution; and
- (2) if the grant of the rights occurs within the Development Period, the Developer consents to that refusal.

##### 6.4 Creation of Restricted Use Rights by a Subsidiary Association

A Subsidiary Association may only create or vary Restricted Use Rights with respect to its Subsidiary Property if:

- (1) the initial period for the relevant Subsidiary Scheme has expired;

**Araucaria Precinct**



- (2) it passes a Special Resolution creating or varying those rights;
- (3) any person entitled to Restricted Use Rights for the relevant property consents; and
- (4) during the Development Period, the Developer consents.

## Araucaria Precinct



### Part 3 – Mandatory matters

These are matters which must be addressed in every management statement.

#### 7 Access ways

##### 7.1 No open or private access ways

No part of the Precinct Property is designated as an open or private access way.

##### 7.2 Developer may create

During the Development Period, the Developer may create open or private access ways upon the subdivision of a Precinct Development Lot.

#### 8 Use and management of Association Property

All parties bound by this management statement must comply with the Community Management Statement with respect to the use and management of Precinct Property.

#### 9 Agreements in relation to Association Property

##### 9.1 Purpose

The purpose of this by-law 9 is to allow the Precinct Association to enter into agreements for the effective use and management of Association Property, including the management of that property by a third party for the benefit of the Residents.

##### 9.2 Community Association may enter into agreements and grant rights

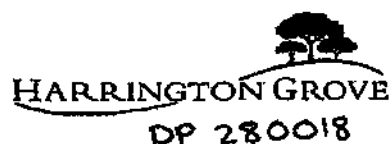
In addition to any power conferred by a Law, the Precinct Association may by Ordinary Resolution:

- (1) enter into any agreement with respect to:
  - (a) the management, care, security and provision of services to or associated with Association Property;
  - (b) the provision of services to an Association and/or Residents; or
  - (c) any other matter the Precinct Association determines to be in the best interest of the Precinct Scheme, an Association or the Residents; and
- (2) grant a lease, licence or other right to occupy (whether exclusive or non-exclusive), any Association Property,

with or to:

- (3) another Association; or
- (4) any third party,

## Araucaria Precinct



on such terms as the Precinct Association thinks fit provided that the grant of any such right is on terms that are not inconsistent with any:

- (5) Law;
- (6) the Community Management Statement;
- (7) any then current agreement with the Community Association;
- (8) this management statement; or
- (9) any applicable Rule.

## 10 Fencing

### 10.1 Does the Dividing Fences Act apply?

The provisions of the *Dividing Fences Act 1991* (NSW):

- (1) apply within the Precinct Scheme between any Residential Lots.
- (2) do not apply as between any Association Property and any other lot and in this regard each Association cannot be required to contribute to the cost of any fencing within the Precinct Scheme; and
- (3) do not apply to any lot owned by the Owner, and in this regard the Owner or the Developer cannot be required to contribute to the cost of any fencing within the Precinct Scheme.

### 10.2 Proprietor or Occupier to reimburse Precinct Association

If the Precinct Association is required to pay any money as a result of the operation of s117 of the Management Act, the owner of any Residential Lot who would have been liable for that amount but for the operation of that section must, on demand, reimburse the Precinct Association for that amount.

## 11 Management of waste

The management of waste within the Precinct Scheme will be dealt with in accordance with by-law 12 of the Community Management Statement.

## 12 Services

### 12.1 Management Act

All parties to this management statement have the rights and obligations, and must comply with, by-law 13 of the Community Management Statement.

### 12.2 Statutory easements

- (1) There are no service lines within the Precinct Scheme to which s36 of the Development Act applies, however such service lines may be created at a later stage as part of the development of the Precinct Scheme.



## **Araucaria Precinct**

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- (2) If:
- (a) a Service Infrastructure is installed in a position other than that subject to the relevant service line; and
  - (b) a later prescribed diagram is required under s36 of the Development Act,
- then any Residents or Subsidiary Associations whose property is burdened by the statutory easement created with respect to that Service Infrastructure:
- (c) must be provided with a copy of that diagram by the Precinct Association; and
  - (d) do all things necessary to allow the Precinct Association to register the diagram with the NSW Land & Property Information Office as an amendment to this management statement.

### **13 Insurance**

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All parties to this management statement must comply with by-law 14 concerning insurance.

### **14 Officers of the Executive Committee – Precinct Association**

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#### **14.1 Who are the Officers of the Executive Committee – Precinct Association?**

The officers of the Executive Committee:

- (1) are the Chairperson, the Secretary and the Treasurer; and
- (2) must be appointed in accordance with the Management Act.

#### **14.2 What is the role of the Chairman?**

The Chairperson must preside at any meeting of the Executive Committee at which he or she is present.

#### **14.3 What is the role of the Secretary?**

The functions of the Secretary are to:

- (1) convene meetings of the Precinct Association and the Executive Committee;
- (2) prepare and disseminate agendas, minutes of meetings and resolutions of the Precinct Association and the Executive Committee;
- (3) give notices under this management statement or the Management Act on behalf of the Precinct Association or the Executive Committee;
- (4) maintain the Association Roll;
- (5) supply certificates required to be provided by the Precinct Association under s26 of the Management Act;
- (6) make available for inspection any documents or records required to be made available under s26 of the Management Act;



## **Araucaria Precinct**

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- (7) answer communications sent to the Association of the Executive Committee and perform any other administrative functions of the Precinct Association or the Executive Committee;
- (8) keep books and records for the Precinct Association and records for the Executive Committee (other than any required to be kept by the Treasurer) in accordance with:
  - (a) the Management Act; and
  - (b) this management statement.

### **14.4 What is the role of the Treasurer?**

The functions of the Treasurer are to:

- (1) notify members of the Precinct Associations of levies;
- (2) collect levies;
- (3) receipt, acknowledge, bank and account for all money paid to the Precinct Association;
- (4) prepare any certificate concerning the matters set out in clause 2 of Schedule 4 of the Management Act upon an application being made for such a certificate under s26 of the Management Act;
- (5) prepare annual budgets for the income and expenditure of the Precinct Association;
- (6) keep accounting records and prepare financial statements for the Precinct Association in accordance with:
  - (a) the Management Act; and
  - (b) this management statement;
- (7) cause the records referred to in by-law 14.4(6) to be audited annually; and
- (8) otherwise comply with s38(1) of the Management Act.

### **14.5 Limitation of liability**

A member of the Executive Committee is:

- (1) not liable for any loss or damage caused by; and
  - (2) is indemnified by the Precinct Association for,
- their actions as a member except where they have acted fraudulently.

### **14.6 No remuneration for Executive Committee**

Each member of the Executive Committee is:

- (1) not entitled to any remuneration for; and



## **Araucaria Precinct**

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- (2) entitled to be reimbursed for any reasonable expenses incurred by them in, the performance of their functions.

### **14.7 Delegation of functions**

The Precinct Association may appoint a Managing Agent to carry out the functions of the Officers or any one of them.

## **15 What are the rules of the meetings of the Executive Committee – Precinct Association?**

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### **15.1 How are meetings convened?**

- (1) The Executive Committee will hold meetings:
- (a) at least once in each year; and
  - (b) otherwise as often as is necessary having regard to the interest of Residents and its obligations and functions under this management statement, the Rules and any applicable Law;
- (2) The Secretary, or if they are absent any other member of the Executive Committee, must convene a meeting of the Executive Committee if requested to do so in writing by any member of the Executive Committee:
- (a) within the time requested by the relevant members, provided it is a reasonable time; or
  - (b) otherwise, within a reasonable time.

### **15.2 What notice must be provided of meetings?**

- (1) The Secretary must ensure that each member of the Executive Committee is provided with a notice of a meeting of the Executive Committee at least seven (7) days before that meeting is due to be held.
- (2) A notice issued under by-law 15.2(1) must contain the following information:
- (a) the time, date and venue of the meeting;
  - (b) the agenda for the meeting; and
  - (c) any other information the Secretary deems appropriate.
- (3) Any notice under by-law 15.2(1) may be given in any of the following ways:
- (a) handing it personally to or serving it on the relevant person;
  - (b) sending it by pre-paid ordinary post to the address of the relevant person;
  - (c) sending it by facsimile; or
  - (d) sending it by e-mail.

## Araucaria Precinct



to the last address, facsimile number or e-mail address provided by the relevant member.

### 15.3 How is the agenda for a meeting set?

The Executive Committee may not deal with any item of business at a meeting of the Executive Committee unless the agenda for that meeting included reasonable details of the relevant item.

### 15.4 How are meetings conducted?

- (1) The Executive Committee must conduct its meetings:
  - (a) In accordance with any applicable Laws or Rules; and
  - (b) otherwise in any manner it determines from time to time.
- (2) The Executive Committee may hold its meetings at such place as it considers appropriate.

### 15.5 Can a Resident attend meetings?

A Resident, or if the Resident is a company its nominee, may:

- (1) attend a meeting of the Executive Committee; and
- (2) address that meeting if permitted by the Executive Committee; but
- (3) may not vote at any such meeting unless permitted by the Executive Committee.

### 15.6 Can a decision be made other than at a meeting?

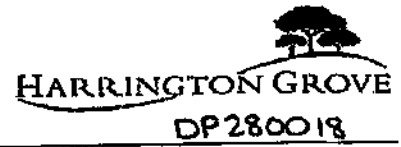
A decision of the Executive Committee may be made without a vote being taken at a meeting of the Executive Committee if:

- (1) by-laws 15.2 and 15.3 have been complied with in relation to the relevant item of business;
- (2) each persons entitled to vote at the relevant meeting has been provided with a copy of the proposed resolution with respect to that item;
- (3) a majority of the Executive Committee sign a copy of the proposed resolution provided under by-law 15.6(2) and returns it to the Secretary prior to the scheduled date for the meeting; and
- (4) no notice has been served under s38(3) of the Management Act in relation to that item prior to the scheduled date for the meeting.

### 15.7 How must the Executive Precinct keep minutes?

- (1) The Secretary must distribute minutes of each meeting of the Executive Committee, including any meetings to which by-law 15.6 applies to each member of the Executive Committee within fourteen (14) days of the relevant meeting being held and in accordance with any requirements under a Law or Rule.

**Araucaria Precinct**



- (2) The minutes of the meeting of the Executive Committee and all resolutions passed must be placed with the minutes of the General Meetings of the Precinct Association.
-

## Araucaria Precinct



### Part 4 – Optional matters

#### 16 Rules

##### 16.1 Can the Precinct Association make Rules?

In addition to any power it has under a Law, the Precinct Association may make and vary Rules about the control, management, use and enjoyment of:

- (1) the Precinct Scheme;
- (2) Precinct Property;
- (3) Subsidiary Property;
- (4) a Subsidiary Parcel; or
- (5) any distinct parts of them,

provided that any such Rules are not inconsistent with the Community Management Statement or any Rules made by the Community Association.

##### 16.2 Can a Subsidiary Association make Rules?

In addition to any power it has under a Law, a Subsidiary Association may make and vary Rules about the control, management, use and enjoyment of:

- (1) Subsidiary Property;
- (2) the relevant Subsidiary Parcel; or
- (3) any distinct parts of them.

##### 16.3 Restrictions on making Rules

The Precinct Association and a Subsidiary Association can only make or vary Rules which effect property subject to Restricted Use Rights with the prior consent of the person with the benefit of those rights.

##### 16.4 Notification of Rules

As soon as possible after any Rules are made or varied the Association that made or varied the Rule must distribute a copy of the new or varied Rules to any person or Association that will be subject to them.

##### 16.5 Who must comply with Rules

- (1) Rules made by the Precinct Association bind:
  - (a) the Precinct Association;
  - (b) each relevant Subsidiary Association ;

## **Araucaria Precinct**

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- (c) each relevant Resident; and
- (d) each guest of a Resident.

If a guest of a Resident breaches this management statement or the Rules, the relevant Resident will be deemed to be in breach of this management statement.

- (2) Rules made by a Subsidiary Association bind:
  - (a) the relevant Subsidiary Association ; and
  - (b) each Resident within the relevant Subsidiary Scheme.

### **16.6 Rules regarding the ecological conservation areas**

If the Precinct Association wishes to adopt new Rules, or vary existing Rules, that affect the use of, or impact on, the ecologically conservation areas within the Precinct Scheme then those Rules must be discussed with, and agreed by, Camden Council before they are adopted or varied by the Precinct Association.

### **16.7 Inconsistency**

If any of the documents set out below are inconsistent with another then they must be read and prevail in the order they appear below to the extent of any inconsistency:

- (1) any Law;
- (2) the requirement of any Authority;
- (3) this management statement;
- (4) a Subsidiary management statement;
- (5) Rules made by the Precinct Association; and
- (6) Rules made by a Subsidiary Association.

## **17 Enforcement**

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### **17.1 Notice of breach**

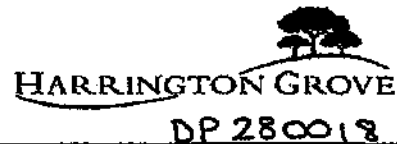
If any Resident or Subsidiary Association (**Breaching Party**) is in breach of:

- (1) this management statement;
- (2) any Subsidiary management statement; or
- (3) any Rule,

then the Precinct Association may serve on the Breaching Party a notice (**Breach Notice**) specifying:

- (4) the nature and extent of the breach by the Breaching Party;

## Araucaria Precinct



- (5) the provision of the documents referred to in by-laws 17.1(1) - 17.1(3) that have been breached;
- (6) the things required to be done to rectify the default (including any amount required to be paid as compensation for damage suffered as a result of the default);
- (7) the time within which those things must be done (which must be a reasonable time); and
- (8) any other matter required under the Management Act.

### 17.2 How must a Breach Notice be served

A Breach Notice must be served in accordance with Part 6 of the Management Act.

### 17.3 What occurs if a Breach Notice is not complied with?

- (1) A Breaching Party must comply with the matters set out in Breach Notice.
- (2) If a Breaching Party does not comply with the matters set out in a Breach Notice, the Community Association may, in addition to any other right or power it possesses:
  - (a) carry out any work;
  - (b) rectify any matter; or
  - (c) remove or tidy up any item.
- (3) A Breaching Party must:
  - (a) provide the Precinct Association with access to any Residential Lot for the purpose of allowing the Precinct Association to exercise its rights under by-law 18.3(2); and
  - (b) not do anything that would prevent or interfere with the Precinct Association exercising its rights under by-law 18.3(2).

### 17.4 Costs of enforcement

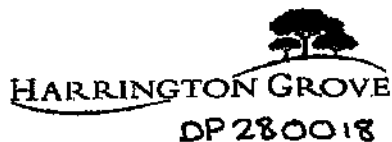
A Breaching Party must reimburse the Precinct Association for any costs incurred by the association in exercising its rights under 17.3(2) including:

- (1) any expenses incurred in engaging an independent consultant or other person to evaluate any matter; and
- (2) its internal administration costs in connection with the breach.

### 17.5 Limitation of liability

The Precinct Association is not liable for any damage or loss caused as a result of:

- (1) the exercise of its powers under by-law 18.3(2); or



## Araucaria Precinct

- (2) the non-enforcement of any by-law contained in this management statement or of any of the Rules.

### 17.6 Suspension of rights

- (1) The Precinct Association, or the Developer during the Development Period, may:

- (a) remove any person from the Precinct Property;
- (b) exclude any person from the Precinct Property; or
- (c) restrict a person's right to use the Precinct Property;

on account of unacceptable conduct on the part of the relevant person.

- (2) The Precinct Association, or the Developer during the Development Period, may impose penalties on any Resident on account of the improper use of the Precinct Property, or any facilities within it, by a Resident or their guests.

## 18 What must a Resident pay?

### 18.1 Levies

The owner of each Residential Lot must pay any levies required to be paid to the Precinct Association, or a Subsidiary Association, from time to time in accordance with the Management Act.

### 18.2 Costs of compliance

A Resident must comply with this Management Statement and the Rules at their own cost.

### ~~18.3 How does an Association recover debts?~~

~~An Association may recover any amount owing to it under a management statement or Rule as a debt in any Court of competent jurisdiction.~~

### 18.4 Interest for late payment

- (1) The Precinct Association may require a Resident or a Subsidiary Association to pay interest on any amount payable by that party from the due date for payment until the date payment is actually received.
- (2) The rate of interest payable under by-law 18.4(1) is the greater of:
- (a) three percent (3%) per annum above the Commonwealth Bank ninety (90) day bank bill rate at the rate that the payment is due, or any alternative rate prescribed in the Rules from time to time; and
  - (b) any such rate permitted to be imposed under the Management Act.

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18.3 REPEALED &  
REPLACED. SEE  
ANNEXURE 'A'

## Araucaria Precinct



### 19 What contracts can an Association enter into?

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#### 19.1 Types of contracts

In addition to its rights under any Law, the Precinct Association may enter into contracts of any kind in relation to:

- (1) the provision of:
  - (a) management, maintenance and security services for Association Property;
  - (b) services to assist the Precinct Association to perform its functions;
  - (c) services and facilities to Residents;
  - (d) services and facilities on Association Property; and
- (2) any other matter, provided the contract is for the benefit of Residents or the Precinct Scheme.

#### 19.2 Contracting on behalf of Subsidiary Association

The Precinct Association may enter into contracts for and on behalf of a Subsidiary Association but only if:

- (1) it is authorised to do so under any Law or this management statement; or
- (2) the relevant Subsidiary Association requests it to do so.

Subject to any applicable Law, the Precinct Association may request that the Community Association enter into contracts on behalf of the Precinct Association.

#### 19.3 Engagement of employees and consultants

Subject to by-law 19.1, the Precinct Association may employ persons or engage consultants on reasonable terms.

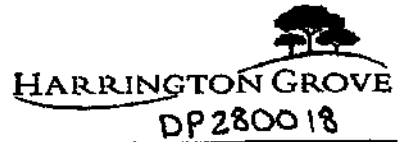
#### 19.4 Agreements between the Precinct Association and Residents

The Precinct Association may only enter into an agreement under s22 of the Management Act which has the effect of conferring a benefit on some but not all Residents or Residential Lots if the Precinct Association charges the relevant Residents a reasonable fee for that benefit.

### 20 Managing Agent

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- (1) The Community Association may appoint the Managing Agent for the Precinct Association and any Subsidiary Scheme.
- (2) There may only be one (1) Managing Agent for the Community Scheme and all Subsidiary Schemes.



## Araucaria Precinct

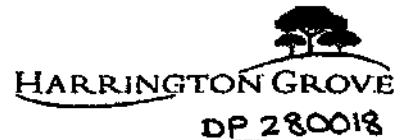
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### 21 Manager

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- (1) The Community Association may appoint the Manager for the Precinct Scheme and any Subsidiary Scheme.
  - (2) There may only be one (1) Manager for the Community Scheme and all Subsidiary Schemes.
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**Araucaria Precinct**



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**PART 5 – By laws required by a public authority**

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This part may specify by-laws made at the request of a public authority. These by-laws may provide that amendments may not be made without the consent of the public authority. For further details see schedule 3, Clause 4.

---

**22 Camden Council**

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**22.1 Development consent**

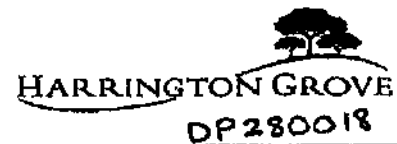
The Development must be undertaken in accordance with the development consent issued by Camden Council under application No 1267/2006.

**22.2 Indemnity**

The Community Association will indemnify, on a continuing basis, Camden Council against any Claim, including a Claim in relation to damage to Association Property, arising out of or relating to any services relating to the removal of waste from Association Property provided by Camden Council.

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**Araucaria Precinct**



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**Part 6 – Definitions and interpretation**

---

**Part 1 - Definitions**

---

<b>Association</b>	has the same meaning given to it under the Management Act.
<b>Association Property</b>	has the same meaning given to it under the Management Act.
<b>Association Roll</b>	means the preparation and maintenance of a roll by the Precinct Association required under s25 and schedule 3 of the Management Act.
<b>Authority</b>	means (as appropriate) any:  <ol style="list-style-type: none"><li>(1) federal, state or local government;</li><li>(2) department of any federal, state or local government;</li><li>(3) any court or administrative tribunal; or</li><li>(4) statutory corporation or regulatory body.</li></ol>
<b>Chairperson</b>	means the chairperson of the Precinct Association as appointed from time to time.
<b>Claim</b>	against any person any allegation, action, demand, cause of action, suit, proceeding, judgement, debt, damage, loss, cost, expense or liability howsoever arising and whether present or future, fixed or unascertained, actual or contingent whether at law, in equity, under statute or otherwise.
<b>Community Association</b>	means the entity that is constituted under the Development Act on registration of the Community Plan and established as a community association under the Community Management Act and described as the "Community Association – DP270813".
<b>Community Parcel</b>	means the land the subject of the Community Scheme.
<b>Community Plan</b>	means the community plan that created the Community Scheme when registered.
<b>Community Property</b>	means lot 1 in the Community Plan.
<b>Community Scheme</b>	has the same meaning given to it under the Management Act.
<b>Design Guidelines</b>	means design guidelines and contracts relating to landscaping and buildings adopted by the Precinct Association for the Precinct Scheme.
<b>Development</b>	means the community title development being undertaken by the Developer of which the Precinct Scheme forms a part and is known as Harrington Grove.

## Araucaria Precinct



<b>Developer</b>	means Harrington Estates (NSW) Pty Limited, or any third party developer engaged by the Owner to undertake the Development in place of Harrington Estates (NSW) Pty Limited.
<b>Development Act</b>	means <i>Community Land Development Act 1989</i> (NSW).
<b>Development Period</b>	means the period commencing on the creation of the Community Scheme and ending on the date that the Owner ceases to own any land within the Community Parcel.
<b>Executive Committee</b>	means the executive committee of the Precinct Association.
<b>Law</b>	means all legislation, regulations, by-laws, common law and other binding order made by any Authority.
<b>Management Act</b>	means <i>Community Land Management Act 1989</i> (NSW).
<b>Managing Agent</b>	means an agent appointed under s50 of the Management Act.
<b>Officers</b>	means the Secretary, Chairperson and Treasurer.
<b>Ordinary Resolution</b>	means a resolution passed: <ol style="list-style-type: none"><li>(1) except on a poll-by a majority in number of the votes cast, or</li><li>(2) on a poll-by a majority in value of the votes cast.</li></ol>
<b>Owner</b>	means Dandaioo Pty Limited.
<b>Precinct Development Lot</b>	means a lot in the Precinct Plan that is not: <ol style="list-style-type: none"><li>(1) Precinct Property, a public reserve or a drainage reserve; or</li><li>(2) land that has become part of a Subsidiary Scheme; or</li><li>(3) a lot that has been severed from the Precinct Scheme.</li></ol>
<b>Precinct Plan</b>	means the precinct plan with which this management statement was registered.
<b>Precinct Property</b>	means lot 1 in the Precinct Plan.
<b>Precinct Scheme</b>	means the precinct scheme created when a Precinct Plan is registered.
<b>Residential Lot</b>	means a lot used for residential purposes.
<b>Residents</b>	means the registered proprietor or an occupant of a lot subject to a Subsidiary Scheme within the Development.



## Araucaria Precinct

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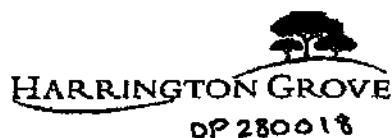
<b>Restricted Use Rights</b>	in relation to Precinct Property or Subsidiary Property means the rights created by restricted Precinct Property by-laws or a restricted Subsidiary Property by-laws, as the case may be.
<b>Rules</b>	means the rules and regulations in place with respect to the Precinct Scheme from time to time during the term and includes any by-laws in place under the Management Act.
<b>Secretary</b>	means the secretary of the Precinct Association as appointed from time to time.
<b>Service Infrastructure</b>	means any infrastructure required for the provision of Services.
<b>Service Provider</b>	means a person that is responsible for a Service.
<b>Services</b>	means the infrastructure services provided to the Precinct Scheme.
<b>Special Resolution</b>	has the same meaning given to it under the Management Act.
<b>Subsidiary Association</b>	has the same meaning given to it under the Management Act.
<b>Subsidiary Design Guidelines</b>	means any design guidelines that apply solely to a Subsidiary Scheme.
<b>Subsidiary Management Statement</b>	means a management statement registered with any Subsidiary Scheme.
<b>Subsidiary Parcel</b>	means the land the subject of a Subsidiary Scheme.
<b>Subsidiary Property</b>	means Lot 1 in the relevant Subsidiary Plan.
<b>Subsidiary Schemes</b>	has the same meaning given to it under the Management Act.
<b>Treasurer</b>	means the treasurer of the Precinct Association as appointed from time to time.

### Part 2 - Interpretational Rules

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<b>clauses, annexures and schedules</b>	a clause, annexure or schedule is a reference to a clause in or annexure or schedule to this agreement.
<b>variations or replacements</b>	a document (including this agreement) includes any variation or replacement of it.
<b>reference to statutes</b>	a statute, ordinance, code or other law includes regulations and other instruments under it and consolidations, amendments, re-enactments or replacements of any of them.
<b>singular includes plural</b>	the singular includes the plural and vice versa.
<b>person</b>	the word "person" includes an individual, a firm, a body corporate, a partnership, joint venture, an unincorporated body

**Araucaria Precinct**



---

	or association or any government agency.
<b>executors, administrators, successors</b>	a particular person includes a reference to the person's executors, administrators, successors, substitutes (including persons taking by novation) and assigns.
<b>dollars</b>	Australian dollars, dollars, \$ or A\$ is a reference to the lawful currency of Australia.
<b>calculation of time</b>	If a period of time dates from a given day or the day of an act or event, it is to be calculated exclusive of that day.
<b>reference to a day</b>	a day is to be interpreted as the period of time commencing at midnight and ending 24 hours later.
<b>accounting terms</b>	an accounting term is a reference to that term as it is used in accounting standards under the Corporations Act or, if not inconsistent with those standards, in accounting principles and practices generally accepted in Australia.
<b>reference to a group of persons</b>	a group of persons or things is a reference to any two or more of them jointly and to each of them individually.
<b>meaning not limited</b>	the words "include", "including", "for example" or "such as" are not used as, nor are they to be interpreted as, words of limitation, and, when introducing an example, do not limit the meaning of the words to which the example relates to that example or examples of a similar kind.
<b>next day</b>	if an act under this agreement to be done by a party on or by a given day is done after 4.30pm on that day, it is taken to be done on the next day.
<b>next Business Day</b>	if an event must occur on a stipulated day which is not a Business Day then the stipulated day will be taken to be the next Business Day.
<b>time of day</b>	time is a reference to Sydney time.
<b>headings</b>	headings (including those in brackets at the beginning of paragraphs) are for convenience only and do not affect the interpretation of this agreement.
<b>agreement</b>	a reference to any agreement, deed or instrument includes the same as varied, supplemented, novated or replaced from time to time.
<b>gender</b>	a reference to one gender extends and applies to the other and neuter gender.

---

# DP280018






**Araucaria Precinct**

## Execution page

Date:

Signed, sealed and delivered by Dandaloo Pty Limited in accordance with section 127(1) of the Corporations Act by authority of its directors.

		
Director/Secretary (Signature)	DANDALOO PTY. LIMITED A.C.N. Director (Signature) 002 338 543	Director (Signature)
Lori Hession		Lee Thomas
Name of Director/ Secretary (Print Name)		Name of Director (Print Name)

TERMS OF INSTRUMENT NOT CHECKED IN  
LAND AND PROPERTY INFORMATION NSW

**REGISTERED**  16 23.6.2009

Form: 21CSM  
 Release: 24

**AMENDMENT OF  
 MANAGEMENT STATEMENT**

New South Wales  
 Section 39  
 Community Land Development Act

**DP 280018**

MANAGEMENT STATEMENT  
 ANNEXURE 'A'  
 Sheet 1 of 1 Sheet

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) TORRENS TITLE

Lot 1 in Precinct Plan DP280018
---------------------------------

(B) LODGED BY

Document Collection Box <b>STOE</b>	Name, Address or DX, Telephone, and Customer Account Number if any Marsdens Law Group PO Box 291 CAMPBELLTOWN NNSW 2560 Reference: United Strata 363501	1234184	CODE  <b>CS</b>
	Precinct	Association	Deposited Plan No. 280018

(C) APPLICANT

Precinct	Association	Deposited Plan No. 280018
----------	-------------	---------------------------

(D)

The applicant certifies that by a unanimous resolution passed on 21 March 2013 and in accordance with section 14 of the Community Land Management Act 1989 it amended the management statement as follows:

(E) BY-LAWS

Repealed 18.3	Added 18.3 as fully set out below
------------------	--------------------------------------

(F) TEXT OF ADDED BY-LAW

How does an Association recover debts?

An Association may recover any amount owing to it under a management statement or Rule as a debt in any court of competent jurisdiction together with all cost associated with recovering that amount.

**REGISTERED**  27-06-2013



(G) The common seal of the Precinct association deposited plan 280018 was affixed hereto in the presence of a person authorised by section 8 of the Community Land Management Act 1989 to attest the affixing of the seal.

Signature of witness: *[Signature]*

Name of witness: Kim Maree Windon

Date: 13th June 2013

*[Signature]*

Form: 21CSM  
 Release: 24

**AMENDMENT OF  
 MANAGEMENT STATEMENT**



New South Wales  
 Section 39  
 Community Land Development Act

**AH812955E**

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) TORRENS TITLE

Lot 1 in Precinct Plan DP280018
---------------------------------

(B) LODGED BY

Document Collection Box <b>S70E</b>	Name, Address or DX, Telephone, and Customer Account Number if any Marsdens Law Group PO Box 291 CAMPBELLTOWN NSW 2560 Reference: <b>United Strata 363501</b>	1234184	CODE <b>CS</b>

(C) APPLICANT

Precinct	Association	Deposited Plan No. 280018
----------	-------------	---------------------------

(D)

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(G) The common seal of the Precinct association deposited plan 280018 was affixed hereto in the presence of a person authorised by section 8 of the Community Land Management Act 1989 to attest the affixing of the seal.

Signature of witness: Kim Mavee Windon

Name of witness: Kim Mavee Windon

Date: 13th June 2013

*J. Habour*

THIS DRAWING IS THE PROPERTY OF THE PLANNING BOARD. IT IS TO BE USED ONLY FOR THE PURPOSES INDICATED ON THE TITLE SHEET. ANY REPRODUCTION OR USE OF THIS DRAWING FOR ANY OTHER PURPOSE IS STRICTLY PROHIBITED. THE PLANNING BOARD ASSUMES NO LIABILITY FOR ANY ERRORS OR OMISSIONS.

Doc:DP 0834657 P / Rev:11-Nov-1993 / NW LRS / Pgs:ALL / Prt:02-Oct-2019 10:39 / Seq:1 of 2  
 the Registrar-General / Src:GLOBALX / Ref:op01640128

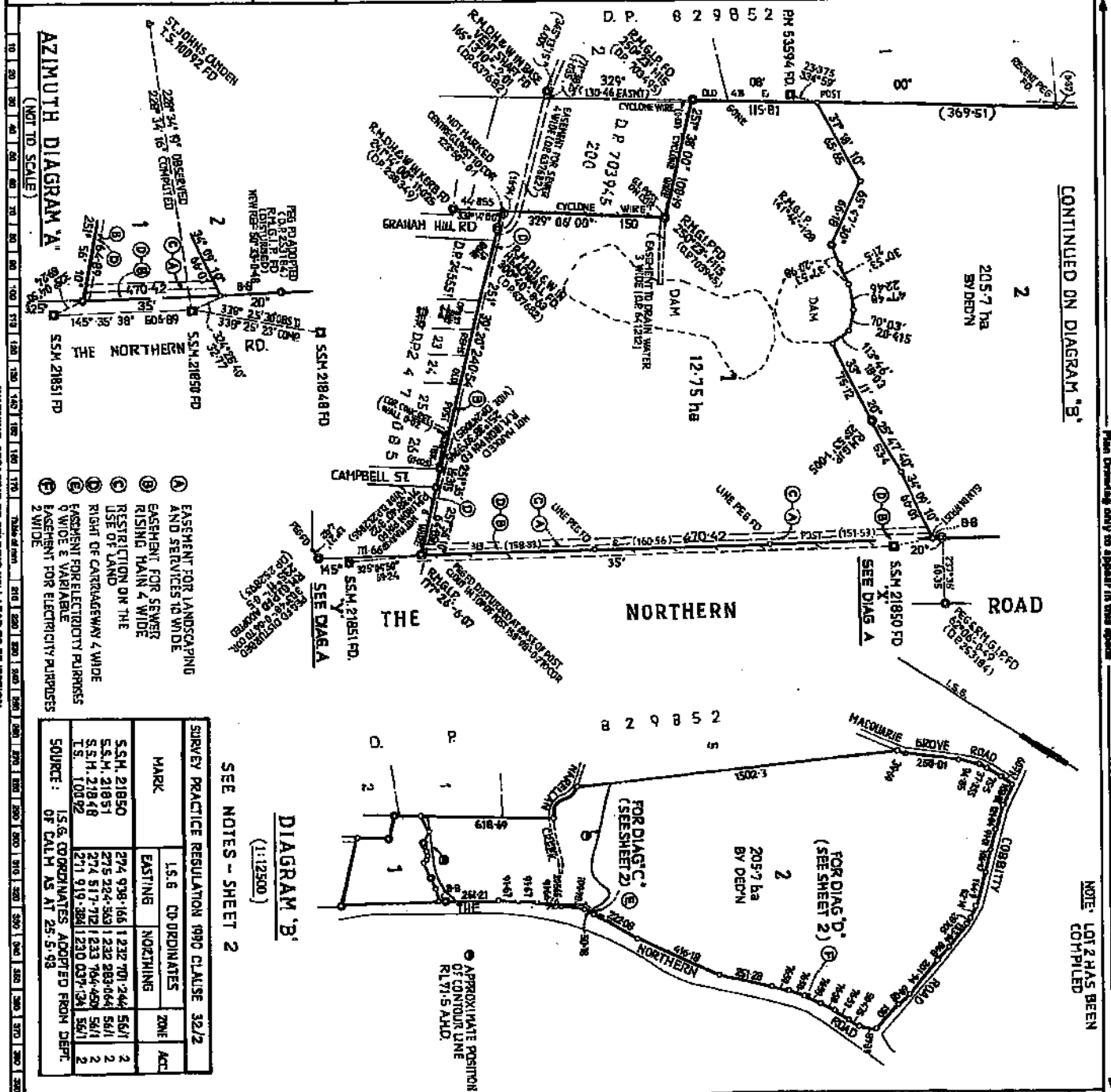
**General Notes:**  
 1. This plan is a subdivision of land and is subject to the provisions of the Planning and Environment Act 1993 and the Planning and Environment Regulations 1994.  
 2. The plan is prepared in accordance with the provisions of the Planning and Environment Act 1993 and the Planning and Environment Regulations 1994.  
 3. The plan is subject to the provisions of the Planning and Environment Act 1993 and the Planning and Environment Regulations 1994.  
 4. The plan is subject to the provisions of the Planning and Environment Act 1993 and the Planning and Environment Regulations 1994.  
 5. The plan is subject to the provisions of the Planning and Environment Act 1993 and the Planning and Environment Regulations 1994.  
 6. The plan is subject to the provisions of the Planning and Environment Act 1993 and the Planning and Environment Regulations 1994.

**Council/Local Office Approval:**  
 Approved by the Council/Local Office on: \_\_\_\_\_  
 Date: \_\_\_\_\_

**Author:**  
 Name: \_\_\_\_\_  
 Date: \_\_\_\_\_

**Surveyor:**  
 Name: \_\_\_\_\_  
 Date: \_\_\_\_\_

CONTINUED ON DIAGRAM "B"



AZIMUTH DIAGRAM "A"  
(NOT TO SCALE)

WARNING: CLEARING OR FILLING WILL LEAD TO REFLECTION

SEE NOTES - SHEET 2

DIAGRAM "B"  
(1:1250)

MARK	L.S.B. COORDINATES		ZONE	ACT
	EASTING	NORTHING		
S.S.M. 21850	274 938 166	1 232 701 244	56/1	2
S.S.M. 21851	275 224 523	1 232 283 664	56/1	2
S.S.M. 21848	274 517 712	1 233 704 629	56/1	2
T.S. 10092	271 919 380	1 230 037 131	56/1	2

SOURCE: L.S.G. COORDINATES ADOPED FROM DIST. OF CAL. VS AT 25-5-93

**DP 834887**  
 Registered: 5-11-1993  
 C.E. No. 61/93 OF 26-10-1993  
 The System: TORRENS  
 Purpose: SUBDIVISION  
 Ref. Map: U 7330-71/4F  
 Lot File: DP 703945

**PLAN**  
**OF SUBDIVISION OF**  
**LOT 201 DP 703945**

Lot File: DP 703945

**LANDLORD or its name: Melbourne Road 2500**

L.S.G. No:  
 City:  
 County:  
 Parish:  
 Locality:  
 Suburb:  
 District:

**CAMDEN**  
**HARRINGTON PARK/**  
**NARELLAN**  
**CUMBERLAND**

Lot File: DP 703945

This is Sheet 1 of 2 of 2 sheets in 2 sheets.  
 I, **PHILIP HENRY NORTH**, of the County of Cumberland, do hereby certify that the above described land is my own property, and that I have not been previously registered as a proprietor of the same.  
 Dated this 12th day of October 1993.  
 PHILIP HENRY NORTH

Part of the provisions of the Planning and Environment Act 1993 and the Planning and Environment Regulations 1994 apply to this subdivision.  
 D.P. 247985, DP 232 895, DP 637682, DP 641212, DP 703945, DP 813022, DP 829852.

**TABLE FOR USE ONLY FOR ASSISTANTS OF PROPRIETORS TO DEFINE PUBLIC RIGHTS OR TO CLARIFY PUBLIC RIGHTS, OR TO CLARIFY PUBLIC RIGHTS ON THE USE OF POSITIVE COORDINATES.**

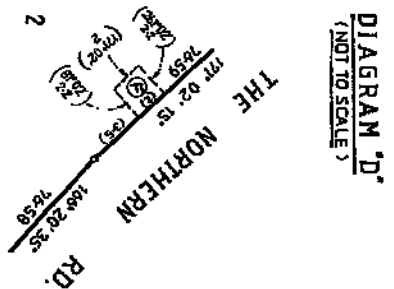
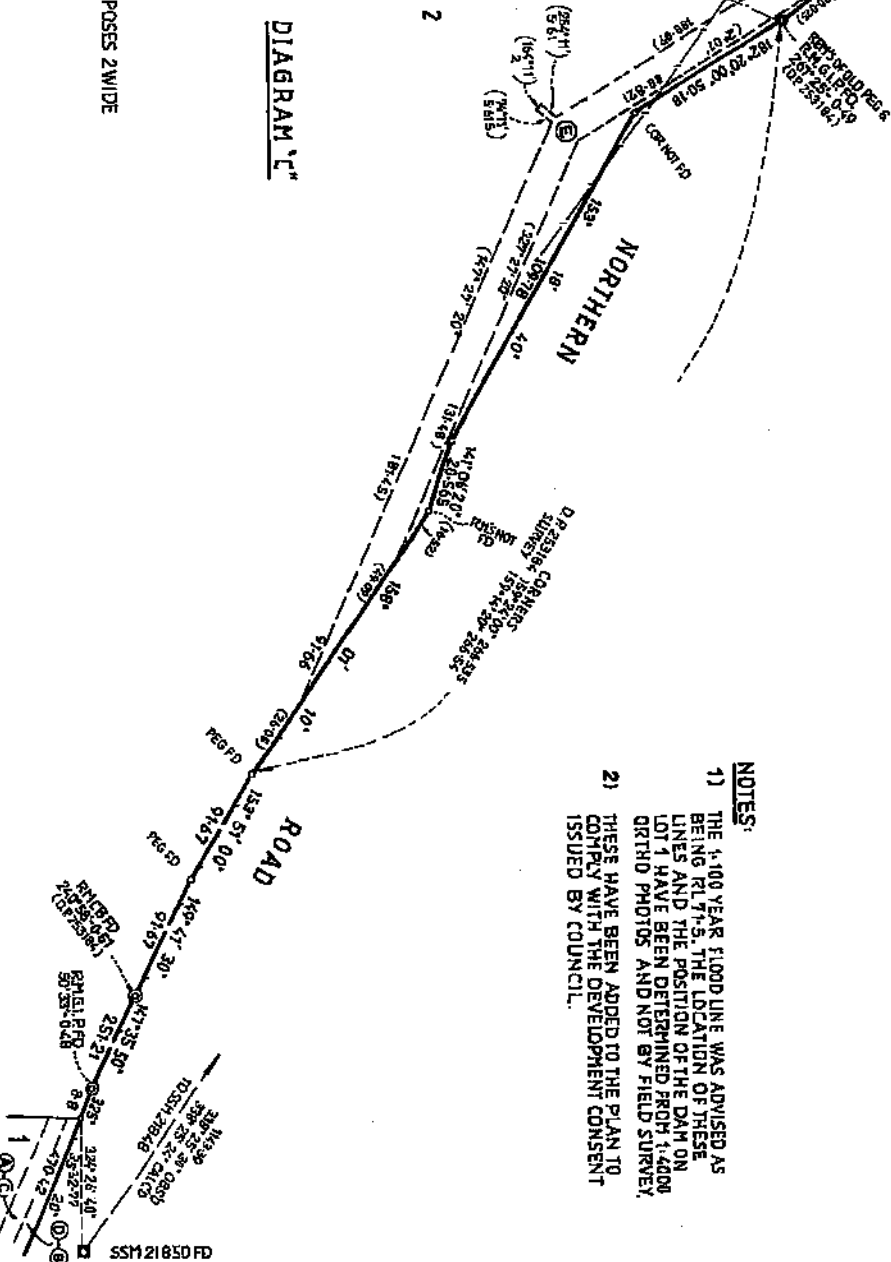
PURSUANT TO SEC 88B OF THE CONVEYANCING ACT 1919-1964, IT IS INTENDED TO CREATE:  
 A) EASEMENT FOR LANDSCAPING AND SERVICES TO WIDE.  
 B) EASEMENT FOR SEWER RAINING MAIN & WIDE.  
 C) RESTRICTION ON THE USE OF LAND.  
 D) RIGHT OF CARRIAGEWAY & WIDE.  
 E) EASEMENT FOR ELECTRICITY PURPOSES 9 WIDE & VARIABLE.  
 F) EASEMENT FOR ELECTRICITY PURPOSES 2 WIDE.

THIS PLAN IS NOT REPRODUCED ON ADVANCE FROM A.C.M.S.

Y O O 2 A A

- ⊕ EASEMENT FOR ELECTRICITY PURPOSES 9 WIDE & VARIABLE
- ⊕ EASEMENT FOR ELECTRICITY PURPOSES 2WIDE

DIAGRAM 'C'

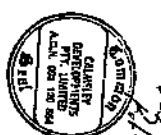


- NOTES:
- 1) THE 1-100 YEAR FLOOD LINE WAS ADVISED AS BEING RL 7.5. THE LOCATION OF THESE LINES AND THE POSITION OF THE DAM ON LOT 1 HAVE BEEN DETERMINED FROM 1:4000 ORTHO PHOTOS AND NOT BY FIELD SURVEY.
  - 2) THESE HAVE BEEN ADDED TO THE PLAN TO COMPLY WITH THE DEVELOPMENT CONSENT ISSUED BY COUNCIL.

<p>DP 034657</p> <p>Registered: 5. 11. 1993</p> <p>This plan is 2. (any part is 2. shown)</p> <p>Surveyor's registered name: Anthony Act 200</p> <p>The Surveyor General of NSW</p> <p>For use when used in accordance with any part of this plan 2</p>	<p>Revolutions: 1000</p> <p>Scale: 1:1000</p> <p>SURVEYOR'S REFERENCE: 1506/12/93134/F</p>
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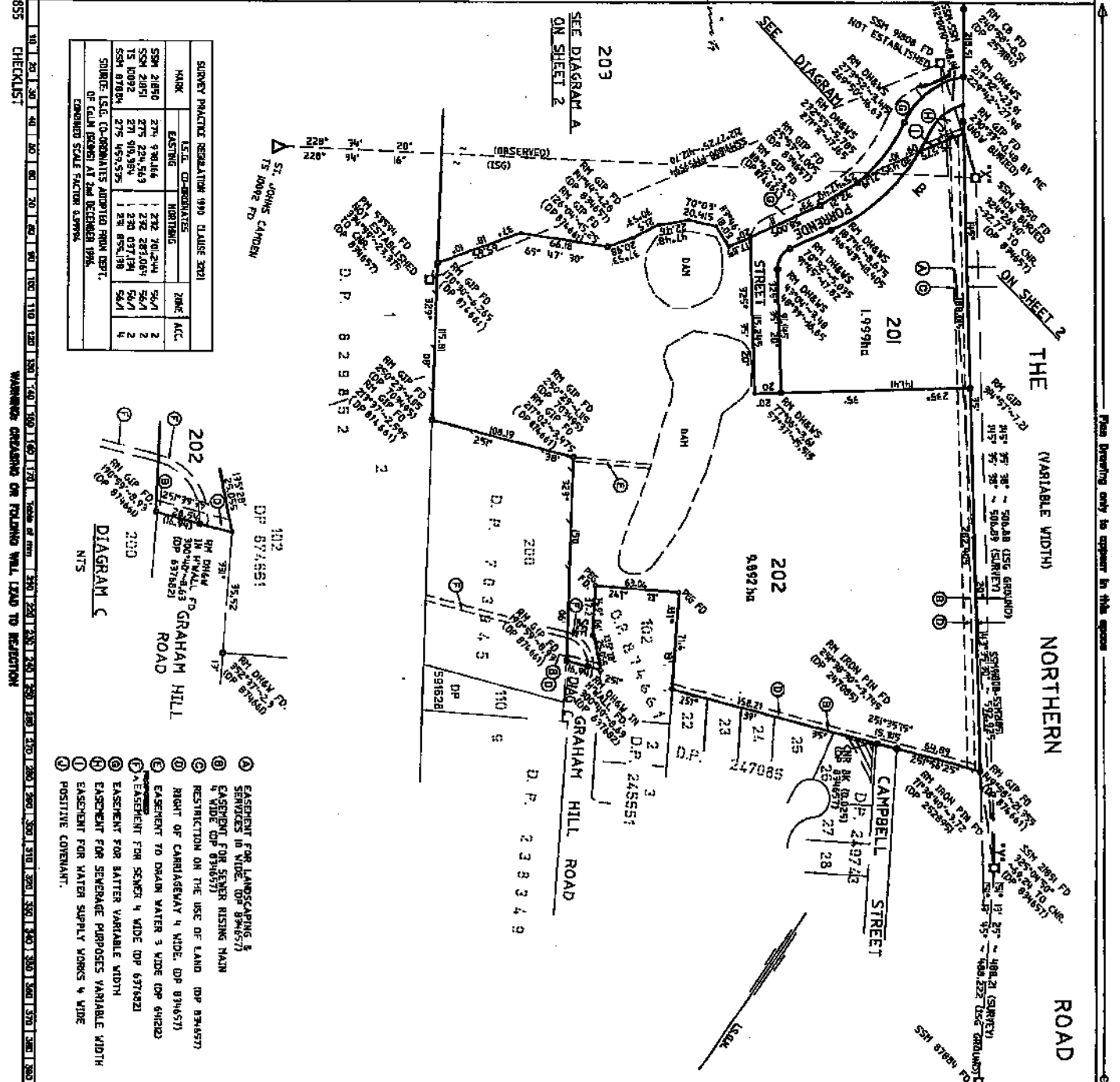
Office of the Registrar-General /Src:GLOBALX /Ref:op01640128

PLAN FORM 2  
 STANDARD AND SEALS ONLY



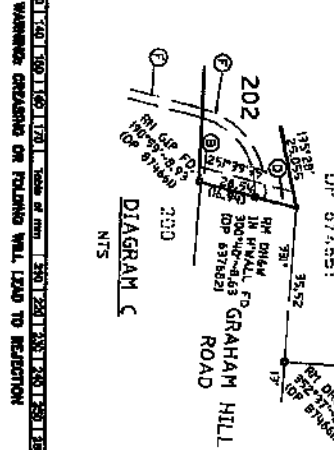
*Deanne P. Llewellyn*  
*McLennan*  
 Approved: \_\_\_\_\_  
 Date: \_\_\_\_\_  
 Approved: \_\_\_\_\_  
 Date: \_\_\_\_\_  
 Approved: \_\_\_\_\_  
 Date: \_\_\_\_\_

**Owner's Certificate**  
 I, the undersigned, do hereby certify that the information contained in this plan is true and correct to the best of my knowledge and belief, and that I am the owner of the land to which this plan relates.  
 Signed: \_\_\_\_\_  
 Date: \_\_\_\_\_



SURVEY PRACTICE REGULATION 1990 CLAUSE 20(2)			
MARK	EST. CO-ORDINATES	HORIZONTAL	VERT. ACC.
SSM 21890	274 980.046	272 701.244	2
SSM 21891	275 224.919	272 287.084	2
TS 10072	274 978.984	272 677.114	2
SSM 21784	275 197.739	271 874.170	2

SOURCE: I.S.G. CO-ORDINATES ADAPTED FROM DEPT. OF LAND RECORDS AT 2ND DECEMBER 1998.  
 OF GUM BEAMS AT 2ND DECEMBER 1998.  
 COMBINED SCALE FACTOR 1.0004



- 1. EASEMENT FOR LANDSCAPING & SERVICES IN WIDE (DP 894657)
- 2. EASEMENT FOR SEWER RISING MAIN & WIDE (DP 894657)
- 3. RIGHT OF CARRIAGEWAY & WIDE (DP 894677)
- 4. EASEMENT TO DRAIN WATER & WIDE (DP 61822)
- 5. EASEMENT FOR SEWER & WIDE (DP 671621)
- 6. EASEMENT FOR BATTER VARIABLE WIDTH
- 7. EASEMENT FOR SEWERAGE PURPOSES VARIABLE WIDTH
- 8. EASEMENT FOR WATER SUPPLY WORKS & WIDE
- 9. POSITIVE COVENANT.

**DP 1003658**

Register: 11/7/99  
 CA 30/97 DP 16.6.1997  
 This Scheme: TORRENS  
 Purpose: SUBSTITUTION  
 Lot: 101 DP 814661  
 Lot: 102 DP 814661

**PLAN OF SUBDIVISION OF LOT 2 DP 814657 & LOT 101 DP 814661.**

LSAs: CAMDEN  
 Locality: MARELLAN  
 Parish: MARELLAN  
 County: CUNBERLAND

This is sheet 1 of 2 of plan No. 2.

**JOHN BRETHERIDGE**  
 L.S.A. & MARELLAN P.A.  
 PO BOX 222 CUNBERLAND NSW 2400

Plan used in preparation of survey/occupation:  
 DP 89457  
 DP 245551  
 DP 217095  
 DP 814654

**PLAN, FOR USE ONLY** for statements of intention to dedicate public roads or to create public easements, drainage easements, easements on the use of land or positive covenants.

IT IS INTENDED TO DEDICATE ROSSBENDE STREET TO THE PUBLIC AS ROAD.  
 IT IS INTENDED TO CREATE:

- EASEMENT FOR SEWERAGE PURPOSES VARIABLE WIDTH
- EASEMENT FOR BATTER VARIABLE WIDTH
- EASEMENT FOR WATER SUPPLY WORKS & WIDE
- POSITIVE COVENANT.
- RESTRICTION ON THE USE OF LAND.

PLAN FURTHER 3 To be used in conjunction with Plan Form 3 WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

- ① EASEMENT FOR LANDSCAPING & SERVICES TO WIDE (DP 894657)
- ② EASEMENT FOR SEWER RISING MAIN & WIDE (DP 894657)
- ③ RESTRICTION ON THE USE OF LAND (DP 894657)
- ④ RIGHT OF CARRIAGEWAY & WIDE (DP 894657)
- ⑤ EASEMENT TO DRAIN WATER & WIDE (DP 894657)
- ⑥ EASEMENT FOR SEWER & WIDE (DP 894657)
- ⑦ EASEMENT FOR BATTER VARIABLE WIDTH
- ⑧ EASEMENT FOR SEWERAGE PURPOSES VARIABLE WIDTH
- ⑨ EASEMENT FOR WATER SUPPLY WORKS & WIDE
- ⑩ POSITIVE COVENANT
- ⑪ APPROXIMATE POSITION OF CONTOUR LINE 161.5 AND
- ⑫ EASEMENT FOR ELECTRICITY PURPOSES 15M WIDE (DP 894657)
- ⑬ EASEMENT FOR ELECTRICITY PURPOSES 9M WIDE (DP 894657)

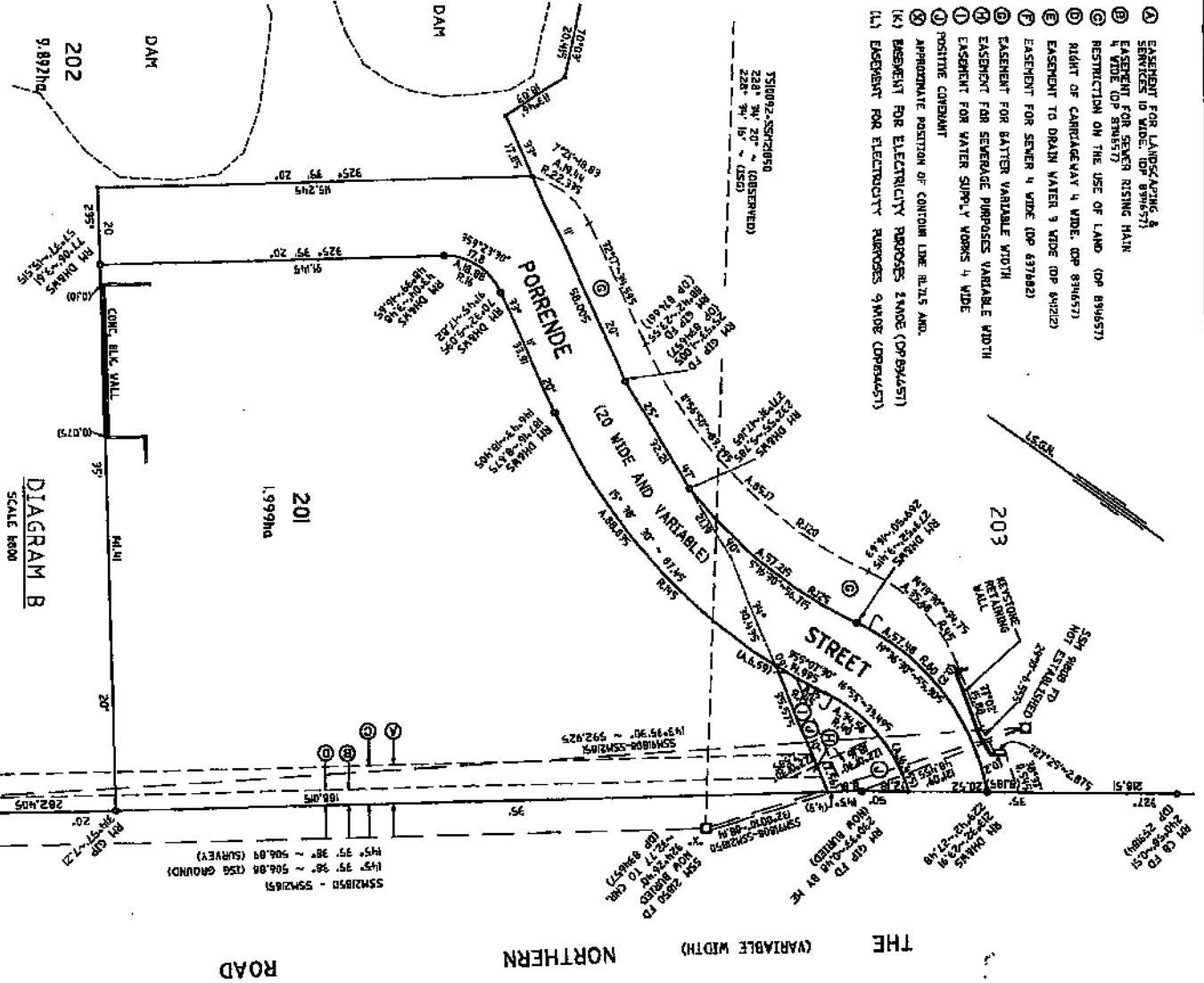


DIAGRAM B  
SCALE 1:800  
Plan Drawing only to appear in this space

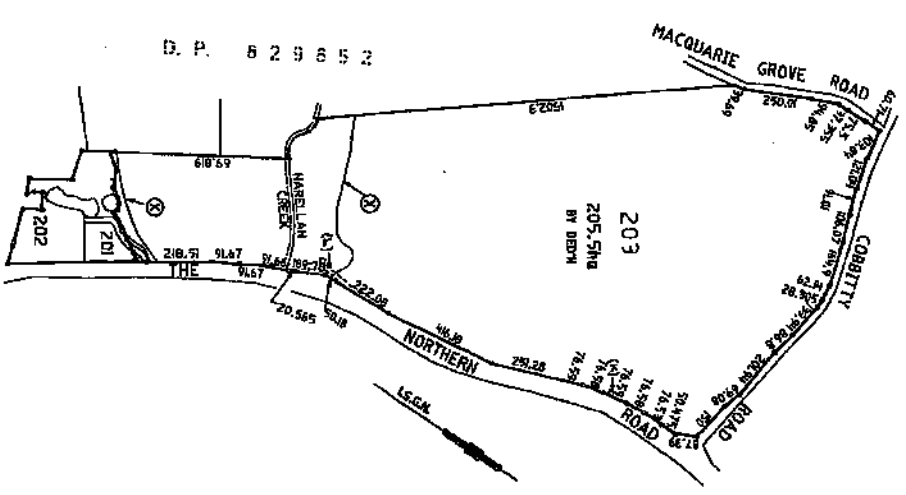
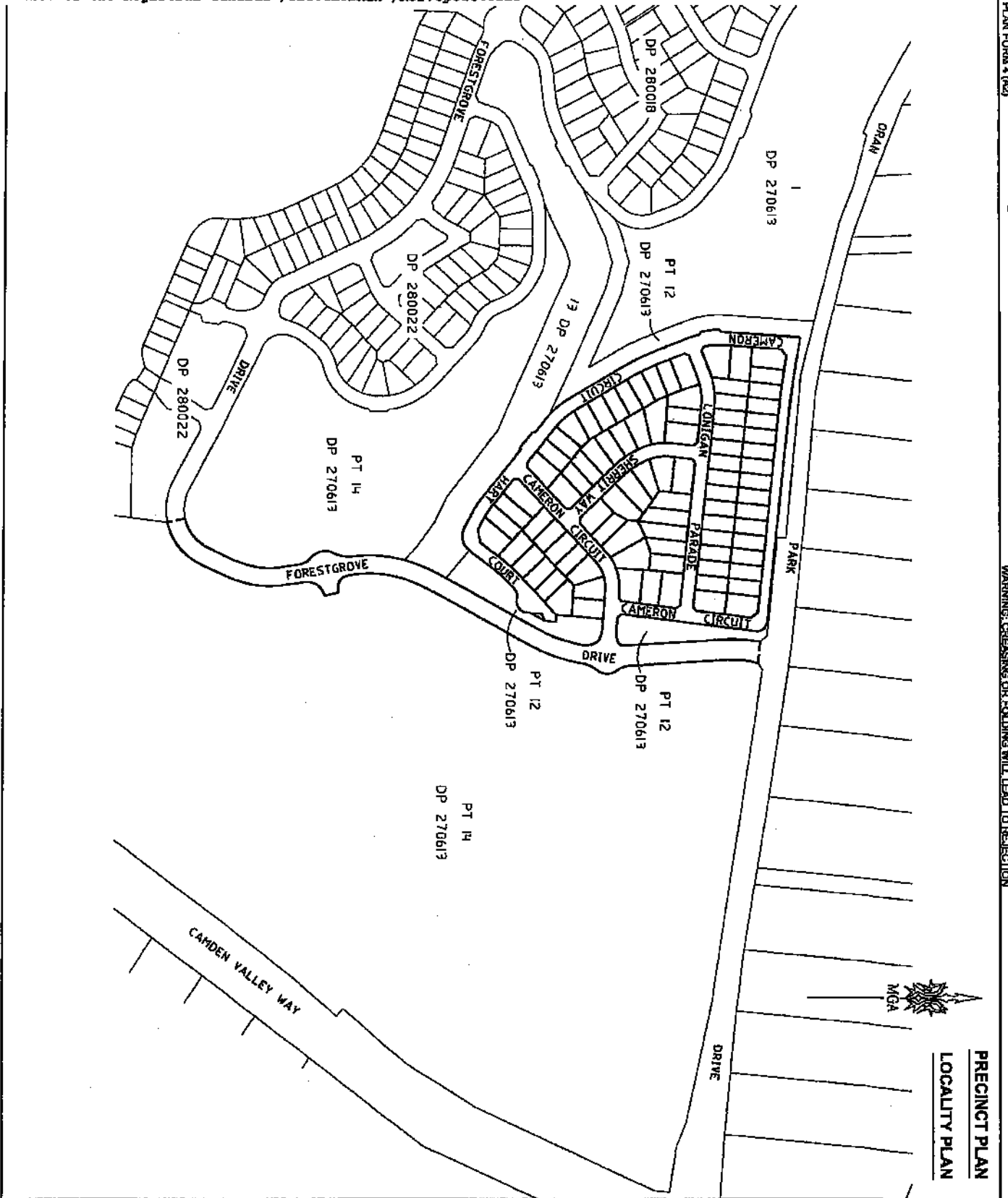


DIAGRAM A  
SCALE 1:8500

NOTES:  
 1. THE 100 YEAR FLOOD LINE WAS ADVISED BY CANNON COUNCIL AS BEING IN THIS AREA. THE LOCATION OF THESE LINES AND THE POSITION OF THE DAM WAS CONFIRMED BY THE FIELD SURVEY. THERE HAVE BEEN ADOPTED TO THE PLAN TO COMPLY WITH THE DEVELOPMENT CONSENT DA 84/94 ISSUED BY CANNON COUNCIL.  
 2. LOT 203 HAS BEEN COMPILDED.

Declaration made by: AS SHOWN	Registrar-General This is plan 2 of my plan in 2 sheets dated 29th NOVEMBER 1996.	This is sheet 2 of the plan of 2 sheets covered by my Certificate of Title 1003658 of 1992.	For use where space is insufficient in any panel on Plan Form 3.	My plan was prepared by AS SHOWN on 16 JULY 1999. I am a registered Professional Surveyor in NSW. My registration number is 12345. I am registered under the Survey Act 1981. My office is located at 255 George Street, Sydney NSW.	I have prepared this plan in accordance with the Survey Act 1981 and the Survey Regulation 1995. I have also prepared a copy of this plan for the Registrar-General.
----------------------------------	--	---	--	--	--



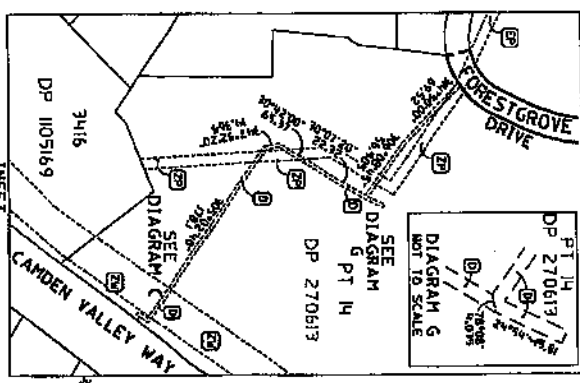
**PRECINCT PLAN**  
**LOCALITY PLAN**

THIS SHEET IS BEING CONTINUALLY UPDATED TO SHOW THE LATEST REVISIONS. ANY CHANGES TO THE DETAILS OF LOTS, STREETS AND ADDITIONAL AND REPAIRMENT SHEETS SEE SCHEDULE BELOW

LOT NO.	DETAILS	SHEET NO.

Subdivision No: 58/2011 Date of Survey: 28-09-2011 Surveyor: BENJAMIN JOHN CUMMINGS Surveyor's Ref: 06388PP (ISSUE F) Registrar: 01.02.2012	
<h1>DP280027</h1>	

**PRECINCT PLAN  
DETAIL PLAN**  
(THIS SHEET)



SCHEDULE OF SPOTS

SPOT NUMBER	SPOT CLASS	SPOT AREA	SPOT PERCENTAGE
SP1	SPOT	1.00	1.00
SP2	SPOT	1.00	1.00
SP3	SPOT	1.00	1.00
SP4	SPOT	1.00	1.00
SP5	SPOT	1.00	1.00
SP6	SPOT	1.00	1.00
SP7	SPOT	1.00	1.00
SP8	SPOT	1.00	1.00
SP9	SPOT	1.00	1.00
SP10	SPOT	1.00	1.00
SP11	SPOT	1.00	1.00
SP12	SPOT	1.00	1.00
SP13	SPOT	1.00	1.00
SP14	SPOT	1.00	1.00
SP15	SPOT	1.00	1.00
SP16	SPOT	1.00	1.00
SP17	SPOT	1.00	1.00
SP18	SPOT	1.00	1.00
SP19	SPOT	1.00	1.00
SP20	SPOT	1.00	1.00
SP21	SPOT	1.00	1.00
SP22	SPOT	1.00	1.00
SP23	SPOT	1.00	1.00
SP24	SPOT	1.00	1.00
SP25	SPOT	1.00	1.00
SP26	SPOT	1.00	1.00
SP27	SPOT	1.00	1.00
SP28	SPOT	1.00	1.00
SP29	SPOT	1.00	1.00
SP30	SPOT	1.00	1.00
SP31	SPOT	1.00	1.00
SP32	SPOT	1.00	1.00
SP33	SPOT	1.00	1.00
SP34	SPOT	1.00	1.00
SP35	SPOT	1.00	1.00
SP36	SPOT	1.00	1.00
SP37	SPOT	1.00	1.00
SP38	SPOT	1.00	1.00
SP39	SPOT	1.00	1.00
SP40	SPOT	1.00	1.00
SP41	SPOT	1.00	1.00
SP42	SPOT	1.00	1.00
SP43	SPOT	1.00	1.00
SP44	SPOT	1.00	1.00
SP45	SPOT	1.00	1.00
SP46	SPOT	1.00	1.00
SP47	SPOT	1.00	1.00
SP48	SPOT	1.00	1.00
SP49	SPOT	1.00	1.00
SP50	SPOT	1.00	1.00

SUBDIVISION AND SPATIAL INFORMATION REGULATION  
 COVERED SCALE FACTOR (LIMITED MEAN)

NAME	EASTING	NORTHING	SPOT CLASS	SPOT AREA	DATE
SP1	200000.00	600000.00	SPOT	1.00	20-09-2011
SP2	200000.00	600000.00	SPOT	1.00	20-09-2011
SP3	200000.00	600000.00	SPOT	1.00	20-09-2011
SP4	200000.00	600000.00	SPOT	1.00	20-09-2011
SP5	200000.00	600000.00	SPOT	1.00	20-09-2011
SP6	200000.00	600000.00	SPOT	1.00	20-09-2011
SP7	200000.00	600000.00	SPOT	1.00	20-09-2011
SP8	200000.00	600000.00	SPOT	1.00	20-09-2011
SP9	200000.00	600000.00	SPOT	1.00	20-09-2011
SP10	200000.00	600000.00	SPOT	1.00	20-09-2011
SP11	200000.00	600000.00	SPOT	1.00	20-09-2011
SP12	200000.00	600000.00	SPOT	1.00	20-09-2011
SP13	200000.00	600000.00	SPOT	1.00	20-09-2011
SP14	200000.00	600000.00	SPOT	1.00	20-09-2011
SP15	200000.00	600000.00	SPOT	1.00	20-09-2011
SP16	200000.00	600000.00	SPOT	1.00	20-09-2011
SP17	200000.00	600000.00	SPOT	1.00	20-09-2011
SP18	200000.00	600000.00	SPOT	1.00	20-09-2011
SP19	200000.00	600000.00	SPOT	1.00	20-09-2011
SP20	200000.00	600000.00	SPOT	1.00	20-09-2011
SP21	200000.00	600000.00	SPOT	1.00	20-09-2011
SP22	200000.00	600000.00	SPOT	1.00	20-09-2011
SP23	200000.00	600000.00	SPOT	1.00	20-09-2011
SP24	200000.00	600000.00	SPOT	1.00	20-09-2011
SP25	200000.00	600000.00	SPOT	1.00	20-09-2011
SP26	200000.00	600000.00	SPOT	1.00	20-09-2011
SP27	200000.00	600000.00	SPOT	1.00	20-09-2011
SP28	200000.00	600000.00	SPOT	1.00	20-09-2011
SP29	200000.00	600000.00	SPOT	1.00	20-09-2011
SP30	200000.00	600000.00	SPOT	1.00	20-09-2011
SP31	200000.00	600000.00	SPOT	1.00	20-09-2011
SP32	200000.00	600000.00	SPOT	1.00	20-09-2011
SP33	200000.00	600000.00	SPOT	1.00	20-09-2011
SP34	200000.00	600000.00	SPOT	1.00	20-09-2011
SP35	200000.00	600000.00	SPOT	1.00	20-09-2011
SP36	200000.00	600000.00	SPOT	1.00	20-09-2011
SP37	200000.00	600000.00	SPOT	1.00	20-09-2011
SP38	200000.00	600000.00	SPOT	1.00	20-09-2011
SP39	200000.00	600000.00	SPOT	1.00	20-09-2011
SP40	200000.00	600000.00	SPOT	1.00	20-09-2011
SP41	200000.00	600000.00	SPOT	1.00	20-09-2011
SP42	200000.00	600000.00	SPOT	1.00	20-09-2011
SP43	200000.00	600000.00	SPOT	1.00	20-09-2011
SP44	200000.00	600000.00	SPOT	1.00	20-09-2011
SP45	200000.00	600000.00	SPOT	1.00	20-09-2011
SP46	200000.00	600000.00	SPOT	1.00	20-09-2011
SP47	200000.00	600000.00	SPOT	1.00	20-09-2011
SP48	200000.00	600000.00	SPOT	1.00	20-09-2011
SP49	200000.00	600000.00	SPOT	1.00	20-09-2011
SP50	200000.00	600000.00	SPOT	1.00	20-09-2011

SCHEDULE OF SPOTS & (LIMITED) ROADWAYS

NO.	ROADWAY	DISTANCE	ARC	DATE
99	180° 00' 00"	13.06	55.68	14.1.3
100	164° 07' 15"	2.995	2.995	17.9
101	160° 00' 00"	13.065	13.065	25
102	146° 07' 15"	7.15	14.6	25
103	142° 00' 00"	13.065	13.065	25
104	128° 00' 00"	2.81	2.81	25
105	180° 00' 00"	6.025	6.025	28
106	164° 07' 15"	2.81	2.81	28
107	160° 00' 00"	13.065	13.065	28
108	146° 07' 15"	13.065	13.065	28
109	142° 00' 00"	13.065	13.065	28
110	128° 00' 00"	13.065	13.065	28
111	180° 00' 00"	13.065	13.065	28
112	164° 07' 15"	13.065	13.065	28
113	160° 00' 00"	13.065	13.065	28
114	146° 07' 15"	13.065	13.065	28
115	142° 00' 00"	13.065	13.065	28
116	128° 00' 00"	13.065	13.065	28
117	180° 00' 00"	13.065	13.065	28

Surveyor: EBEY/ALAN JOHN CAMERON  
 Date of Survey: 28-09-2011  
 Surveyor File: 06502999  
 Issue: J

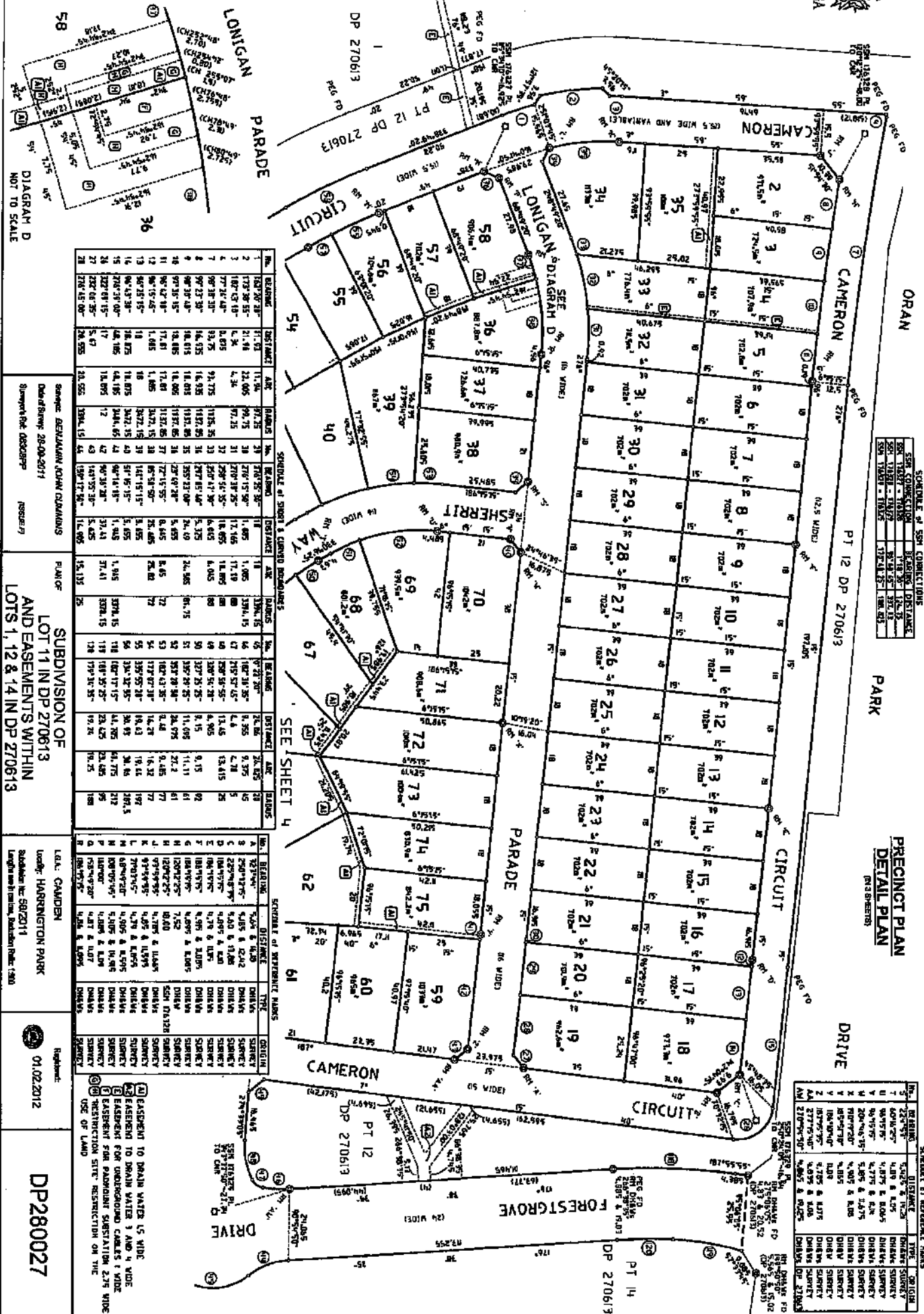
RANGE  
 LOT 11 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 1, 12 & 14 IN DP 270613

LGA: CAMDEN  
 Council: HARRINGTON PARK  
 Council File: 592011  
 Lengths are in meters. Publication Date: 12/2011

Registered:  
 01.02.2012

DP280027

- 1. EASEMENT FOR WATER SUPPLY PURPOSES 3 VIDE
- 2. EASEMENT FOR OVERHEAD POWER LINES 4 VIDE DP 280022 TO BE RELEASED
- 3. RESTRICTION ON USER, SECTION 27(1) HAIN ROADS ACT 1974-1975
- 4. EASEMENT FOR OVERHEAD POWER LINES 9, 10, 15 VIDE AND VARIABLE (DP 270613)
- 5. EASEMENT FOR OVERHEAD POWER LINES 9 VIDE (DP 280022)



**SCHEDULE OF SPIN CONNECTIONS**

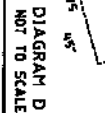
SPIN CONNECTION	BEARING	DISTANCE
SPIN 1	115.34°	11.76m
SPIN 2	118.11°	12.86m
SPIN 3	117.18°	11.81m
SPIN 4	118.11°	12.86m
SPIN 5	115.34°	11.76m

**SCHEDULE OF SPIN CONNECTIONS**

SPIN CONNECTION	BEARING	DISTANCE
SPIN 6	115.34°	11.76m
SPIN 7	118.11°	12.86m
SPIN 8	117.18°	11.81m
SPIN 9	118.11°	12.86m
SPIN 10	115.34°	11.76m

**SCHEDULE OF SHORT & CURVED DIMENSIONS**

NO.	BEARING	DISTANCE	NO.	BEARING	DISTANCE	NO.	BEARING	DISTANCE	NO.	BEARING	DISTANCE
1	115.34°	11.76m	27	118.11°	12.86m	53	115.34°	11.76m	79	118.11°	12.86m
2	118.11°	12.86m	28	117.18°	11.81m	54	118.11°	12.86m	80	115.34°	11.76m
3	117.18°	11.81m	29	118.11°	12.86m	55	115.34°	11.76m	81	118.11°	12.86m
4	118.11°	12.86m	30	117.18°	11.81m	56	118.11°	12.86m	82	115.34°	11.76m
5	115.34°	11.76m	31	118.11°	12.86m	57	115.34°	11.76m	83	118.11°	12.86m
6	118.11°	12.86m	32	117.18°	11.81m	58	118.11°	12.86m	84	115.34°	11.76m
7	117.18°	11.81m	33	118.11°	12.86m	59	115.34°	11.76m	85	118.11°	12.86m
8	118.11°	12.86m	34	117.18°	11.81m	60	118.11°	12.86m	86	115.34°	11.76m
9	115.34°	11.76m	35	118.11°	12.86m	61	115.34°	11.76m	87	118.11°	12.86m
10	118.11°	12.86m	36	117.18°	11.81m	62	118.11°	12.86m	88	115.34°	11.76m
11	117.18°	11.81m	37	118.11°	12.86m	63	115.34°	11.76m	89	118.11°	12.86m
12	118.11°	12.86m	38	117.18°	11.81m	64	118.11°	12.86m	90	115.34°	11.76m
13	115.34°	11.76m	39	118.11°	12.86m	65	115.34°	11.76m	91	118.11°	12.86m
14	118.11°	12.86m	40	117.18°	11.81m	66	118.11°	12.86m	92	115.34°	11.76m
15	117.18°	11.81m	41	118.11°	12.86m	67	115.34°	11.76m	93	118.11°	12.86m
16	118.11°	12.86m	42	117.18°	11.81m	68	118.11°	12.86m	94	115.34°	11.76m
17	115.34°	11.76m	43	118.11°	12.86m	69	115.34°	11.76m	95	118.11°	12.86m
18	118.11°	12.86m	44	117.18°	11.81m	70	118.11°	12.86m	96	115.34°	11.76m
19	117.18°	11.81m	45	118.11°	12.86m	71	115.34°	11.76m	97	118.11°	12.86m
20	118.11°	12.86m	46	117.18°	11.81m	72	118.11°	12.86m	98	115.34°	11.76m
21	115.34°	11.76m	47	118.11°	12.86m	73	115.34°	11.76m	99	118.11°	12.86m
22	118.11°	12.86m	48	117.18°	11.81m	74	118.11°	12.86m	100	115.34°	11.76m
23	117.18°	11.81m	49	118.11°	12.86m	75	115.34°	11.76m			
24	118.11°	12.86m	50	117.18°	11.81m						
25	115.34°	11.76m	51	118.11°	12.86m						
26	118.11°	12.86m	52	117.18°	11.81m						
27	117.18°	11.81m	53	118.11°	12.86m						
28	118.11°	12.86m	54	117.18°	11.81m						
29	115.34°	11.76m	55	118.11°	12.86m						
30	118.11°	12.86m	56	117.18°	11.81m						
31	117.18°	11.81m	57	118.11°	12.86m						
32	118.11°	12.86m	58	117.18°	11.81m						
33	115.34°	11.76m	59	118.11°	12.86m						
34	118.11°	12.86m	60	117.18°	11.81m						
35	117.18°	11.81m	61	118.11°	12.86m						
36	118.11°	12.86m	62	117.18°	11.81m						
37	115.34°	11.76m	63	118.11°	12.86m						
38	118.11°	12.86m	64	117.18°	11.81m						
39	117.18°	11.81m	65	118.11°	12.86m						
40	118.11°	12.86m	66	117.18°	11.81m						
41	115.34°	11.76m	67	118.11°	12.86m						
42	118.11°	12.86m	68	117.18°	11.81m						
43	117.18°	11.81m	69	118.11°	12.86m						
44	118.11°	12.86m	70	117.18°	11.81m						
45	115.34°	11.76m	71	118.11°	12.86m						
46	118.11°	12.86m	72	117.18°	11.81m						
47	117.18°	11.81m	73	118.11°	12.86m						
48	118.11°	12.86m	74	117.18°	11.81m						
49	115.34°	11.76m	75	118.11°	12.86m						



**SUBDIVISION OF LOT 11 IN DP 270613 AND EASEMENTS WITHIN LOTS 1, 12 & 14 IN DP 270613**

**PLAN OF**  
L.A.L. CAMDEN  
Lodg: HARRINGTON PARK  
Subdivision No: S9020114  
Length and bearing of boundary lines: (300)

**DP280027**

**SCHEDULE OF EASEMENTS**

NO.	BEARING	DISTANCE	TYPE	CONTENT
1	115.34°	11.76m	DRY	DRY
2	118.11°	12.86m	DRY	DRY
3	117.18°	11.81m	DRY	DRY
4	118.11°	12.86m	DRY	DRY
5	115.34°	11.76m	DRY	DRY
6	118.11°	12.86m	DRY	DRY
7	117.18°	11.81m	DRY	DRY
8	118.11°	12.86m	DRY	DRY
9	115.34°	11.76m	DRY	DRY
10	118.11°	12.86m	DRY	DRY
11	117.18°	11.81m	DRY	DRY
12	118.11°	12.86m	DRY	DRY
13	115.34°	11.76m	DRY	DRY
14	118.11°	12.86m	DRY	DRY
15	117.18°	11.81m	DRY	DRY
16	118.11°	12.86m	DRY	DRY
17	115.34°	11.76m	DRY	DRY
18	118.11°	12.86m	DRY	DRY
19	117.18°	11.81m	DRY	DRY
20	118.11°	12.86m	DRY	DRY
21	115.34°	11.76m	DRY	DRY
22	118.11°	12.86m	DRY	DRY
23	117.18°	11.81m	DRY	DRY
24	118.11°	12.86m	DRY	DRY
25	115.34°	11.76m	DRY	DRY
26	118.11°	12.86m	DRY	DRY
27	117.18°	11.81m	DRY	DRY
28	118.11°	12.86m	DRY	DRY
29	115.34°	11.76m	DRY	DRY
30	118.11°	12.86m	DRY	DRY
31	117.18°	11.81m	DRY	DRY
32	118.11°	12.86m	DRY	DRY
33	115.34°	11.76m	DRY	DRY
34	118.11°	12.86m	DRY	DRY
35	117.18°	11.81m	DRY	DRY
36	118.11°	12.86m	DRY	DRY
37	115.34°	11.76m	DRY	DRY
38	118.11°	12.86m	DRY	DRY
39	117.18°	11.81m	DRY	DRY
40	118.11°	12.86m	DRY	DRY
41	115.34°	11.76m	DRY	DRY
42	118.11°	12.86m	DRY	DRY
43	117.18°	11.81m	DRY	DRY
44	118.11°	12.86m	DRY	DRY
45	115.34°	11.76m	DRY	DRY
46	118.11°	12.86m	DRY	DRY
47	117.18°	11.81m	DRY	DRY
48	118.11°	12.86m	DRY	DRY
49	115.34°	11.76m	DRY	DRY
50	118.11°	12.86m	DRY	DRY
51	117.18°	11.81m	DRY	DRY
52	118.11°	12.86m	DRY	DRY
53	115.34°	11.76m	DRY	DRY
54	118.11°	12.86m	DRY	DRY
55	117.18°	11.81m	DRY	DRY
56	118.11°	12.86m	DRY	DRY
57	115.34°	11.76m	DRY	DRY
58	118.11°	12.86m	DRY	DRY
59	117.18°	11.81m	DRY	DRY
60	118.11°	12.86m	DRY	DRY
61	115.34°	11.76m	DRY	DRY
62	118.11°	12.86m	DRY	DRY
63	117.18°	11.81m	DRY	DRY
64	118.11°	12.86m	DRY	DRY
65	115.34°	11.76m	DRY	DRY
66	118.11°	12.86m	DRY	DRY
67	117.18°	11.81m	DRY	DRY
68	118.11°	12.86m	DRY	DRY
69	115.34°	11.76m	DRY	DRY
70	118.11°	12.86m	DRY	DRY
71	117.18°	11.81m	DRY	DRY
72	118.11°	12.86m	DRY	DRY
73	115.34°	11.76m	DRY	DRY
74	118.11°	12.86m	DRY	DRY
75	117.18°	11.81m	DRY	DRY

PLAN FORM 2

DP280027

WARNING: CREASING OR FOLDING WILL LEAD TO REFLECTION

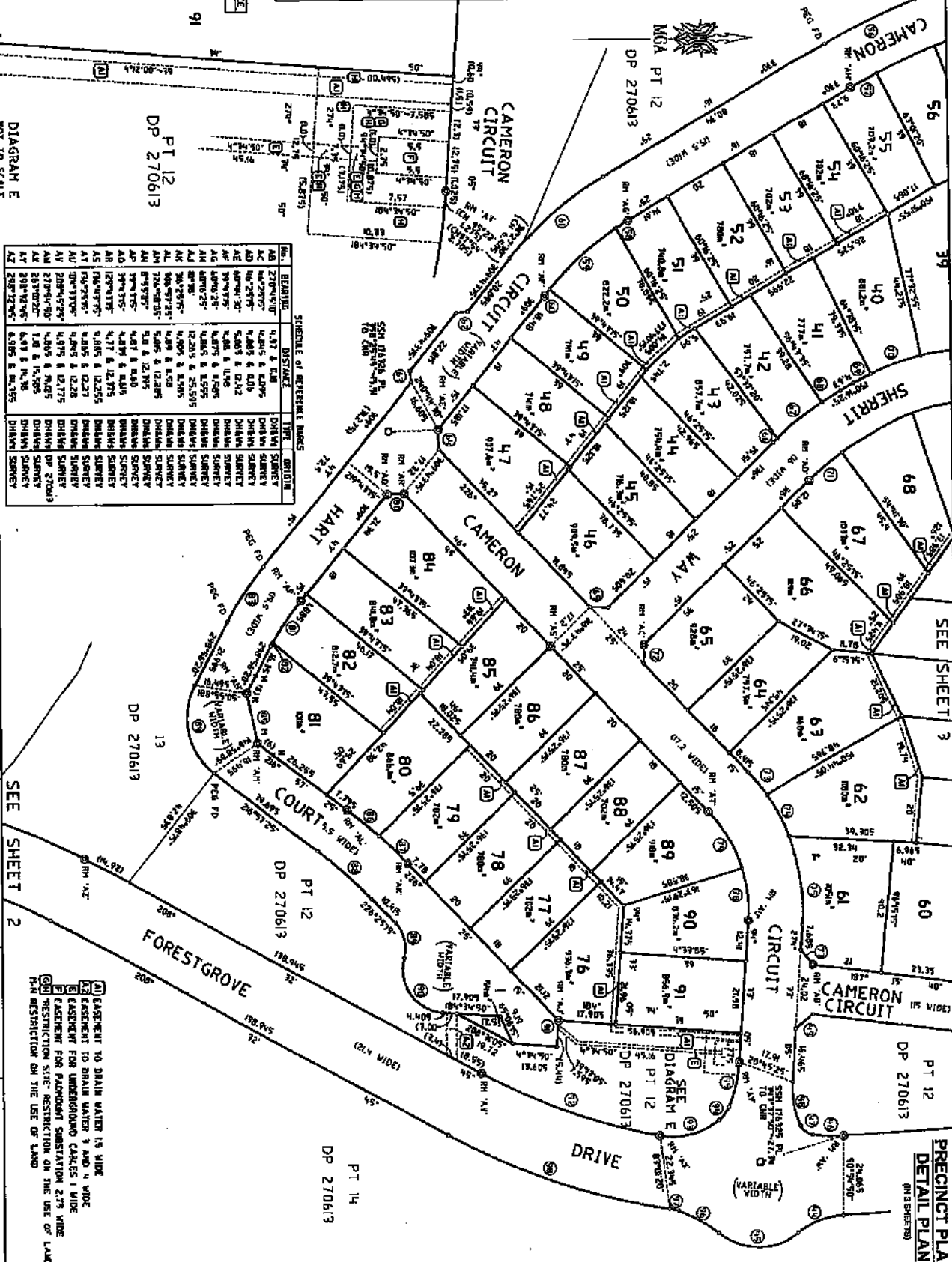
Sheet 4 of 5 sheets

**SCHEDULE 11 ROAD & GARDEN BOUNDARIES**

No.	BEARING	DISTANCE	ARC	ORDINATES
1	197°17'39"	1.105	11.115	75
2	197°17'39"	1.105	24.835	70
3	187°34'37"	9.355	8.375	65
4	187°34'37"	4.6	4.715	5
5	75°34'55"	13.425	13.815	25
6	75°34'55"	13.425	30.93	30
7	31°17'55"	30.93	34.96	207.5
8	31°17'55"	4.205	4.21	182
9	31°17'55"	4.395	91.75	5
10	31°17'55"	22.89	8.32	91.75
11	31°17'55"	38.27	8.32	91.75
12	31°17'55"	38.27	38.475	102.75
13	31°17'55"	2.595	1.725	188
14	31°17'55"	2.595	14.675	72.8
15	31°17'55"	5.865	5.865	18
16	147°01'55"	17.695	17.695	188
17	147°01'55"	4.895	4.895	188
18	147°01'55"	5.865	5.865	71
19	147°01'55"	13.88	13.88	92
20	147°01'55"	16.65	16.65	92
21	281°29'15"	5.695	8.64	44.6
22	281°29'15"	5.695	16.49	68.6
23	281°29'15"	16.65	21.575	68.6
24	281°29'15"	5.714	16.205	42.6
25	281°29'15"	5.714	24.25	42.6
26	281°29'15"	1.115	1.115	92
27	281°29'15"	20.2	20.2	102.5
28	281°29'15"	27.95	38.65	71
29	281°29'15"	12.345	12.345	180
30	281°29'15"	12.31	12.31	180.5
31	281°29'15"	22.195	22.22	180.5
32	281°29'15"	18.91	11.445	11
33	281°29'15"	28.415	28.385	33.2
34	281°29'15"	58.375	58.485	106.3
35	147°01'55"	18.43	18.435	72.8
36	147°01'55"	5.075	5.08	18
37	103°38'45"	14.02	14.075	18
38	103°38'45"	14.02	14.075	44
39	174°27'35"	5.855	5.86	11.9
40	174°27'35"	22.11	22.47	210.3

**SCHEDULE 12 SEW CONNECTIONS**

No.	BEARING	DISTANCE	TYPE	ORDINATE
1	197°17'39"	1.105	DRINKING WATER	75
2	197°17'39"	1.105	DRINKING WATER	70
3	187°34'37"	9.355	DRINKING WATER	65
4	187°34'37"	4.6	DRINKING WATER	5
5	75°34'55"	13.425	DRINKING WATER	25
6	75°34'55"	13.425	DRINKING WATER	30
7	31°17'55"	30.93	DRINKING WATER	207.5
8	31°17'55"	4.205	DRINKING WATER	182
9	31°17'55"	4.395	DRINKING WATER	91.75
10	31°17'55"	22.89	DRINKING WATER	91.75
11	31°17'55"	38.27	DRINKING WATER	91.75
12	31°17'55"	38.27	DRINKING WATER	102.75
13	31°17'55"	2.595	DRINKING WATER	188
14	31°17'55"	2.595	DRINKING WATER	72.8
15	31°17'55"	5.865	DRINKING WATER	18
16	147°01'55"	17.695	DRINKING WATER	188
17	147°01'55"	4.895	DRINKING WATER	188
18	147°01'55"	5.865	DRINKING WATER	71
19	147°01'55"	13.88	DRINKING WATER	92
20	147°01'55"	16.65	DRINKING WATER	92
21	281°29'15"	5.695	DRINKING WATER	44.6
22	281°29'15"	5.695	DRINKING WATER	68.6
23	281°29'15"	16.65	DRINKING WATER	68.6
24	281°29'15"	5.714	DRINKING WATER	16.205
25	281°29'15"	5.714	DRINKING WATER	24.25
26	281°29'15"	1.115	DRINKING WATER	92
27	281°29'15"	20.2	DRINKING WATER	102.5
28	281°29'15"	27.95	DRINKING WATER	71
29	281°29'15"	12.345	DRINKING WATER	180
30	281°29'15"	12.31	DRINKING WATER	180.5
31	281°29'15"	22.195	DRINKING WATER	180.5
32	281°29'15"	18.91	DRINKING WATER	11
33	281°29'15"	28.415	DRINKING WATER	33.2
34	281°29'15"	58.375	DRINKING WATER	106.3
35	147°01'55"	18.43	DRINKING WATER	72.8
36	147°01'55"	5.075	DRINKING WATER	18
37	103°38'45"	14.02	DRINKING WATER	18
38	103°38'45"	14.02	DRINKING WATER	44
39	174°27'35"	5.855	DRINKING WATER	11.9
40	174°27'35"	22.11	DRINKING WATER	210.3



**SCHEDULE 13 REFERENCE MARKS**

No.	BEARING	DISTANCE	TYPE	ORDINATE
1	197°17'39"	1.105	DRINKING WATER	75
2	197°17'39"	1.105	DRINKING WATER	70
3	187°34'37"	9.355	DRINKING WATER	65
4	187°34'37"	4.6	DRINKING WATER	5
5	75°34'55"	13.425	DRINKING WATER	25
6	75°34'55"	13.425	DRINKING WATER	30
7	31°17'55"	30.93	DRINKING WATER	207.5
8	31°17'55"	4.205	DRINKING WATER	182
9	31°17'55"	4.395	DRINKING WATER	91.75
10	31°17'55"	22.89	DRINKING WATER	91.75
11	31°17'55"	38.27	DRINKING WATER	91.75
12	31°17'55"	38.27	DRINKING WATER	102.75
13	31°17'55"	2.595	DRINKING WATER	188
14	31°17'55"	2.595	DRINKING WATER	72.8
15	31°17'55"	5.865	DRINKING WATER	18
16	147°01'55"	17.695	DRINKING WATER	188
17	147°01'55"	4.895	DRINKING WATER	188
18	147°01'55"	5.865	DRINKING WATER	71
19	147°01'55"	13.88	DRINKING WATER	92
20	147°01'55"	16.65	DRINKING WATER	92
21	281°29'15"	5.695	DRINKING WATER	44.6
22	281°29'15"	5.695	DRINKING WATER	68.6
23	281°29'15"	16.65	DRINKING WATER	68.6
24	281°29'15"	5.714	DRINKING WATER	16.205
25	281°29'15"	5.714	DRINKING WATER	24.25
26	281°29'15"	1.115	DRINKING WATER	92
27	281°29'15"	20.2	DRINKING WATER	102.5
28	281°29'15"	27.95	DRINKING WATER	71
29	281°29'15"	12.345	DRINKING WATER	180
30	281°29'15"	12.31	DRINKING WATER	180.5
31	281°29'15"	22.195	DRINKING WATER	180.5
32	281°29'15"	18.91	DRINKING WATER	11
33	281°29'15"	28.415	DRINKING WATER	33.2
34	281°29'15"	58.375	DRINKING WATER	106.3
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36	147°01'55"	5.075	DRINKING WATER	18
37	103°38'45"	14.02	DRINKING WATER	18
38	103°38'45"	14.02	DRINKING WATER	44
39	174°27'35"	5.855	DRINKING WATER	11.9
40	174°27'35"	22.11	DRINKING WATER	210.3

**SUBDIVISION OF LOT 11 IN DP 270613 AND EASEMENTS WITHIN LOTS 1, 12 & 14 IN DP 270613**

SYDNEY: BENJAMIN JOHN COLUMBOS  
 Date of Survey: 28-05-2017  
 Surveyor's Plat: 068094PP

UPL: CAMDEN  
 Lending: HARBINGTON PARK  
 Subdivision No: 5922014  
 Lengths are in metres, Metres: 1:800

01/02/2012

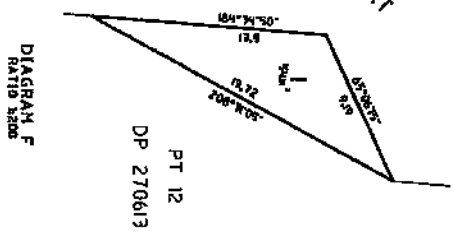
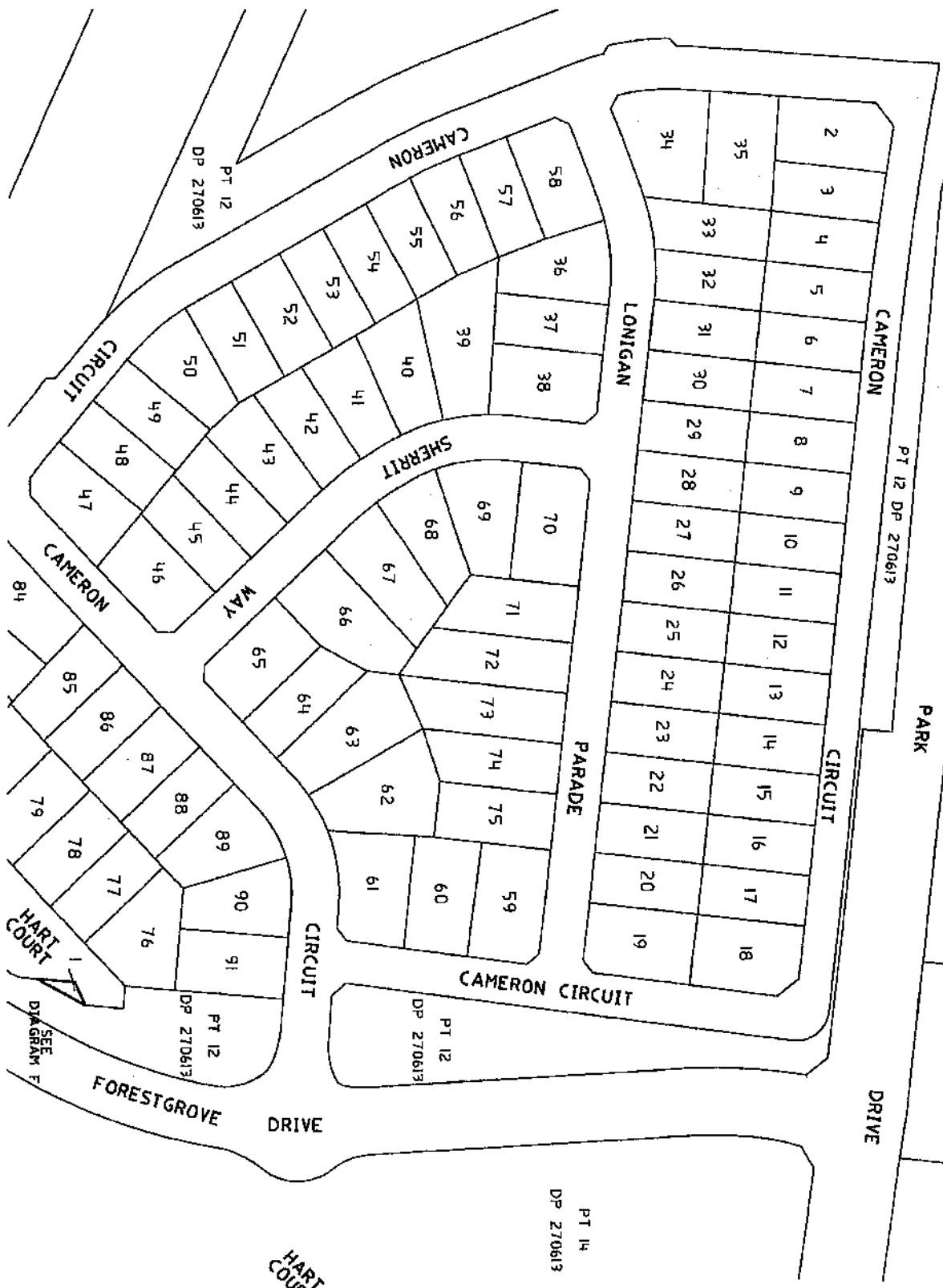
**DP280027**

SEE SHEET 2  
 SEE SHEET 3  
 SEE SHEET 4  
 SEE SHEET 5

PRECINCT PLAN  
 DETAIL PLAN  
 (IN 3 SHEETS)

- (M) EASEMENT TO DRAIN WATER 1.5 WIDE
- (W) EASEMENT TO MAIN WATER 3 AND 4 WIDE
- (G) EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- (E) EASEMENT FOR PALMISTON SUBSTATION 2.75 WIDE
- (R) RESTRICTION ON THE USE OF LAND

**PRECINCT PLAN  
 PRECINCT PROPERTY PLAN  
 LOT 1**



Designer: BENJAMIN JOHN CUMMINGS Date of Review: 26-08-2011 Survey No: 083089P	Name: SUBDIVISION OF LOT 11 IN DP 270613 AND EASEMENTS WITHIN LOTS 1, 12 & 14 IN DP 270613	Loc: CAMDEN Loc: HARRINGTON PARK Section No: 58/2011 Length on the ground, (bearing) (ratio): 1:1000	Registered: 01/02/2012	DP280027
--	--	---	---------------------------	----------



**PLAN FORM 6**

**WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 1 of 4 sheet(s)

SIGNATURES, SEALS AND STATEMENTS of intention to dedicate public roads, public reserves, drainage reserves or create easements, restrictions on the use of land and positive covenants.

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE :

- 1. EASEMENT TO DRAIN WATER 1.5 WIDE (A1)
- 2. EASEMENT TO DRAIN WATER 3 AND 4 WIDE (A2)
- 3. EASEMENT FOR WATER SUPPLY PURPOSES 3 WIDE (D)
- 4. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E)
- 5. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F)
- 6. RESTRICTION ON THE USE OF LAND (G) (H)
- 7. RESTRICTION ON THE USE OF LAND
- 8. RESTRICTION ON THE USE OF LAND

IT IS INTENDED TO RELEASE :

- 1. PART OF EASEMENT FOR OVERHEAD POWER LINES 9 WIDE (CREATED BY DP 280018) (EP)
- 2. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (CREATED BY DP 270613)
- 3. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (CREATED BY DP 280022 )

IT IS INTENDED TO DEDICATE CAMERON CIRCUIT, FORESTGROVE DRIVE, HART COURT, LONIGAN PARADE AND SHERRIT WAY TO THE PUBLIC AS PUBLIC ROAD.

If space is insufficient use PLAN FORM 6A annexure sheet

Office Use Only

**DP280027**

(DOC.A)

Registered:  01.02.2012

Office Use Only

Title System: TORRENS

Purpose: SUBDIVISION

**PLAN OF SUBDIVISION OF LOT 11 IN DP 270613 AND EASEMENTS WITHIN LOTS 1, 12 & 14 IN DP 270613**

L.G.A.: CAMDEN

Locality: HARRINGTON PARK

Parish: COOK


County: CUMBERLAND

**Survey Certificate**

I BENJAMIN JOHN CUMMINS of JOHN M. DALY & ASSOC. PTY. LTD P.O. BOX 25 CAMPBELLTOWN a surveyor registered under the Surveying and Spatial Information Act, 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying and Spatial Information Regulation, 2006 and was completed on: 28-08-2011

The survey relates to LOTS 1 TO 91 AND EASEMENTS

(specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature  Dated: 05-10-2011

*Surveyor registered under the Surveying and Spatial Information Act 2002*

Datum Line: 'X'-'Y'  
Type: Urban/Rural

Plans used in the preparation of survey/compilation

- DP 270613
- DP 280018
- DP 280022
- DP 1075065
- DP 1105169
- DP 1147275

If space is insufficient use PLAN FORM 6A annexure sheet

Surveyor's Reference: **06308PP** (ISSUE F)

**Crown Lands NSW/Western Lands Office Approval**

I ..... in approving this plan certify  
(Authorised Officer)  
that all necessary approvals in regard to the allocation of the land shown herein have been given

Signature: .....

Date: .....

File Number: .....

Office: .....

**Subdivision Certificate**

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

the proposed SUBDIVISION set out herein  
(insert "subdivision" or "new road")

  
\* Authorised Person / \* General Manager / \* Accredited Certifier

Consent Authority: Camden Council

Date of Endorsement: 21st December 2011

Accreditation no: .....

Subdivision Certificate no: SB1/2011

File no: DA1207/1006

\* Strike through inapplicable parts.

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 4 sheet(s)

PLAN OF SUBDIVISION OF  
LOT 11 IN DP 270613  
AND EASEMENTS WITHIN  
LOTS 1, 12 & 16 IN DP 270613  
14

DP280027

(DOC.A)

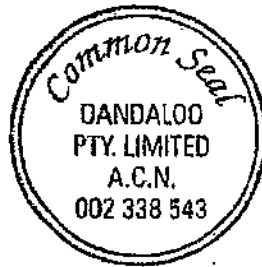
Registered:



01.02.2012

Subdivision Certificate No: 58 of 2011

Date of Endorsement: 21<sup>st</sup> December 2011



*[Signature]*  
DIRECTOR

*[Signature]*  
SECRETARY

\*OFFICE USE ONLY

**PLAN FORM 6D (COMMUNITY ANNEXURE)**

**WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 3 of 4 sheet(s)

Office Use Only

**PLAN OF SUBDIVISION OF  
 LOT 11 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 1, 12 & 16 IN DP 270613**  
 14

**DP280027**

(DOC.A)

Office Use Only

**Registered:**



01.02.2012

Subdivision Certificate No: 58 of 2011

Date of Endorsement: 21<sup>st</sup> December 2011

Name of Development (Optional)

DIANELLA

Address for Service of Notice

1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 N.S.W. 2567

**WARNING STATEMENT (Approved Form 7)**

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

Any changes will be recorded in a replacement schedule.

**UPDATE NOTE (Approved Form 8)**

This document contains an "updated" revised Schedule of Unit Entitlements and replaces the existing schedule registered on ^.....

\* Strike out whichever is inapplicable  
 ^ Insert date

**VALUER'S CERTIFICATE (Approved Form 9)**

I, SAM BARROW  
 Registration No. 23100  
 of LANDSBURY'S PROPERTY PTY LTD

being a Valuer registered under the Valuers Registration Act 1975, certify that:

\*(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on 11 NOVEMBER 2011

\*(b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on 7 OCTOBER 2011 being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature: [Signature] Date 29/11/11

\* Strike out whichever is inapplicable  
 ^ Insert date of valuation

**SCHEDULE OF UNIT ENTITLEMENT**

(If insufficient space use additional annexure sheet - Plan Form 6A)

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	105	
2	120		17	105	
3	105		18	120	
4	105		19	120	
5	105		20	105	
6	105		21	105	
7	105		22	105	
8	105		23	105	
9	105		24	105	
10	105		25	105	
11	105		26	105	
12	105		27	105	
13	105		28	105	
14	105		29	105	
15	105		30	105	

SURVEYOR'S REFERENCE: 06308PP

(ISSUE E)

**PLAN FORM 6A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection**

ePlan

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 4 of 4 sheet(s)

PLAN OF SUBDIVISION OF  
 LOT 11 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 1, 12 & 14 IN DP 270613

**DP280027**

(DOC.A)

Registered:



01.02.2012

Subdivision Certificate No: *SB of 2011*

Date of Endorsement: *21st December 2011*

**SCHEDULE of UNIT ENTITLEMENT**

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	105	
32	105	
33	108	
34	130	
35	121	
36	113	
37	105	
38	120	
39	131	
40	113	
41	108	
42	107	
43	111	
44	107	
45	105	
46	115	
47	115	
48	107	
49	107	
50	109	
51	107	
52	108	
53	105	
54	105	
55	105	
56	105	
57	105	
58	115	
59	123	
60	120	
61	125	

LOT	UNIT ENTITLEMENT	SUBDIVISION
62	131	
63	131	
64	107	
65	116	
66	128	
67	123	
68	108	
69	116	
70	125	
71	115	
72	121	
73	121	
74	109	
75	111	
76	116	
77	105	
78	108	
79	108	
80	113	
81	121	
82	109	
83	111	
84	126	
85	107	
86	108	
87	108	
88	105	
89	116	
90	111	
91	111	
<b>TOTAL</b>	<b>10000</b>	

\* OFFICE USE ONLY

*ks.*

Form: 21CSM  
Release: 2-4

# AMENDMENT OF MANAGEMENT STATEMENT



## AM803017D

New South Wales  
Section 39  
Community Land Development Act 1989

PRIVACY NOTE: Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) TORRENS TITLE

1/270613
----------

(B) LODGED BY

Document Collection Box <b>570E</b>	Name, Address or DX, Telephone, and Customer Account Number if any Marsdens Law Group DX 5107, Campbelltown LPN: 123418Y, Campbelltown Reference: JRT:389633	CODE <b>CS</b>
--	--	-------------------

(C) APPLICANT

Community Association	Deposited Plan No. 270613
-----------------------	---------------------------

(D) The applicant certifies that by a special resolution passed on 16 August 2017 and in accordance with section 14 of the Community Land Management Act 1989 it amended the management statement as follows:

(E) BY-LAWS

Repealed 27.3(1), 32.3(4), 32.4(1) & (2)	Added as listed in (F) as fully set out below
---	--

(F) TEXT OF ADDED BY-LAW

20.3(4)

their front yard (including all landscaping, driveways and front verandas and porches) is maintained in a neat and tidy condition and free from all rubbish and freestanding items including (but not limited to) trampolines, playground equipment, shoe racks and soccer goals.

27.3(1)

The Swimming Pools may only be used by persons under the age of fourteen (14) who are accompanied by a responsible adult exercising effective control over them from within the pool enclosure.

32.3(4)

If an Access Device is lost, damaged or stolen, the Community Association may issue a replacement upon payment of \$50.00 (or such other amount as determined by the Executive Committee from time to time) for each replacement Access Device.

32.4(1) & (2)

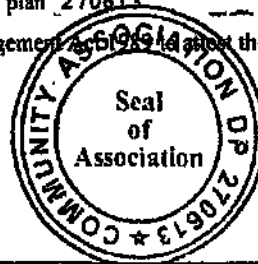
[text contained in Annexure A]

(G) The common seal of the Community association deposited plan 270613 was affixed hereto in the presence of a person authorised by section 8 of the Community Land Management Act 1989 to do so.

Signature of witness: \_\_\_\_\_

Name of witness: **STEPHANIE NEMORIN**

Date: **12/10/2017**



Annexure:   A   to AMENDMENT OF MANAGEMENT STATEMENT

Parties:

Community Association Deposited Plan No. 270613

Dated:   12/10/2017  

(1) Each Residential Lot will be provided with up to six (6) Access Devices at no cost for any part of the Community Property which requires such a device to gain access to it, provided all residents within that household can produce required documentation showing proof of residency.

(2) The Community Association has the right to request additional proof of residency documentation from individuals within a household, if that household wishes to be granted more than six (6) Access Devices, or if members within that household are not from the same immediate family.



*[Handwritten Signature]*  
STEPHANE NELOBIN  
COMMUNITY MANAGER.

Form: 21CSM  
Release: 2-4

# AMENDMENT OF MANAGEMENT STATEMENT



## AN135765J

New South Wales  
Section 39

Community Land Development Act 1989

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) TORRENS TITLE

1/270613
----------

(B) LODGED BY

Document Collection Box 570E	Name, Address or DX, Telephone, and Customer Account Number if any Marsdens Law Group DX 5107, Campbelltown LPN: 123418Y, Campbelltown Reference: JRT:395230	CODE <b>CS</b>
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(C) APPLICANT

<u>Community</u> Association	Deposited Plan No. 270613
------------------------------	---------------------------

(D) The applicant certifies that by a special resolution passed on 01 February 2018 and in accordance with section 14 of the Community Land Management Act 1989 it amended the management statement as follows:

(E) BY-LAWS

Repealed Set out in (F)	Added Set out in (F) as fully set out below
----------------------------	--

(F) TEXT OF ADDED BY-LAW

Repealed: 34.7, 12.1(1)(a)(ii), 20.1, 20.4

Added: 34.7, 12.1(1)(a)(ii), ~~Part 3 - Mandatory matters, Part 4 - Optional matters, 10 - Enforcement, 20.3(5), 20.1, 20.4~~

34.7:

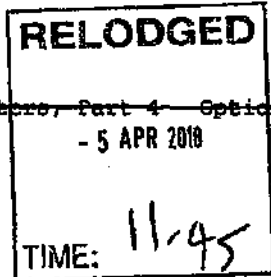
"34.7 Parking of vehicles

In addition to by-law 34.6, a Resident must not:

(1) keep on the relevant Residential Lot, any adjoining property, public street, public area, public reserve or Community Property a truck or commercial vehicle with a weight greater than 3 tonnes TARE;

(2) permit any caravans, trailers, boats, campers, unregistered vehicles or similar vehicles to remain on any Residential Lot unless they are parked behind the front building line of the dwelling erected on that lot and are not visible from any public street, footpath or any part of the Association Property; or

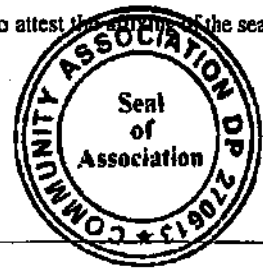
(3) park on any public street, public area, Community Property, footpath or public reserve adjoining or in the vicinity of any lot within the Community Parcel any caravan, trailer, boat, camper, unregistered vehicle or similar vehicle."



*1. Joseph Ferraro, cum duty authorized to make this change 03/07/2018*

(G) The common seal of the Community association deposited plan 270613 was affixed hereto in the presence of a person authorised by section 8 of the Community Land Management Act 1989 to attest the seal of the seal.

Signature of witness: [Signature]  
Name of witness: STEPHANE NEMORIN  
Date: 5/2/2018



Annexure:   A   to AMENDMENT OF MANAGEMENT STATEMENT

Parties:

Community Association DP270613

Dated:   5/2/2018  

12.1(1)(a)(ii):

"(ii) in an appropriate receptacle behind the fence line of the Relevant Lot in such a position that it cannot be seen from any public street, footpath, or any part of the Association Property;"

~~Part 3 - Mandatory matters (under heading):~~

~~"The registered proprietor of a Residential Lot must disclose to an Occupant the terms of this Part 3 upon taking occupancy of the Residential Lot and as the terms change from time to time."~~

~~Part 4 - Optional matters (under heading):~~

~~"The registered proprietor of a Residential Lot must disclose to an Occupant the terms of this Part 4 upon taking occupancy of the Residential Lot and as the terms change from time to time."~~

~~18 - Enforcement (under heading):~~

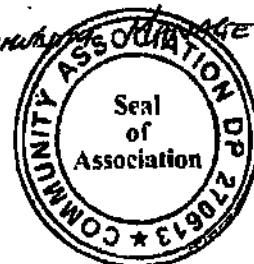
~~"The registered proprietor of a Residential Lot must disclose to an Occupant the terms of this by-law 18 upon taking occupancy of the Residential Lot and as the terms change from time to time."~~

20.3(5):

"(5) they do not store on any nature strip or street adjoining a Residential Lot building materials or goods associated with building activities on the Residential Lot."

*Josef Ferraro, am duly  
authorised to make this change  
14 Jan 03/04/2018*

*Stephane Nembin*  
STEPHANE NEMBIN  
Community Association Manager



Annexure: A to AMENDMENT OF MANAGEMENT STATEMENT

Parties:

Community Association DP270613

Dated: 5/2/2018

20.1:

"(1) A Resident must use reasonable endeavours to ensure that:

(a) any person they invite onto the Community Property, Residential Lot or any other public land or roads within the Community Scheme complies with; and

(b) leaves the Community Property, Residential Lot or any other public land or roads within the Community Scheme if they do not comply with,

this Management Statement and any applicable Rules.

(2) A Resident will be responsible for the actions of any person they invite onto the Community Property, Residential Lot or any other public land or roads within the Community Scheme, as if the actions of that person are the actions of the Resident, if the Resident:

(a) does not use reasonable endeavours to ensure that:

(i) the person they invite onto the Community Property, Residential Lot or any other public land or roads within the Community Scheme complies with this Management Statement and any applicable Rules; and

(ii) leaves the Community Property, Residential Lot or any other public land or roads within the Community Scheme if they do not comply with this Management Statement and any applicable Rules,

(b) participates in the prohibited actions of the person they invite onto the Community Property, Residential Lot or any other public land or roads within the Community Scheme; and/or

(c) is present when the person they invite onto the Community Property, Residential Lot or any other public land or roads within the Community Scheme engages in the prohibited actions and the Resident does not reasonably endeavour to prevent the prohibited actions from occurring."

20.4:

"20.4 Residents must not cause any nuisance or threat to safety

(1) Residents must not do anything that may interfere with the peaceful use and enjoyment of any other Residential Lot, Association Property or any other public land or roads within the Community Scheme by another person.

(2) Residents must not do anything that may be a threat to the safety of any other person or any Residential Lot, Association Property or any other public land or roads within the Community Scheme.

(3) Actions which would interfere with the peaceful use and enjoyment of any other Residential Lot, Association Property or any other public land or roads within the Community Scheme by another person and which would be a threat to the safety of any other person or any Residential Lot, Association Property or any other public land or roads within the Community Scheme include, but are not limited to, the use and discharge of:

(a) fireworks;

(b) firecrackers; or

(c) any other form of explosive pyrotechnics."



*[Signature]*  
STEPHANNE NEWSON  
COMMUNITY MANAGER

Form: 21CSM  
 Release: 24

**AMENDMENT OF  
 MANAGEMENT STATEMENT**



**AM925039L**

New South Wales  
 Section 39

Community Land Development Act 1989

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) TORRENS TITLE

1/270613
----------

(B) LODGED BY

Document Collection Box <b>S70E</b>	Name, Address or DX, Telephone, and Customer Account Number if any Marsdens Law Group DX 5107, Campbelltown LPN: 123418Y, Campbelltown Reference: JRT: 389633	CODE <b>CS</b>
--	---	-------------------

(C) APPLICANT

<u>Community</u> Association	Deposited Plan No. <u>270613</u>
------------------------------	----------------------------------

(D) The applicant certifies that by a special resolution passed on 15 November 2017 and in accordance with section 14 of the Community Land Management Act 1989 it amended the management statement as follows:

(E) BY-LAWS

Repealed <u>18.2, 18.4</u>	Added <u>18.2, 18.4(2)&amp;(3)(i) as fully set out below</u>
-------------------------------	---

(F) TEXT OF ADDED BY-LAW

18.2:  
 A Breach Notice must be served by any of the means by which a notice or a document may be served as set out in and permitted by Part 6 of the Management Act.

18.4(2):  
 Alternatively, the Community Association may elect to charge a Breaching Party a fixed amount, determined as reasonable by the Community Association from time to time, for the costs of the Community Association in exercising its rights under by-law 18.

18.4(3):  
 Any costs payable by a Breaching Party under this by-law 18.4 must be paid by the time determined by the Community Association, and may be included in an invoice for levies required to be paid by the Breaching Party under by-law 19.1.

18.4(1):  
 A Breaching Party must reimburse the Community Association for any costs incurred by the association in exercising its rights under 18.3(2) including:  
 (a) any expenses incurred in engaging an independent consultant or other person to evaluate any matter; and  
 (b) its internal administration costs in connection with the breach.

(G) The common seal of the Community association deposited plan 270613 was affixed hereto in the presence of a person authorised by section 8 of the Community Land Management Act 1989 to attest the affixing of the seal.

Signature of witness: [Signature]  
 Name of witness: STEPHANIE NEMORIN  
 Date: 21/11/17



**RELODGED**

11 DEC 2017

TIME: 1:11

*1, Josef Ferraro, am authorised to make this change 7/12/17*

*1, Josef Ferraro, am authorised to make this change 7/12/17*

Form: 01TCV  
Licence: 05-11-639  
Licensee: Softdocs  
Coleman & Greig

2

# TRANSFER INCLUDING COVENANT

New South Wales  
Real Property Act 1900



## AH8483F

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

**STAMP DUTY**

Office of State Revenue use only

Office of State Revenue (NSW)	
Client No:	3883022
Duty:	Exempt <sup>3742</sup> 666123
Asst details:	5308



Lot 53 DP1147186 being PART3416/1105169 and Lot 1 DP1147275 being PART 11147275  
A/270613

Document Collection <b>345D</b>	Name, Address or DX, Telephone, and Customer Account Number if any <b>LLPN: 123397E JOHN McLAREN &amp; CO.</b>	CODE
	Reference (optional): <b>COLEMAN: RMS:120730</b>	<b>TV</b>

**(C) TRANSFEROR**

**DANDALOO PTY LTD ACN 002 338 543**

**(D)**

The transferor acknowledges receipt of the consideration of \$2,721,468.51

**(E)**

and as regards the land specified above transfers to the transferee an estate in fee simple and

**(F)**

the transferor covenants with the transferee as set out in schedule I hereto.

**(G) TRANSFEREE**

**ROADS AND MARITIME SERVICES ABN 76 236 371 088**

**(H)**

**TENANCY:**

**DATE**

**(I)** Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the corporation named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.

*See Annexure "A" attached*

Corporation: **DANDALOO PTY LTD ACN 002 338 543**  
Authority: Section 127(1) of the Corporations Act 2001

Signature of authorised person:  
Name of authorised person:  
Office held:

Signature of authorised person:  
Name of authorised person:  
Office held:

Certified correct for the purposes of the Real Property Act 1900 by the person whose signature appears below.

Signature:

Signatory's name: **John Cotter**  
Capacity: **Solicitor for the transferee**

**(J)** The transferee's solicitor certifies that the eNOS data relevant to this dealing has been submitted and stored under eNOS ID No.  Full Name: ..... Signature: .....

\* s117 RP Act requires that you must have known the signatory for more than 12 months or have sighted identifying documentation.

Form: 01TCV

(K) SCHEDULE 1 TO TRANSFER: TRANSFEROR'S COVENANT

(L) Dated: ..... / ..... / .....

From: DANDALOO PTY LTD ACN 002 338 543

To: ROADS AND MARITIME SERVICES

(M) Land benefited by covenant: Lot 53 DP1147186 and Lot 1 DP1147275

Land burdened by covenant: Lot 50 DP1147186 and the residue of Lot 14 DP270613

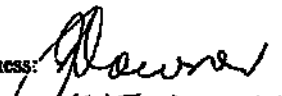
(N) Terms of the covenant:

The Transferor does hereby for the benefit of Lot 53 in DP1147186 and Lot 1 DP1147275 (hereinafter called "the dominant tenement") and with Camden Council so as to bind and burden Lot 50 in DP1147186 and the residue of Lot 14 DP270613 (hereinafter called "the servient tenement") that the Transferor will not without the written consent of Roads and Maritime Services (which consent may be revoked at any time by Roads and Maritime Services at its discretion and without compensation) construct or allow to be constructed on the servient tenement any means of access to or from the dominant tenement or use or allow to be used the servient tenement as a means of access to or from the dominant tenement AND it is hereby declared that the restriction imposed by this covenant shall cease to apply if the dominant tenement after having been declared a controlled access road/freeway under Section 4 of the State Roads Act 1986 thereafter ceases to be such a controlled access road/freeway.

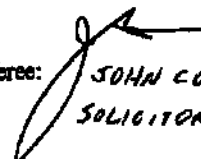
(O) Signature of witness:

Signature of transferor:

Signature of witness:

  
JANET DOWNER  
100 GEORGE ST  
PARLAMATTA

Signature of transferee:

  
JOHN COTTER  
SOLICITOR FOR THE TRANSFEREE

## ANNEXURE "A" TO TRANSFER INCLUDING COVENANT

Parties: Dandaloo Pty Limited ACN 002 338 543 and Roads and Maritime Services ABN 76 236 371 088

Dated: .....

I certify that the person(s) signing opposite, with whom I am personally acquainted or as to whose identity I am otherwise satisfied, signed this instrument in my presence.

Certified correct for the purposes of the Real Property Act 1900 by the person(s) named below who signed this instrument pursuant to the power of attorney specified.

Signature of witness:



Name of witness:

*Belinda Stapleton.*

Address of witness:

49 Dumaresq Street, Campbelltown

Signature of attorney:



Attorney's name:

Peter Joseph Crittenden

Signing on behalf of:

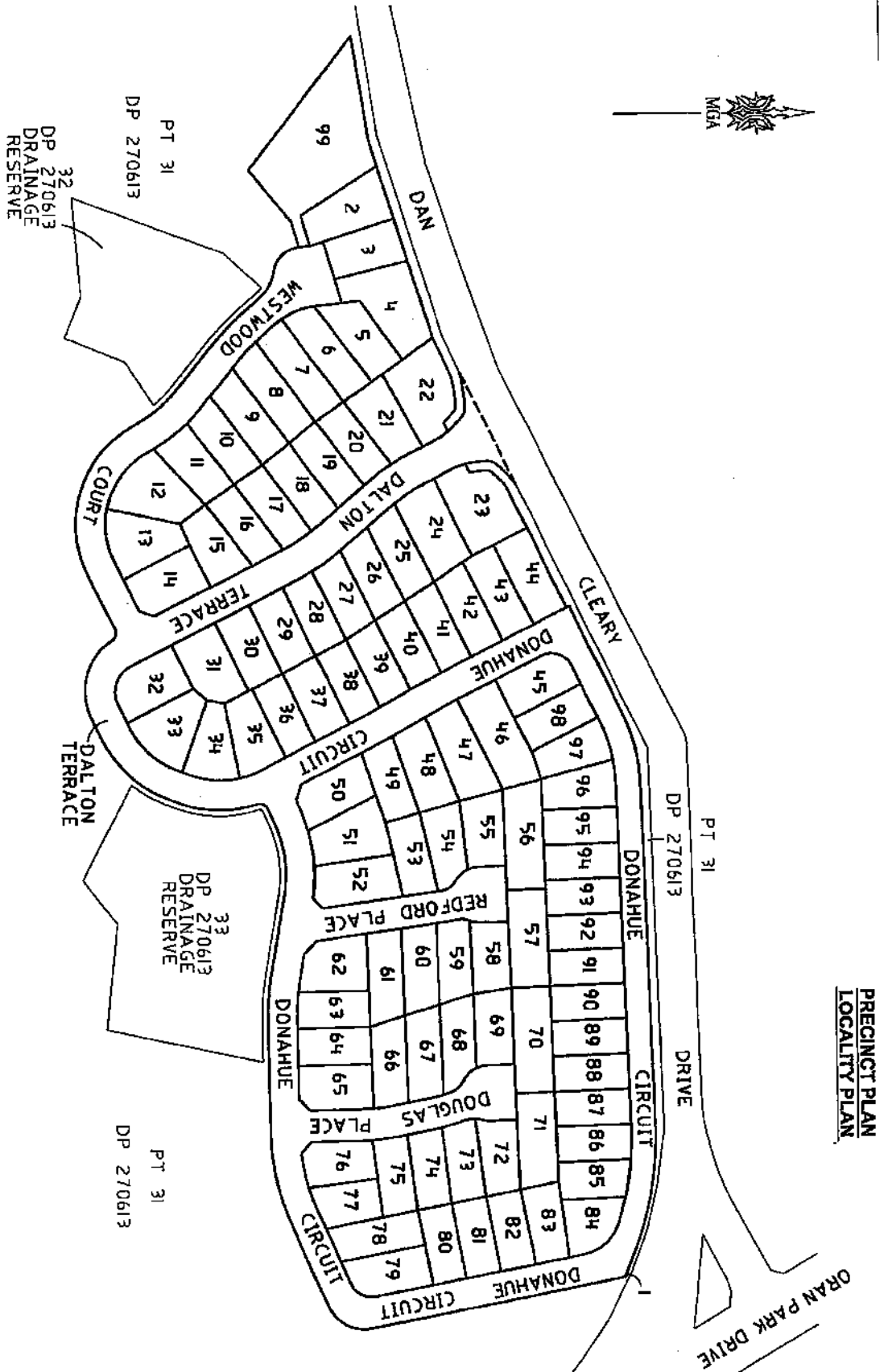
Dandaloo Pty Limited

Power of attorney-Book:

4456

-No.:

43



**PRECINCT PLAN  
LOCALITY PLAN**

THIS SHEET IS BEING CONTINUALLY UPDATED TO SHOW THE CURRENT SUBMISSION PATTERN OF THE SCHEME FOR DETAILS OF UPDATES AND ADDITIONAL AND REPLACEMENT SHEETS SEE SCHEDULE BELOW

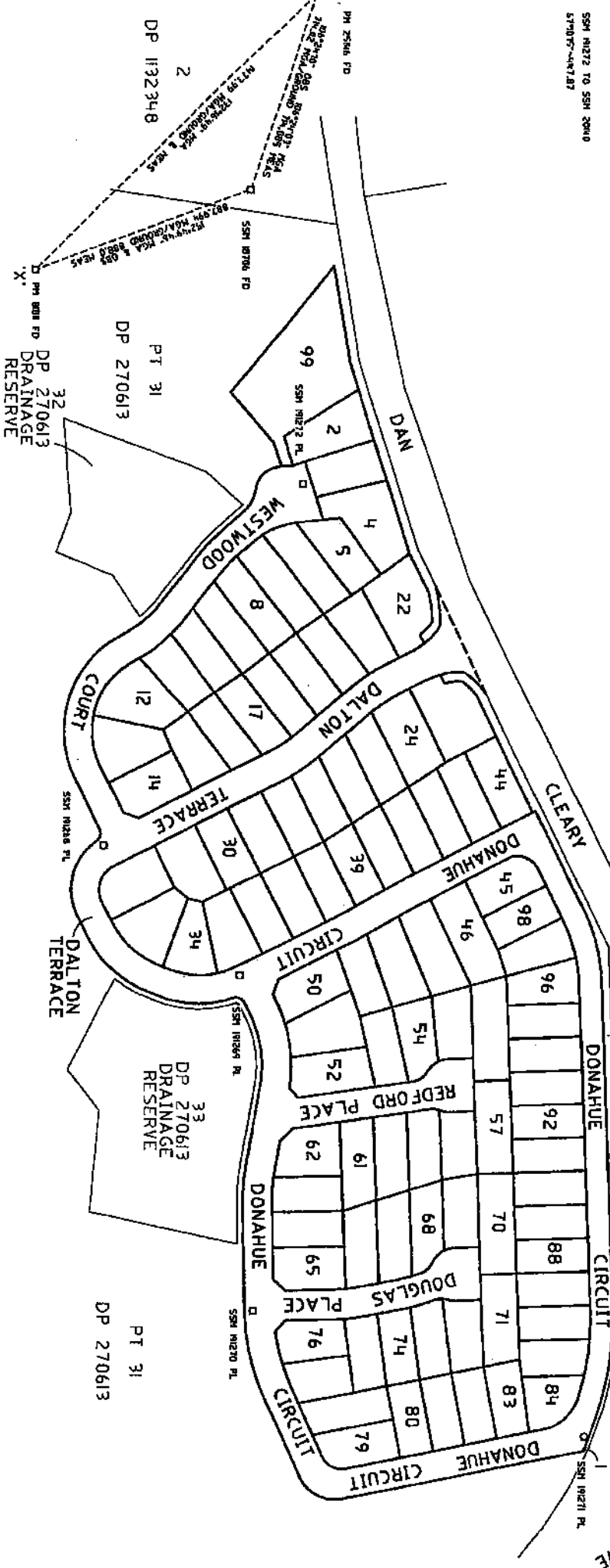
SCHEDULE OF CHANGES TO THE SCHEME		
LOT NO.	DETAILS	SHEET NO.

Subdivision No: 14/2008/126719  
 Date of Survey: 18-02-2015  
 Surveyor: BENJAMIN JOHN CUMMINS  
 Surveyor's Ref: 08308PP (ISSUE G)  
 Registrar: 4.5.2015

DP280048 ©

- CONNECTIONS**
- SSM 2200 TO SSM 19271
  - 10270370~100495
  - SSM 19271 TO SSM 19278
  - 20079745~192008
  - SSM 19278 TO SSM 19289
  - 26744955~1761875
  - SSM 19289 TO SSM 19288
  - 22740270~100495
  - SSM 19288 TO SSM 19272
  - 27999910~222045
  - SSM 19272 TO SSM 20016
  - 17910075~100495
  - SSM 20016 TO SSM 19278
  - 10049570~100495
  - SSM 19278 TO SSM 19289
  - 10049570~100495
  - SSM 19289 TO SSM 19272
  - 10049570~100495
  - SSM 19272 TO SSM 19278
  - 10049570~100495

NAME	EASTING	NORTHING	ZONE	CLASS	PRIORITY	SOURCE	DATE
PM 25116	28963.444	423487.331	54	B	2	SCONS	15-09-2014
PM 18011	29103.125	423095.515	54	A	1	SCONS	05-09-2014
SSM 19278	29062.579	423096.544	54	C	3	SCONS	05-09-2014
SSM 20016	29131.743	423485.381	54	C	3	SCONS	05-09-2014
SSM 19278	29110.18	423373.2	54	E	5	TRAVERSE	18-02-2015
SSM 19129	29110.18	423381.7	54	E	5	TRAVERSE	18-02-2015
SSM 19128	29130.1	423394.5	54	E	5	TRAVERSE	18-02-2015
SSM 19121	291417.8	423453.3	54	E	5	TRAVERSE	18-02-2015
SSM 19122	29098.2	423380.4	54	E	5	TRAVERSE	18-02-2015



**PRECINCT PLAN  
DETAIL PLAN**  
(IN 7 SHEETS)

Surveyor: **SEKUMANN JOHN CLIMANS**      PLANS: **SUBDIVISION OF LOT 30 IN DP 270613 AND EASEMENTS WITHIN**  
 Date of Survey: **18-02-2015**  
 Surveyor's Ref: **DCS09877**      RESUSE ID:  
 LGA: **CAMDEN**      Local: **HARRINGTON PARK**      Registration: **4.5.2015**  
 Subdivision No: **1420081/28719**  
**DP280048**

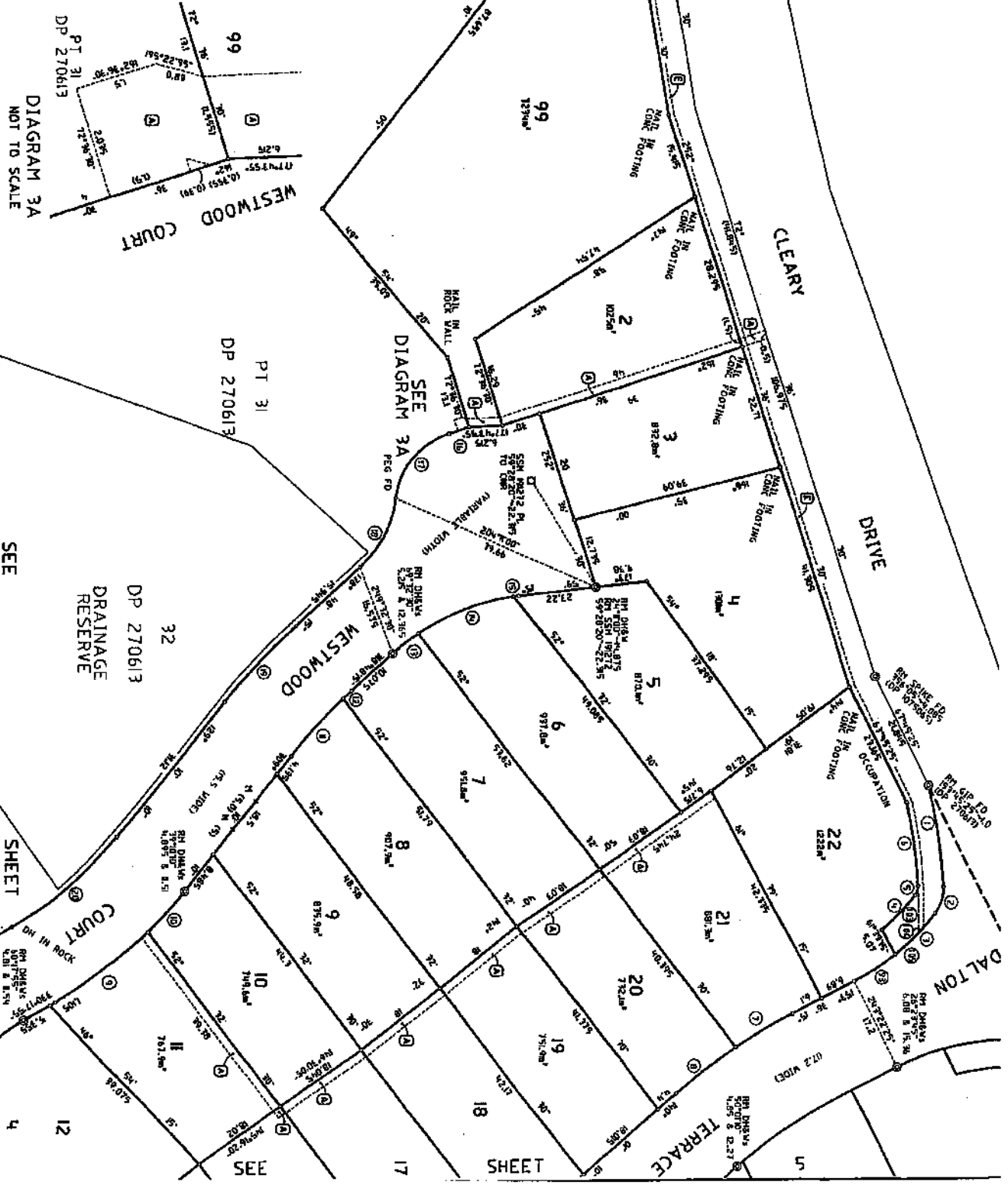
**PRECINCT PLAN  
DETAIL PLAN**  
(M 7 SHEET)



**SCHEDULE of SHORT & CURVED BOUNDARIES**

No.	BEARING	CURVE	ARC	BEARING
1	81°48'20"	16.4	16.43	94.55
2	107°58'45"	4.975	5.045	2.05
3	135°15'25"	10.31	10.335	44.25
4	311°51'15"	4.61	4.505	48
5	308°00'48"	1.265	1.3	2.5
6	282°52'28"	15.1	15.12	88
7	154°28'15"	12.125	12.11	100.6
8	147°36'48"	13.01	13.02	100.6
9	327°08'20"	26.205	26.2	82.25
10	312°34'35"	9.895	9.9	82.25
11	317°21'55"	14.16	14.17	94.75
12	318°18'55"	5.83	5.855	42
13	327°47'55"	2.1	2.1	42
14	339°45'30"	16.005	16.005	42
15	337°22'25"	4.925	4.925	42
16	164°36'38"	15.005	15.005	11
17	134°17'35"	14.005	14.31	112.35
18	118°18'35"	16.005	16.015	112.35
19	137°59'18"	24.005	24.005	97.75
20	137°44'05"	24.005	24.005	97.75
21	90°05'15"	4.535	4.535	98
22	138°55'15"	1.51	1.51	44.55
23	138°37'45"	5.48	5.48	44.55

- (A) EASEMENT TO DRAIN WATER 1.5 MIDE
- (B) EASEMENT FOR UNDERGROUND CABLES 1 MIDE
- (C) RESTRICTION ON THE USE OF LAND



**DIAGRAM 3A**  
NOT TO SCALE

**DIAGRAM 3B**  
NOT TO SCALE

Surveyor: **BENJAMIN JOHN CUMMINGS**  
Data of Survey: 18-02-2015  
Surveyor's No: 026089PP

PLAN OF  
**SUBDIVISION OF  
LOT 30 IN DP 270613  
AND EASEMENTS WITHIN  
LOT 31 IN DP 270613**

LOCAL: CAMDEN  
Location: HARRINGTON PARK  
Substation No: 14020001257/19  
Lengths given in meters, Bearings in degrees

Regulant  
4.5.2015

**DP280048**

SHEET

SEE

SEE SHEET

- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) EASEMENT FOR PADMOUNT SUBSTATION 3.75 WIDE
- (C) RESTRICTION ON THE USE OF LAND
- (D) RESTRICTION ON THE USE OF LAND
- (E) EASEMENT FOR REPAIRS 1 WIDE
- (F) EASEMENT FOR REPAIRS 1.5 WIDE
- (G) EASEMENT FOR REPAIRS 2 WIDE
- (H) RESTRICTION FOR REPAIRS 2 WIDE

FOR (TT) & (DD) DETAILS SEE SHEETS 8 & 7  
**FOR EASEMENT DETAILS  
 SEE SHEETS 7, 8 & 9**

Survey: BENJAMIN JOHN CLAWSON  
 Date of Survey: 18-02-2015  
 Stamp: Rtd. 08838999

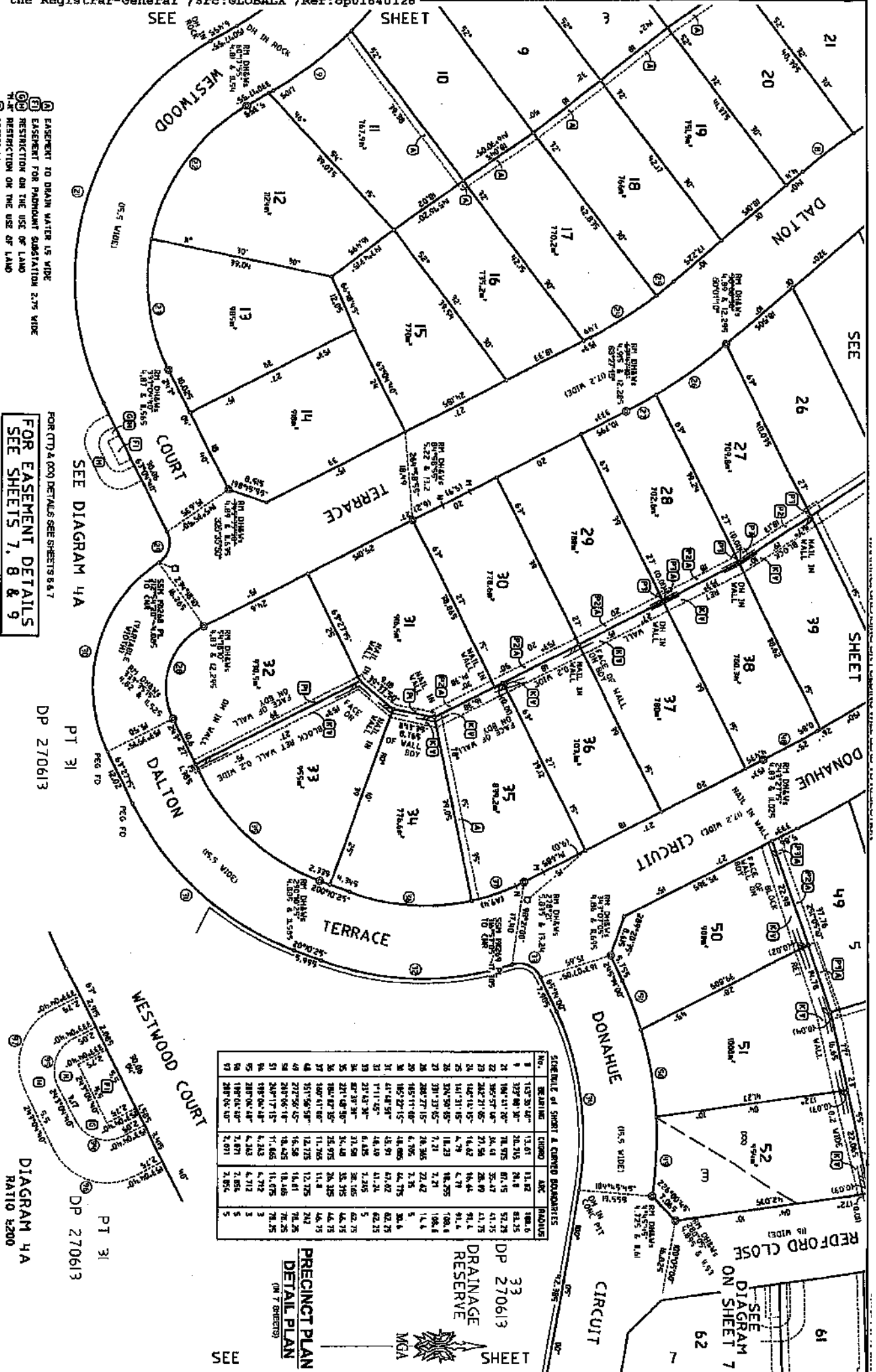
PLAN OF  
**SUBDIVISION OF  
 LOT 30 IN DP 270613  
 AND EASEMENTS WITHIN**

LGA: CAMDEN  
 Locality: HARRINGTON PARK  
 Subdivision No: 142009128719

Register:  
 4.5.2015

**DP280048**

DIAGRAM 4A  
 RATIO 1:200



**SCHEDULE OF SHEET & CUMULATIVE COORDINATES**

No.	COORDINATE	EASTING	NORTHING	AREA	PERCENTAGE
1	112.30	11.61	11.82	108.6	100.0
2	112.30	20.74	83.15	83.15	76.6
3	106.57	78.95	87.15	87.15	79.4
4	242.27	21.54	35.47	41.75	38.5
5	102.11	16.42	16.44	16.44	15.2
6	101.31	18.23	18.25	18.25	16.8
7	242.27	7.21	7.21	7.21	6.6
8	242.27	22.42	22.42	22.42	20.6
9	102.11	6.79	6.79	6.79	6.2
10	102.11	14.06	14.06	14.06	12.9
11	111.12	14.06	14.06	14.06	12.9
12	21.42	14.06	14.06	14.06	12.9
13	21.42	14.06	14.06	14.06	12.9
14	21.42	14.06	14.06	14.06	12.9
15	21.42	14.06	14.06	14.06	12.9
16	21.42	14.06	14.06	14.06	12.9
17	21.42	14.06	14.06	14.06	12.9
18	21.42	14.06	14.06	14.06	12.9
19	21.42	14.06	14.06	14.06	12.9
20	21.42	14.06	14.06	14.06	12.9
21	21.42	14.06	14.06	14.06	12.9
22	21.42	14.06	14.06	14.06	12.9
23	21.42	14.06	14.06	14.06	12.9
24	21.42	14.06	14.06	14.06	12.9
25	21.42	14.06	14.06	14.06	12.9
26	21.42	14.06	14.06	14.06	12.9
27	21.42	14.06	14.06	14.06	12.9
28	21.42	14.06	14.06	14.06	12.9
29	21.42	14.06	14.06	14.06	12.9
30	21.42	14.06	14.06	14.06	12.9
31	21.42	14.06	14.06	14.06	12.9
32	21.42	14.06	14.06	14.06	12.9
33	21.42	14.06	14.06	14.06	12.9
34	21.42	14.06	14.06	14.06	12.9
35	21.42	14.06	14.06	14.06	12.9
36	21.42	14.06	14.06	14.06	12.9
37	21.42	14.06	14.06	14.06	12.9
38	21.42	14.06	14.06	14.06	12.9
39	21.42	14.06	14.06	14.06	12.9
40	21.42	14.06	14.06	14.06	12.9
41	21.42	14.06	14.06	14.06	12.9
42	21.42	14.06	14.06	14.06	12.9
43	21.42	14.06	14.06	14.06	12.9
44	21.42	14.06	14.06	14.06	12.9
45	21.42	14.06	14.06	14.06	12.9
46	21.42	14.06	14.06	14.06	12.9
47	21.42	14.06	14.06	14.06	12.9
48	21.42	14.06	14.06	14.06	12.9
49	21.42	14.06	14.06	14.06	12.9
50	21.42	14.06	14.06	14.06	12.9
51	21.42	14.06	14.06	14.06	12.9
52	21.42	14.06	14.06	14.06	12.9

PRECINCT PLAN  
 DETAIL PLAN  
 (IN 7 SHEETS)  
 MGA  
 DP 270613  
 DRAINAGE  
 RESERVE

SEE  
 DIAGRAM  
 ON SHEET  
 7

**SCHEDULE OF SHORT & CURVED EASEMENTS**

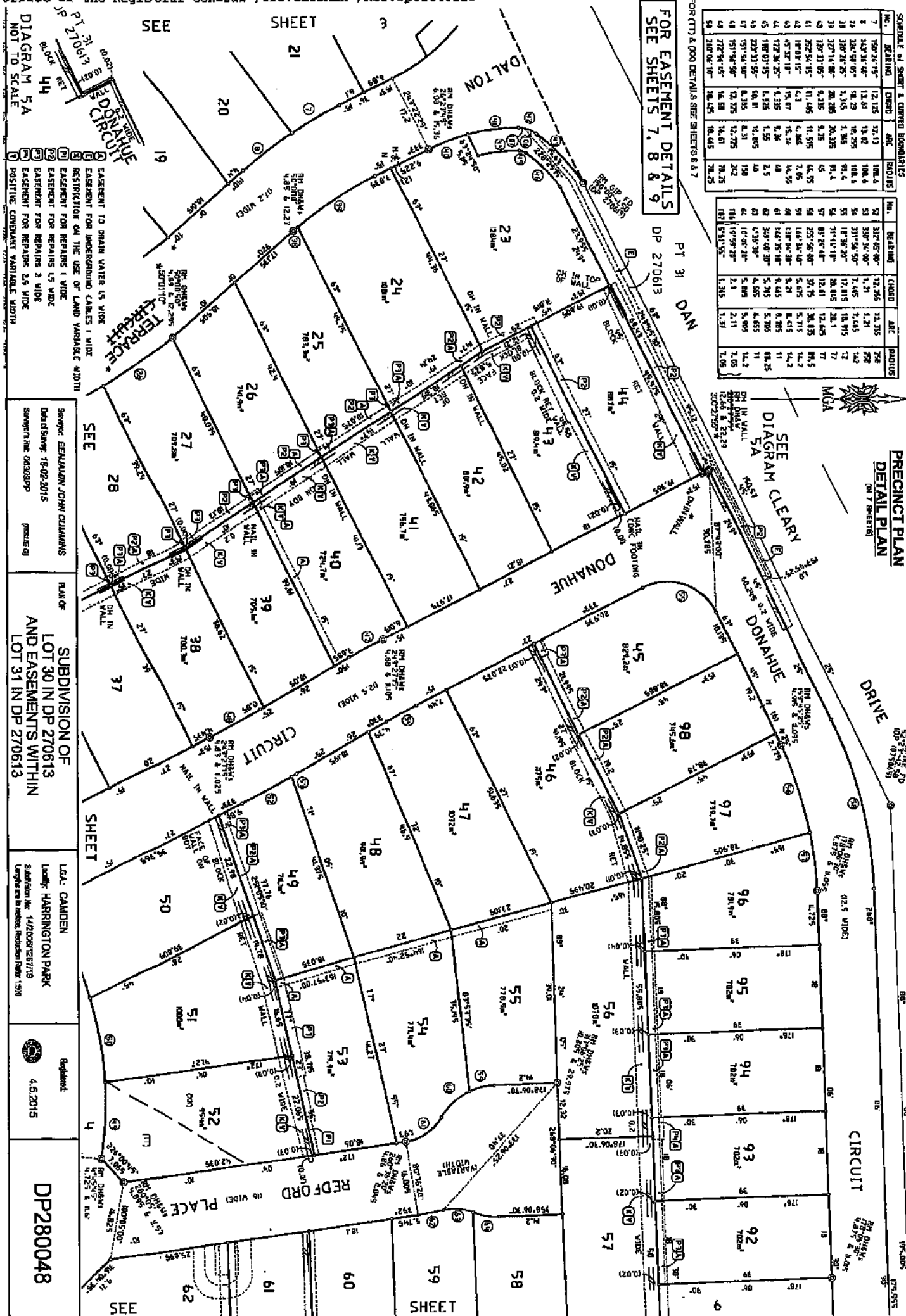
No.	BEARING	CHORD	ARC	ADIUS
1	150° 24' 15"	12.125	12.13	108.4
2	142° 34' 40"	13.81	13.82	108.4
3	130° 59' 05"	18.29	18.295	108.4
4	120° 24' 25"	1.305	1.305	108.4
5	107° 14' 00"	20.285	20.285	91.1
6	93° 33' 05"	9.235	9.235	91.1
7	79° 54' 15"	11.485	11.515	44.55
8	67° 08' 15"	4.3	4.305	14.55
9	54° 57' 25"	1.535	1.535	4.8
10	42° 57' 35"	1.535	1.535	4.8
11	30° 57' 45"	1.535	1.535	4.8
12	18° 57' 55"	1.535	1.535	4.8
13	6° 58' 05"	1.535	1.535	4.8
14	150° 24' 15"	12.125	12.13	108.4
15	142° 34' 40"	13.81	13.82	108.4
16	130° 59' 05"	18.29	18.295	108.4
17	120° 24' 25"	1.305	1.305	108.4
18	107° 14' 00"	20.285	20.285	91.1
19	93° 33' 05"	9.235	9.235	91.1
20	79° 54' 15"	11.485	11.515	44.55
21	67° 08' 15"	4.3	4.305	14.55
22	54° 57' 25"	1.535	1.535	4.8
23	42° 57' 35"	1.535	1.535	4.8
24	30° 57' 45"	1.535	1.535	4.8
25	18° 57' 55"	1.535	1.535	4.8
26	6° 58' 05"	1.535	1.535	4.8

FOR (T) & (O) DETAILS SEE SHEETS 8 & 7

**FOR EASEMENT DETAILS SEE SHEETS 7, 8 & 9**

**PRECINCT PLAN DETAIL PLAN ON 7 SHEETS**

No.	BEARING	CHORD	ARC	ADIUS
27	317° 05' 00"	32.355	32.355	758
28	307° 34' 00"	1.21	1.21	108.4
29	307° 34' 00"	17.465	17.465	142
30	18° 36' 20"	17.115	18.115	142
31	17° 14' 10"	20.015	20.015	177
32	05° 24' 40"	12.01	12.015	61.5
33	257° 54' 40"	32.75	30.135	61.5
34	148° 34' 10"	5.675	5.715	14.2
35	138° 04' 10"	9.29	9.315	14.2
36	147° 35' 10"	5.705	5.705	68.35
37	327° 40' 30"	5.705	5.705	68.35
38	10° 30' 30"	4.555	4.555	11
39	10° 30' 30"	5.885	5.885	14.2
40	10° 30' 30"	5.885	5.885	14.2
41	10° 30' 30"	2.1	2.1	7.05
42	10° 30' 30"	1.315	1.315	7.05



SEE SHEET 21  
SEE SHEET 20  
SEE SHEET 19  
SEE SHEET 23  
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SEE SHEET 60  
SEE SHEET 61  
SEE SHEET 62

DATE OF PLAN: 18-02-2015  
DRAWN BY: DEBRAUN JOHN CULMANN  
CHECKED BY: [Signature]

**SUBDIVISION OF LOT 30 IN DP 270613 AND EASEMENTS WITHIN LOT 31 IN DP 270613**

LOCAL CADDEN  
Landing: HARRINGTON PARK  
Subdivision No: 142/000/128/19  
Lengths are in meters. Redundant Data: 1500

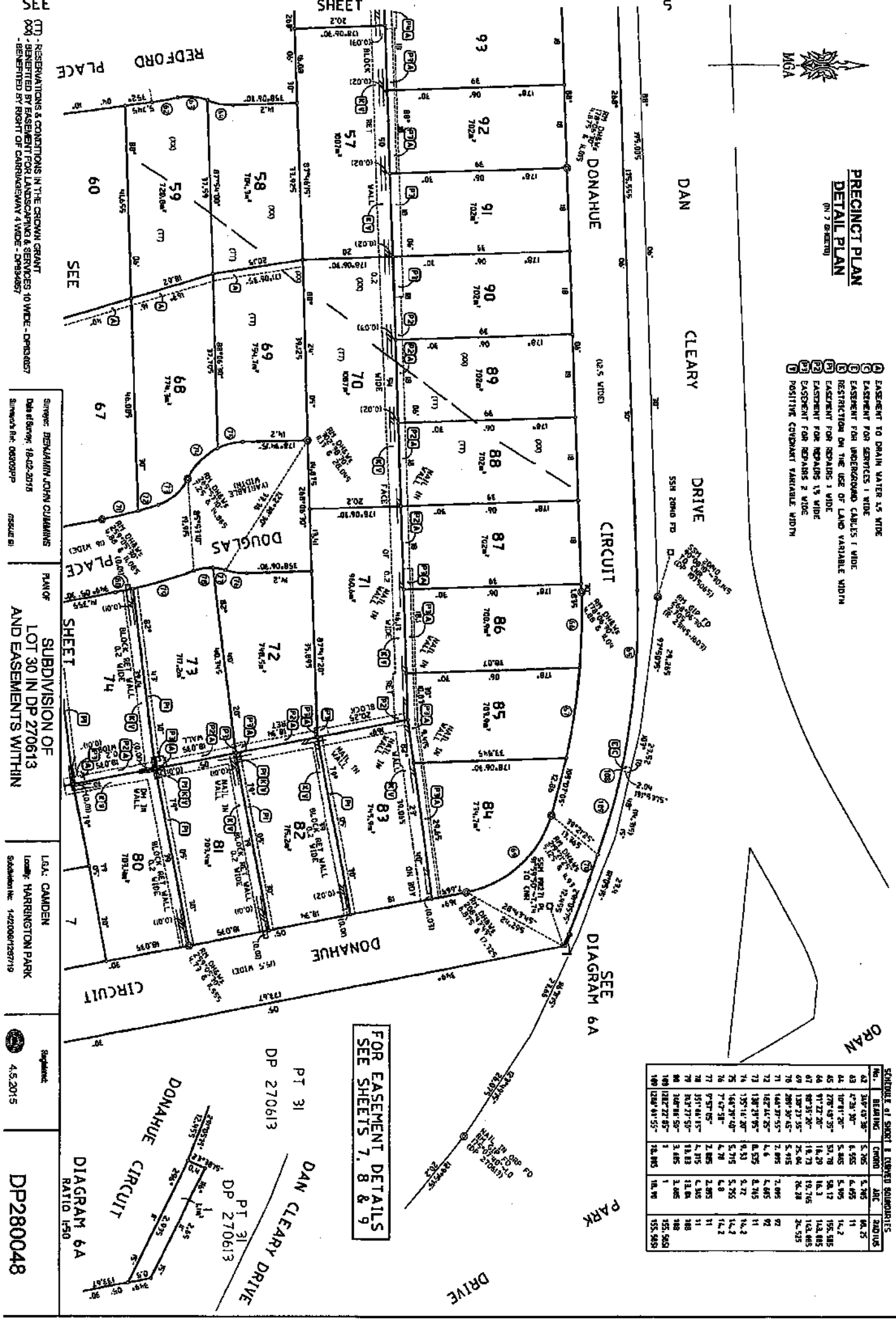
Replicant  
4.5.2015

**DP280048**



**PRECINCT PLAN  
DETAIL PLAN**  
(IN 7 SHEETS)

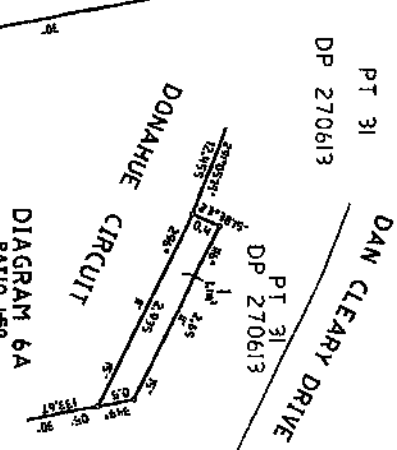
- 1 EASEMENT TO DRAIN WATER 1.5 WIDE
- 2 EASEMENT FOR SERVICES 1 WIDE
- 3 EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- 4 RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- 5 EASEMENT FOR ROADS 1 WIDE
- 6 EASEMENT FOR ROADS 1.5 WIDE
- 7 EASEMENT FOR ROADS 2 WIDE
- 8 POSITIVE CORNER VARIABLE WIDTH



**SCHEDULE of SHORT & CURVED EQUIVALENTS**

No.	BEARING	CURVED	ARC	2ND ANG
62	347°47'38"	5.265	5.265	64.5
63	473°30"	5.955	5.955	11
64	107°17'20"	5.885	5.885	14.2
65	278°47'57"	50.78	50.78	155.585
66	117°22'20"	18.29	18.29	162.885
67	88°35'20"	25.84	25.84	162.885
68	138°21'55"	26.84	26.84	26.525
69	289°30'45"	5.915	5.915	2.095
70	164°37'55"	2.895	2.895	92
71	162°14'25"	4.6	4.6	92
72	162°14'25"	8.535	8.535	14.2
73	138°21'55"	9.53	9.53	14.2
74	135°16'20"	5.215	5.215	14.2
75	164°37'47"	5.215	5.215	14.2
76	7°47'58"	4.278	4.278	14.2
77	97°57'05"	2.895	2.895	11
78	351°44'15"	4.215	4.215	11
79	307°27'50"	13.84	13.84	188
80	348°18'50"	3.885	3.885	188
140	128°22'27'85"	1	1	155.585
140	128°41'55"	1	1	155.585

**FOR EASEMENT DETAILS  
SEE SHEETS 7, 8 & 9**



Surveyor: **BERNARD JOHN CULMANN**  
Date of Survey: 18-02-2015  
Sinnick's Ref: 060099PP

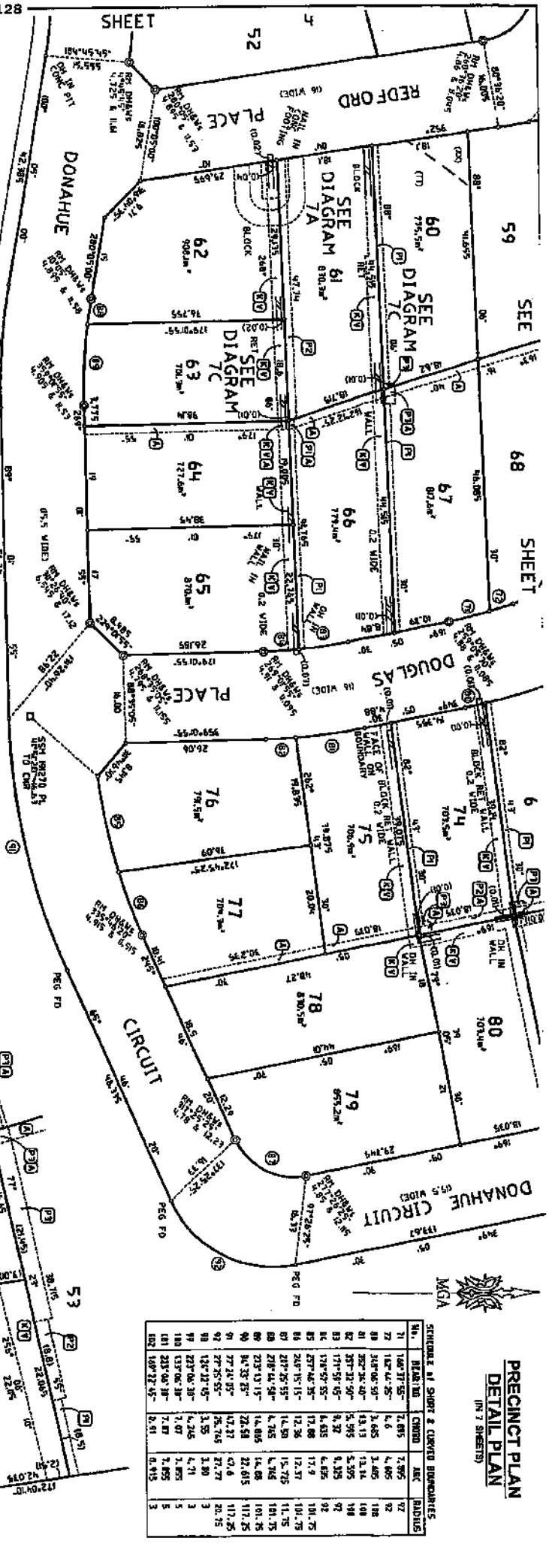
FLAT OF  
**SUBDIVISION OF  
LOT 30 IN DP 270613  
AND EASEMENTS WITHIN**

L.G.A. CAMDEN  
Locality: **HARRINGTON PARK**  
Sinnick's Ref: 1422008/128719

Scale:  
4.5.2015

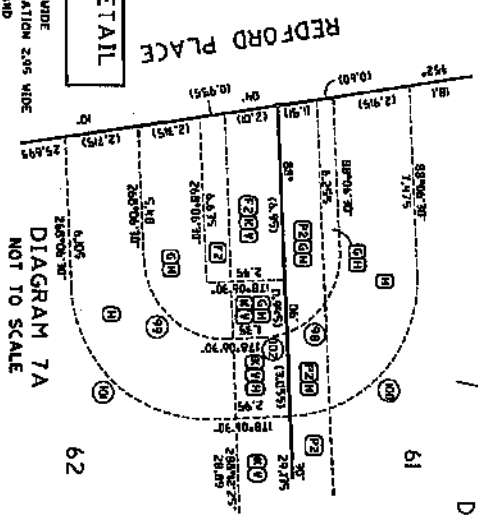
**DP280048**

VFR

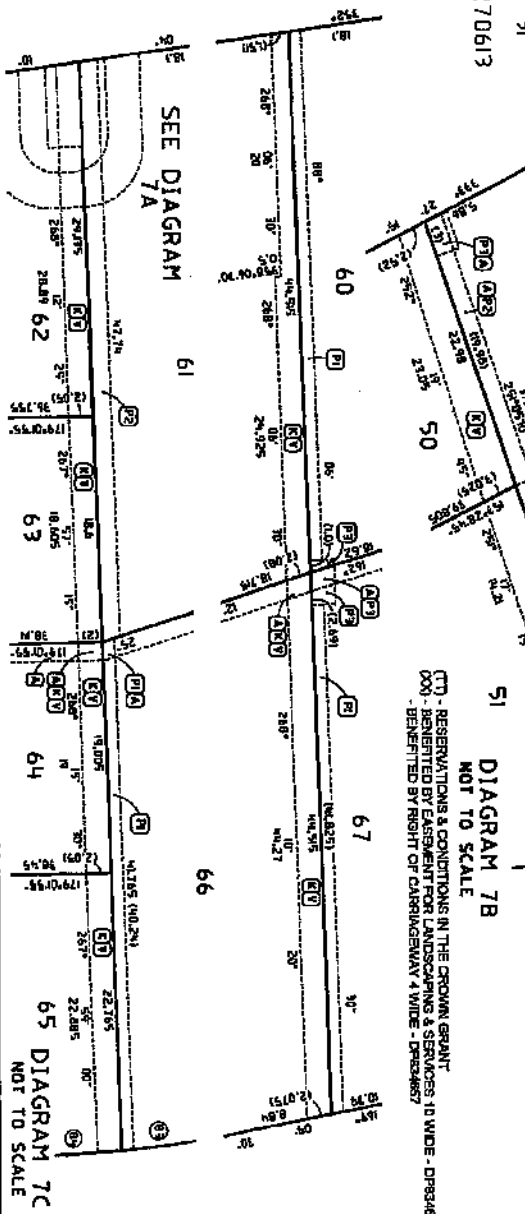


**FOR EASEMENT DETAIL  
SEE SHEET 8**

DP 270613  
DRAINAGE  
RESERVE



PT 31  
DP 270613



RESERVATIONS & CONDITIONS IN THE CROWN GRANT  
EASEMENT TO DRAIN WATER U.S. WIDE - DP280048  
- BENEFITED BY EASEMENT FROM LANDSCAPING & SERVICES - DP280048  
- BENEFITED BY RIGHT OF CARRIAGEWAY 4 WIDE - DP280048

- 1 EASEMENT TO DRAIN WATER U.S. WIDE
- 2 EASEMENT FOR PADMOUNT SUBSTATION 2.95 WIDE
- 3 RESTRICTION ON THE USE OF LAND
- 4 RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- 5 EASEMENT FOR REPAIRS 1 WIDE
- 6 EASEMENT FOR REPAIRS 1.5 WIDE
- 7 EASEMENT FOR REPAIRS 2 WIDE
- 8 POSITIVE COVENANT VARIABLE WIDTH

Surveyor: BENJAMIN JOHN QUINN  
Date of Survey: 18-02-2015  
Survey No: DC280048

PLAN OF  
SUBDIVISION OF  
LOT 30 IN DP 270613  
AND EASEMENTS WITHIN  
LOT 31 IN DP 270613

LGA: CAMDEN  
Location: HARRINGTON PARK  
Subdivision No: 14/2007/28719  
Length in m from: Neuston Park: 1500

Regulated:  
4.5.2015

DP280048

STANDARD 1:1 SHOR & CURVED DIMENSIONS

No.	BEAR. TO	CURVED	ARC	RADIUS
1	1.67 37.55	2.615	7.595	92
2	1.27 47.25	4.6	3.465	108
3	3.87 46.57	3.685	1.465	108
4	3.87 32.47	13.13	13.14	108
5	3.87 32.97	5.595	5.595	108
6	1.71 52.57	8.32	4.325	92
7	1.71 42.57	4.435	4.435	92
8	2.07 42.15	12.38	12.37	108
9	2.07 25.55	4.75	15.725	11.75
10	2.78 44.57	4.765	4.765	108
11	2.78 13.15	14.085	14.085	101.75
12	9.43 25.57	22.54	22.615	117.25
13	7.74 05.57	43.37	43.6	117.25
14	7.74 05.57	25.748	37.77	20.75
15	1.37 22.57	1.55	1.80	3
16	2.78 06.37	4.26	4.71	3
17	1.37 06.37	7.07	7.695	3
18	2.78 06.37	7.07	7.695	3
19	1.37 22.57	0.41	0.415	3

PRECINCT PLAN  
DETAIL PLAN  
(IN 7 SHEETS)

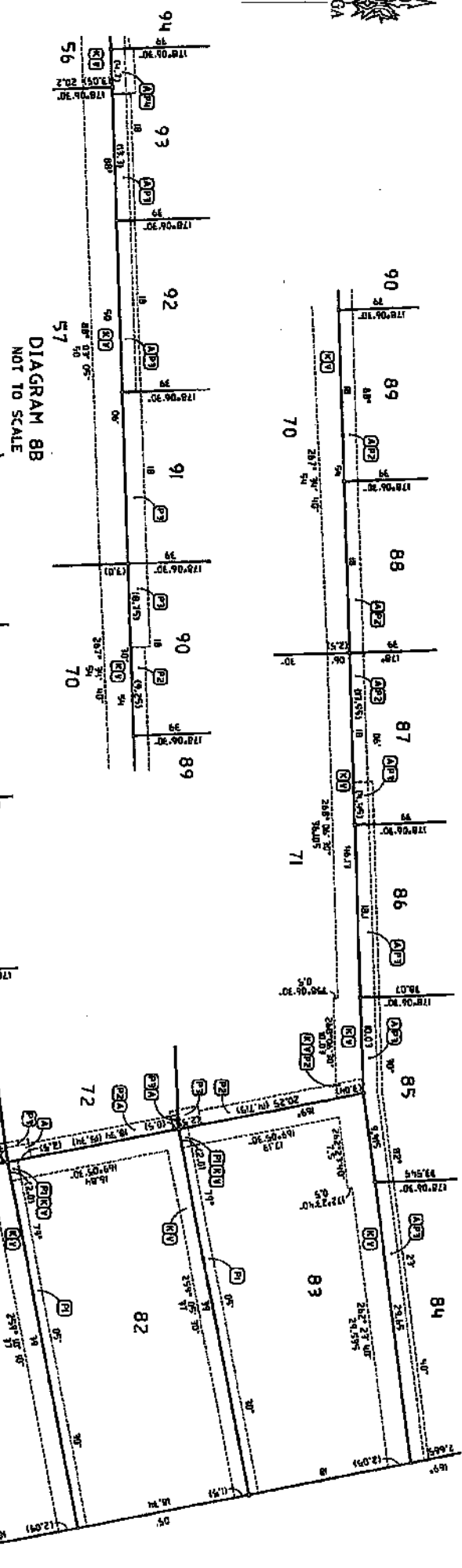


DIAGRAM 8B  
NOT TO SCALE

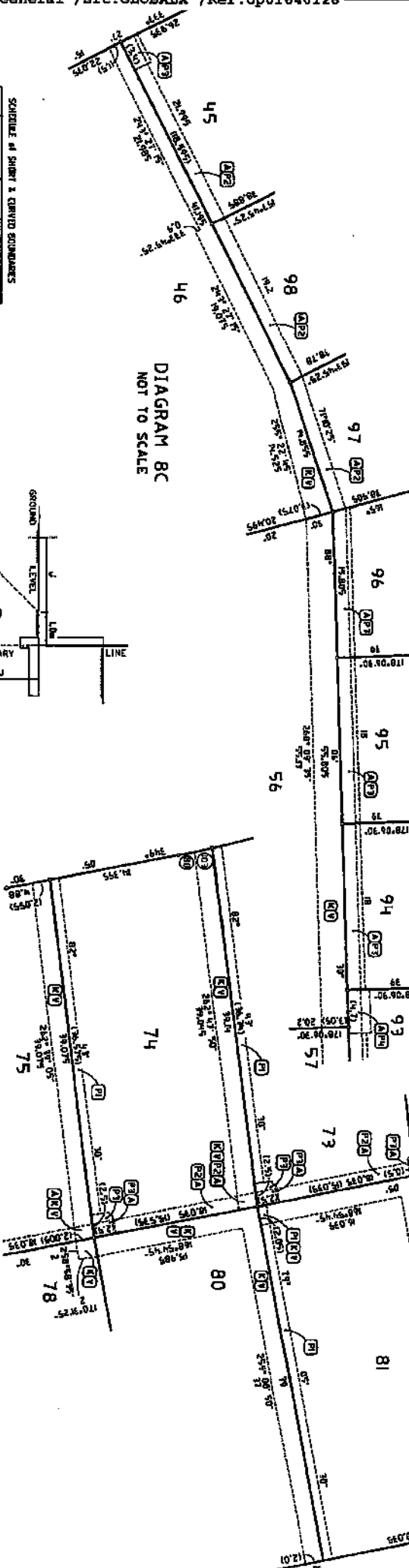


DIAGRAM 8A  
NOT TO SCALE

DIAGRAM 8C  
NOT TO SCALE

SCHEDULE of SHIRT & COLLAR DIMENSIONS

NO.	REMARKS	CHORD	ARC	CHORD	ARC	CHORD	ARC
101	(137°41'05")	2.811	2.811	2.811	109		

- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- (C) EASEMENT FOR REPAIRS 1 WIDE
- (D) EASEMENT FOR REPAIRS 1.5 WIDE
- (E) EASEMENT FOR REPAIRS 2 WIDE
- (F) EASEMENT FOR REPAIRS 2.5 WIDE
- (G) POSITIVE CONSTRAINT VARIABLE WIDTH

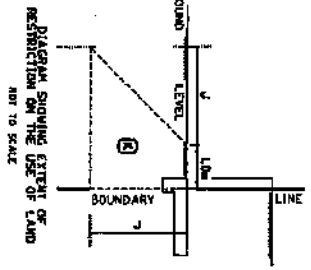


DIAGRAM SHOWING EXTENT OF RESTRICTION ON THE USE OF LAND  
NOT TO SCALE

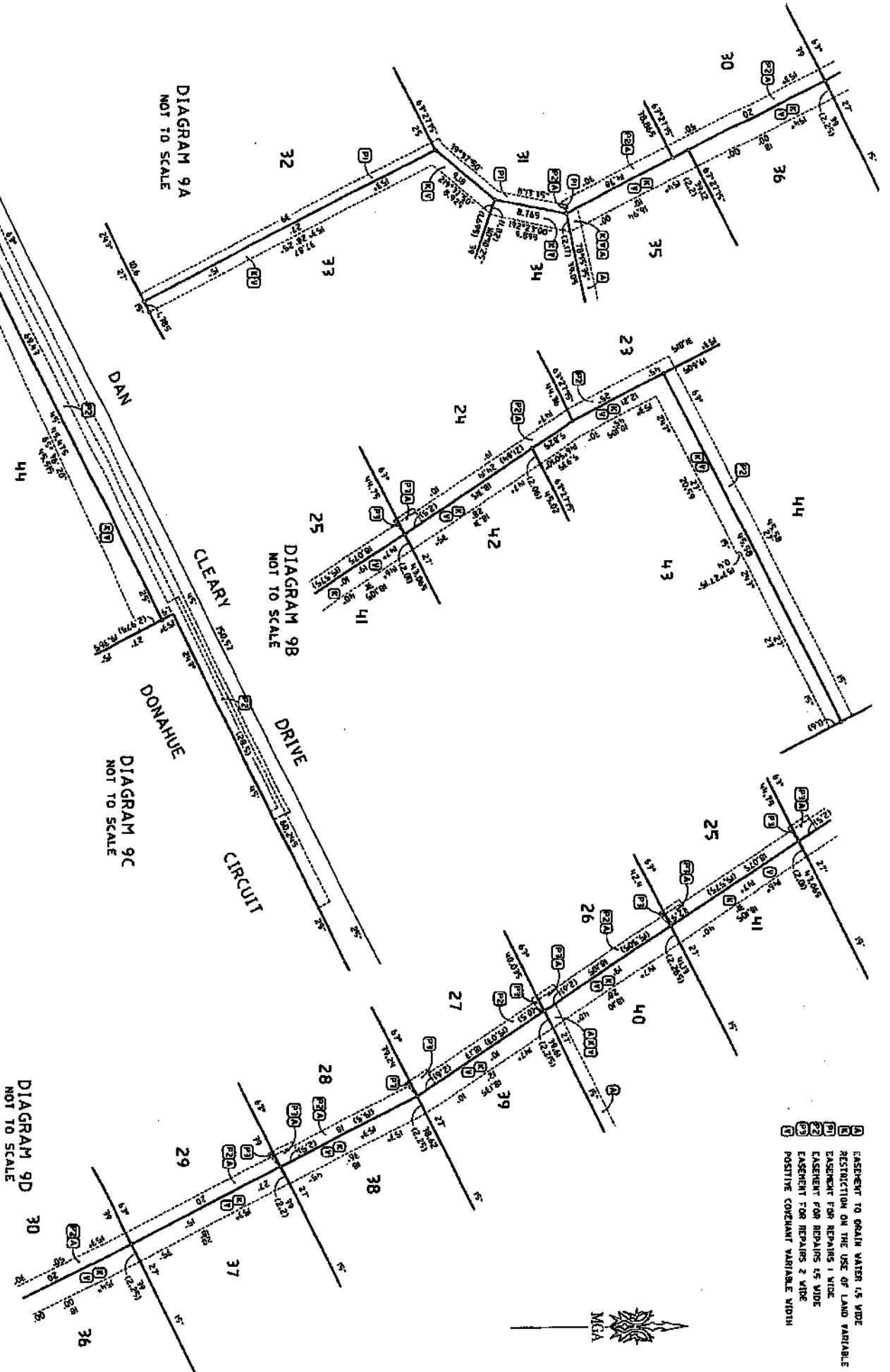
Surveyor: BERNARD JOHN CUMMINGS  
 Date of Plan: 18-02-2015  
 Surveyor Ref: D8209733

PLAN OF  
 SUBDIVISION OF  
 LOT 90 IN DP 270613  
 AND EASEMENTS WITHIN

L&L CAMDEN  
 Located: HARRINGTON PARK  
 Subdivision No: 142006725719

Regulation  
 4.5.2015

DP280048



- 1 EASEMENT TO DRAIN WATER 4.5 WIDE
- 2 RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- 3 EASEMENT FOR REPAIRS 1 WIDE
- 4 EASEMENT FOR REPAIRS 4.5 WIDE
- 5 EASEMENT FOR REPAIRS 2 WIDE
- 6 POSITIVE CORNER VARIABLE WIDTH

Surveyor: BENJAMIN JOHN CUMMINS  
 Date of Survey: 19-02-2015  
 Surveyor's Ref: DK319PP

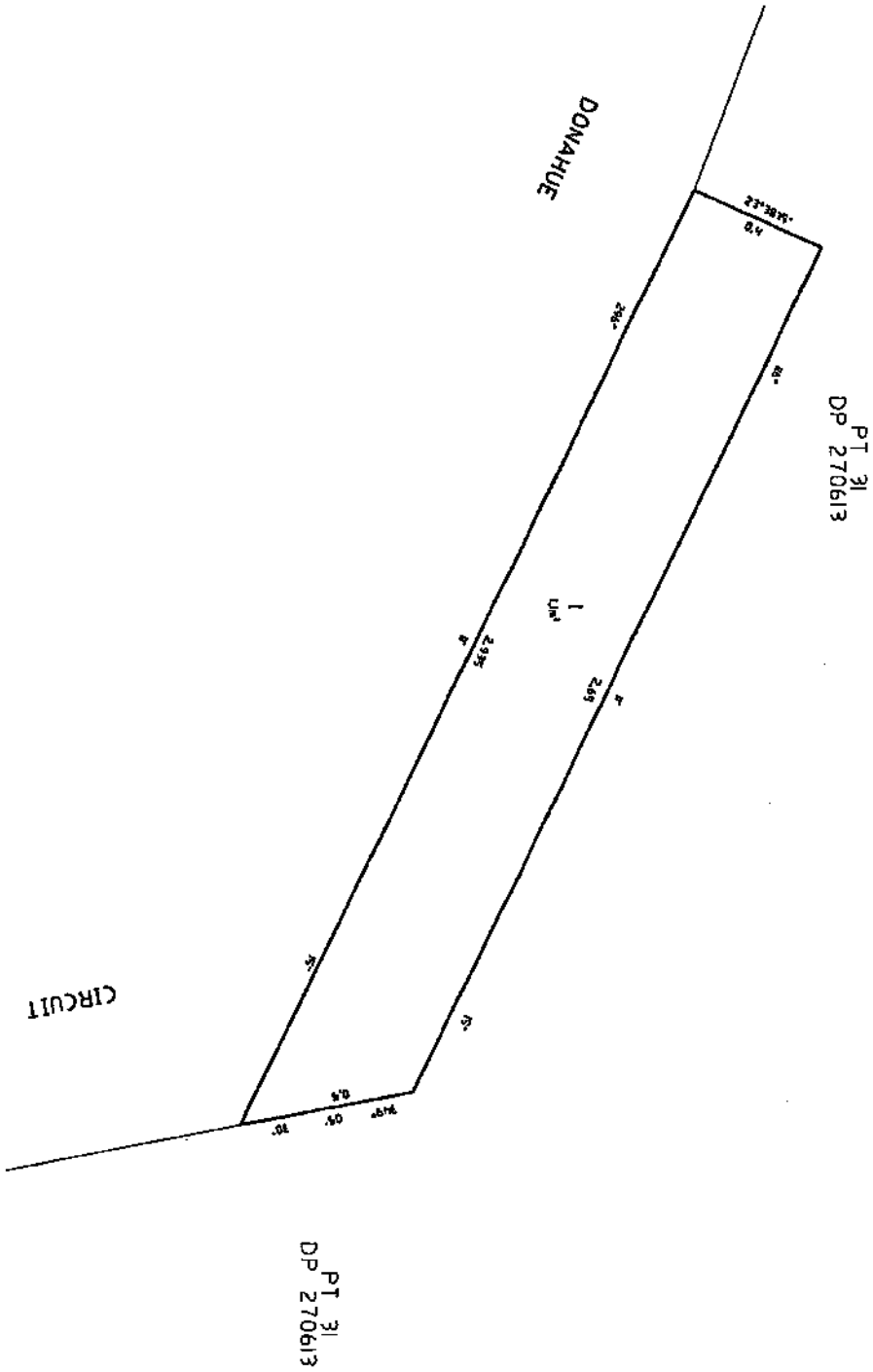
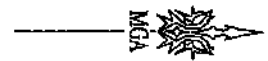
PLANNING  
 SUBDIVISION OF  
 LOT 30 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOT 31 IN DP 270613

LGA: CAMDEN  
 Locality: HARRINGTON PARK  
 Subdivision No: 14/2008/1287/19  
 Length and Area Tables: 1:300

Regulation:  
 4.5.2015

DP280048

**PRECINCT PLAN  
PRECINCT PROPERTY PLAN  
LOT 1**



Surveyor: BENJAMIN JOHN CRAWFORD  
 Date of Survey: 19-02-2016  
 Surveyor's Lic: 028239PP

PLAN OF  
 SUBDIVISION OF  
 LOT 30 IN DP 270613  
 AND EASEMENTS WITHIN

LAB: CAMDEN  
 Location: HARRINGTON PARK  
 Subdivision No: 142008/125719


Replaces:  
 4.5.2015

**DP280048**



DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 5 sheet(s)

Registered:  4.5.2015  
 Title System: TORRENS  
 Purpose: SUBDIVISION

Office Use Only

Office Use Only

DP280048

(DOC.A)

PLAN OF  
 SUBDIVISION OF  
 LOT 30 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOT 31 IN DP 270613

L.G.A.: CAMDEN  
 Locality: HARRINGTON PARK  
 Parish: COOK  
 County: CUMBERLAND

Crown Lands NSW/Western Lands Office Approval

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: \_\_\_\_\_


Survey Certificate

I, BENJAMIN JOHN CUMMINS of JOHN M. DALY & ASSOC. PTY LTD P.O. BOX 25 CAMPBELL TOWN a surveyor registered under the Surveying and Spatial Information Act, 2002, certify that:

\*(a) The land shown in the plan was surveyed in accordance with the Surveying and Spatial Information Regulation 2012, is accurate and the survey was completed on 18-02-2015

~~\*(b) The part of the land in the plan (being/excluding \_\_\_\_\_) was surveyed in accordance with the Surveying and Spatial Information Regulation 2012, is accurate and the survey was completed on \_\_\_\_\_, the part not surveyed was compiled in accordance with that Regulation.~~

~~\*(c) The land shown in this plan was compiled in accordance with the Surveying and Spatial Information Regulation 2012.~~

Signature:  Dated: 18-02-2015  
 Surveyor ID: 3301  
 Datum Line: X-Y  
 Type: Urban/Rural  
 The terrain is \*Level-Undulating / \*Steep-Mountainous.

\* Strike through if inapplicable.  
 \* Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.

Subdivision Certificate  
 I, Jeremy Swan  
 \*Authorised Person\* General Manager \*Accredited Certifier, certify that the provisions of s.109J 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: J.D. Swan  
 Accreditation number: \_\_\_\_\_  
 Consent Authority: Camden Council  
 Date of endorsement: 7 April 15  
 Subdivision Certificate number: 14/2006/1267/19  
 File number: \_\_\_\_\_

\* Strike through if inapplicable.

STATEMENTS of intention to dedicate public roads, public reserves and drainage reserves, acquire/resume land.  
 IT IS INTENDED TO DEDICATE :  
 DALTON TERRACE  
 DONAHUE CIRCUIT  
 DOUGLAS PLACE  
 REDFORD PLACE  
 WESTWOOD COURT  
 TO THE PUBLIC AS PUBLIC ROAD.

Plans used in the preparation of survey/compilation

R23145-1603  
 DP 270613  
 DP 1075065


If space is insufficient continue on PLAN FORM 6A

Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A

Surveyor's Reference: 06309PP (ISSUE F)

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 5 sheet(s)

<p>Office Use Only</p> <p>Registered:  4.5.2015</p>	<p>Office Use Only</p> <p style="font-size: 2em; text-align: center;">DP280048</p> <p style="text-align: right;">(DOC.A)</p>
<p>PLAN OF</p> <p style="text-align: center;">SUBDIVISION OF LOT 30 IN DP 270613 AND EASEMENTS WITHIN LOT 31 IN DP 270613</p>	<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 2012</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>
<p>Subdivision Certificate Number: 14/2006/1267/19</p> <p>Date of Endorsement: 7 April 2015</p>	

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE :

1. EASEMENT TO DRAIN WATER 1.5 WIDE (A)
2. EASEMENT FOR SERVICES 1 WIDE (C)
3. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E)
4. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F1)
5. EASEMENT FOR PADMOUNT SUBSTATION 2.95 WIDE (F2)
6. RESTRICTION ON THE USE OF LAND (G)(H)
7. EASEMENT FOR REPAIRS 1.0 WIDE (P1)
8. EASEMENT FOR REPAIRS 1.5 WIDE (P2)
9. EASEMENT FOR REPAIRS 2.0 WIDE (P3)
10. EASEMENT FOR REPAIRS 2.5 WIDE (P4)
11. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH (K)
12. POSITIVE COVENANT VARIABLE WIDTH (V)
13. RESTRICTION ON THE USE OF LAND
14. RESTRICTION ON THE USE OF LAND
15. RESTRICTION ON THE USE OF LAND
16. RESTRICTION ON THE USE OF LAND


STREET ADDRESSES OF ALL LOTS ARE NOT AVAILABLE



If space is insufficient use additional annexure sheet

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 5 sheet(s)

Registered:  4.5.2015 Office Use Only

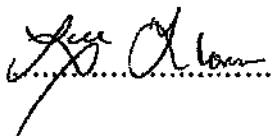
Office Use Only  
**DP280048**  
(DOC.A)

PLAN OF  
SUBDIVISION OF  
LOT 30 IN DP 270613  
AND EASEMENTS WITHIN  
LOT 31 IN DP 270613

This sheet is for the provision of the following information as required:  
• A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*  
• Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*  
• Signatures and seals- see 195D *Conveyancing Act 1919*  
• Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

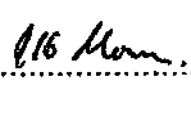
Subdivision Certificate Number: 14/2006 / 1267/19  
Date of Endorsement: 7 April 2015

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of:

Signature: 

Print Name: LEE THOMAS

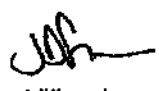
Office Held: DIRECTOR

Signature: 

Print Name: J.H. MORSELL

Office Held: DIRECTOR





If space is insufficient use additional annexure sheet

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 4 of 5 sheet(s)

Registered:



4.5.2015

Office Use Only

Office Use Only

DP280048

(DOC.A)

PLAN OF

SUBDIVISION OF  
LOT 30 IN DP 270613  
AND EASEMENTS WITHIN  
LOT 31 IN DP 270613

Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A

Subdivision Certificate No: 14/2006/1267/19  
Date of Endorsement: 7 April 2015

Name of Development (Optional)

WILDFIRE

Address for Service of Notice

1 FORESTGROVE DRIVE  
HARRINGTON PARK  
N.S.W. 2567

WARNING STATEMENT (Approved Form 7)

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

Any changes will be recorded in a replacement schedule.

UPDATE NOTE (Approved Form 8)

This document contains an "updated"/revised Schedule of Unit Entitlements and replaces the existing schedule registered on A.....

\* Strike out whichever is inapplicable  
^ Insert date

VALUER'S CERTIFICATE (Approved Form 9)

I, TIMOTHY JAMES ELLIOTT  
of TIM ELLIOTT PROPERTY CONSULTANT  
being a Valuer registered under the *Valuers Registration Act 1975*, certify that;

- \*(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on 10/14/15.
- (b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on ^.....being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature: [Signature] Dated: 10/14/15

\* Strike out whichever is inapplicable  
^ Insert date of valuation

SCHEDULE OF UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	104	
2	106		17	105	
3	105		18	104	
4	114		19	103	
5	105		20	98	
6	108		21	105	
7	108		22	105	
8	106		23	105	
9	105		24	109	
10	104		25	98	
11	104		26	98	
12	112		27	98	
13	109		28	98	
14	106		29	104	
15	104		30	104	

If space is insufficient use annexure sheet - Plan Form 6A

Surveyor's Reference: 06309PP

[Signature]

(ISSUE F)

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 5 of 5 sheet(s)

Office Use Only  
 Registered:  4.5.2015

Office Use Only  
**DP280048**  
 (DOC.A)

PLAN OF  
 SUBDIVISION OF  
 LOT 30 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOT 31 IN DP 270613

This sheet is for the provision of the following information as required:  
 • A schedule of lots and addresses - See 60(c) SSI Regulation 2012  
 • Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919  
 • Signatures and seals- see 195D Conveyancing Act 1919  
 • Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14/2006/1267/19  
 Date of Endorsement: 7 April 2015

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	106	
32	106	
33	108	
34	106	
35	106	
36	101	
37	104	
38	98	
39	98	
40	98	
41	98	
42	99	
43	99	
44	100	
45	98	
46	106	
47	106	
48	105	
49	98	
50	106	
51	109	
52	106	
53	99	
54	100	
55	100	
56	106	
57	106	
58	99	
59	100	
60	99	
61	104	
62	105	
63	101	
64	103	
65	104	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	99	
67	101	
68	100	
69	100	
70	106	
71	105	
72	100	
73	99	
74	99	
75	98	
76	103	
77	101	
78	104	
79	104	
80	98	
81	98	
82	98	
83	99	
84	88	
85	94	
86	94	
87	94	
88	94	
89	94	
90	94	
91	94	
92	94	
93	94	
94	94	
95	94	
96	97	
97	95	
98	95	
99	158	
<b>TOTAL</b>	<b>10000</b>	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06309PP 

(ISSUE F)

Form: 2ICE  
Release: 41

**INSTRUMENT OF  
CONVERSION**  
New South Wales  
Sections 14 or 20



**AI869379U**

Community Land Development Act 1989

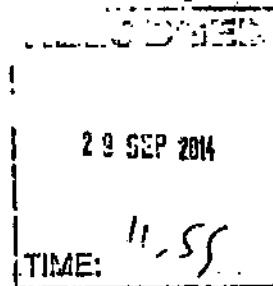
**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) TORRENS TITLE	26/270613 and 27/270613	
(B) LODGED BY	Document Collection Box	Name, Address or DX, Telephone, and Customer Account Number if any
	5705	123418Y Mairdons Law Group
	Reference:	
(C) APPLICANT	Dandaloo Pty Limited	
(D) ASSOCIATION	Community Association	Deposited Plan No. 270613

(E) The applicant and the association referred to above hereby notify the Register General pursuant to section 14 of the Community Land Development Act 1989 that the above lot has been converted to Community property.

DATE 25-08-2014

(F) Certified correct for the purposes of the Real Property Act 1900 by the company named below the common seal of which was affixed pursuant to the authority specified and in the presence of the authorised person(s) whose signature(s) appear(s) below.  
Company: Dandaloo Pty Limited  
Authority: section 127 of the Corporations Law



Signature of authorised person: *[Signature]*  
Name of authorised person: PETER JOHN DONE  
Office held: DIRECTOR

Signature of authorised person: *[Signature]*  
Name of authorised person: Lee THOMAS  
Office held: DIRECTOR

**(G) ASSOCIATION'S CERTIFICATION**

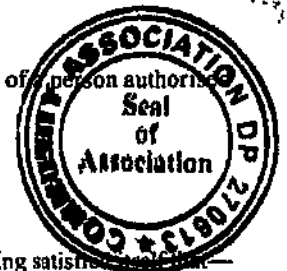
The association referred to above hereby certifies that—

- by a unanimous resolution it has consented to the conversion to association property of the lot specified above;
- by a unanimous resolution it has agreed to each proposed unit entitlement shown in the replacement schedule of unit entitlement set out in sheet No. 2 dated 17 January 2014 of the deposited plan;

(H) • the initial period as defined in section 3 of the Community Land Development Act 1989 has expired.

The common seal of the association was affixed hereto on 25-08-2014 in the presence of a person authorised by section 8 of the Community Land Management Act 1989 to attest the affixing of the seal.

Signature of witness: *[Signature]*  
Name of witness: MARIE-LINE RAIMBERT



**(I) COUNCIL'S CERTIFICATE**

The Council of Camden, having satisfied

- the conversion is not inconsistent with the conditions of the development consent,
- any development contract has been amended accordingly, and

(J) • the relevant association has consented by unanimous resolution,

approves the conversion to Community property of lots 26 & 27 in deposited plan No. 270613

Signature of authorised officer: *[Signature]* Position: Manager Development  
Name of authorised officer: Jeremy Swan Date: 18/7/14

(K) The applicant certifies that the eNOS data relevant to this dealing has been submitted and stored under eNOS ID No. [646751] Full name: Peter King Signature: *[Signature]*

Office of the Registrar-General /Src: 16401

Form: 2ICE  
Release: 4-1

**INSTRUMENT OF  
CONVERSION**  
New South Wales  
Sections 14 or 20



**AK337550F**

Community Land Development Act 1989

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) **TORRENS TITLE** 20/270613

(B) **LODGED BY**

Document Collection Box <b>570E</b>	Name, Address or DX, Telephone, and Customer Account Number if any <b>Marsdens 123418y</b>	CODE <b>CE</b>
Reference: <b>38 2857</b>		

(C) **APPLICANT** Dandaloo Pty Limited **ACN 002338543**

(D) **ASSOCIATION** Community Association Deposited Plan No. 270613

(E) The applicant and the association referred to above hereby notify the Register General pursuant to section 14 of the Community Land Development Act 1989 that the above lot has been converted to Community property.

DATE 29-02-2016

(F) Certified correct for the purposes of the Real Property Act 1900 by the company named below the common seal of which was affixed pursuant to the authority specified and in the presence of the authorised person(s) whose signature(s) appear(s) below.

Company: Dandaloo Pty Limited  
Authority: section 127 of the Corporations Law

Signature of authorised person: [Signature]  
Name of authorised person: James Hamilton  
Office held: J. H. MORSEY  
DIRECTOR

Signature of authorised person: [Signature]  
Name of authorised person: LEE THOMAS  
Office held: Director

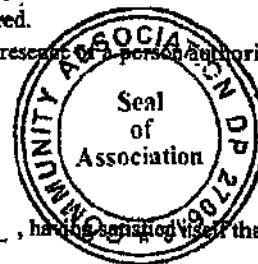
(G) **ASSOCIATION'S CERTIFICATION**

The association referred to above hereby certifies that—

- by a unanimous resolution it has consented to the conversion to association property of the lot specified above;
- by a unanimous resolution it has agreed to each proposed unit entitlement shown in the replacement schedule of unit entitlement set out in sheet No. 2 & 3 dated 11 December 2015 of the deposited plan;
- the initial period as defined in section 3 of the Community Land Development Act 1989 has expired.

The common seal of the association was affixed hereto on 3-03-2016 in the presence of a person authorised by section 8 of the Community Land Management Act 1989 to attest the affixing of the seal.

Signature of witness: [Signature]  
Name of witness: STEPHANIE NEMOEN



(I) **COUNCIL'S CERTIFICATE**

The Council of Camden, having considered that—

- the conversion is not inconsistent with the conditions of the development consent,
- any development contract has been amended accordingly, and
- the relevant association has consented by unanimous resolution,

approves the conversion to Community property of lot 20 in deposited plan No. 270613

Signature of authorised officer: [Signature] Position: Manager  
Name of authorised officer: Daniel Streater Date: 29-2-2016

(K) The applicant certifies that the eNOS data relevant to this dealing has been submitted and stored under eNOS ID No. 103826A Full name: Peter Joseph Crittenden Signature: [Signature]

\* s117 RP Act requires that you must have known the signatory for more than 12 months or have sighted identifying documentation.

DP 270613

© Office of the Registrar-General /Src: [Barcode] 16401

Form: 2ICE  
Release: 4.1

**INSTRUMENT OF  
CONVERSION**  
New South Wales  
Sections 14 or 20

**AK337550F**

Community Land Development Act 1989

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) TORRENS TITLE	20/270613	
(B) LODGED BY	Document Collection Box	Name, Address or DX, Telephone, and Customer Account Number if any
	570E	Marsdens 123418y
	Reference:	38 2857
(C) APPLICANT	Dandaloo Pty Limited ACN 002338543	
(D) ASSOCIATION	Community Association	Deposited Plan No. 270613

CODE  
**CE**

(E) The applicant and the association referred to above hereby notify the Register General pursuant to section 14 of the Community Land Development Act 1989 that the above lot has been converted to Community property.

DATE 29-02-2016

(F) Certified correct for the purposes of the Real Property Act 1900 by the company named below the common seal of which was affixed pursuant to the authority specified and in the presence of the authorised person(s) whose signature(s) appear(s) below.

Company: Dandaloo Pty Limited  
Authority: section 127 of the Corporations Law

Signature of authorised person: [Signature]  
Name of authorised person: James Hamilton  
Office held: J. H. MORREY  
DIRECTOR

Signature of authorised person: [Signature]  
Name of authorised person: Lee Thomas  
Office held: Director

(G) ASSOCIATION'S CERTIFICATION

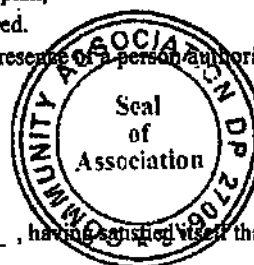
The association referred to above hereby certifies that—

- by a unanimous resolution it has consented to the conversion to association property of the lot specified above;
- by a unanimous resolution it has agreed to each proposed unit entitlement shown in the replacement schedule of unit entitlement set out in sheet No. 2 & 3 dated 11 December 2015 of the deposited plan;

(H) • the initial period as defined in section 3 of the Community Land Development Act 1989 has expired.

The common seal of the association was affixed hereto on 3-03-2016 in the presence of a person authorised by section 8 of the Community Land Management Act 1989 to attest the affixing of the seal.

Signature of witness: [Signature]  
Name of witness: STEPHANIE NEMOEN



(I) COUNCIL'S CERTIFICATE

The Council of Camden having satisfied itself that—

- the conversion is not inconsistent with the conditions of the development consent,
- any development contract has been amended accordingly, and

(J) • the relevant association has consented by unanimous resolution,

approves the conversion to Community property of lot 20 in deposited plan No. 270613

Signature of authorised officer: [Signature] Position: Manager  
Name of authorised officer: Daniel Streater Date: 29.2.2016

(K) The applicant certifies that the eNOS data relevant to this dealing has been submitted and stored under

eNOS ID No. 1038264 Full name: Peter Joseph Crittenden Signature: [Signature]

DP 270613

Form: 01TG  
Release: 3-1

**TRANSFER**  
**GRANTING EASEMENT**  
New South Wales  
Real Property Act 1900



**AK631926U**

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) **TORRENS TITLE**

Servient Tenement 126/280031	Dominant Tenement 1/270613
---------------------------------	-------------------------------

(B) **LODGED BY**

Document Collection Box 570E	Name, Address or DX, Telephone, and Customer Account Number if any Marsdens 123418y Reference: 381568	CODE <b>TG</b>
---------------------------------	---	-------------------

(C) **TRANSFEROR**

DANDALOO PTY LIMITED ACN 002338543

(D) The transferor acknowledges receipt of the consideration of \$ \_\_\_\_\_ and transfers and grants—

(E) **DESCRIPTION OF EASEMENT**

*Plan fee.*

EASEMENT FOR ESTATE WALL 1.0 WIDE SHOWN AS (QW) IN ANNEXURE "B" INCORPORATING THE TERMS SET OUT IN ANNEXURE "A"

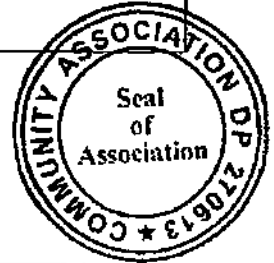
out of the servient tenement and appurtenant to the dominant tenement.

(F) Encumbrances (if applicable): \_\_\_\_\_

(G) **TRANSFeree**

COMMUNITY ASSOCIATION OF DEPOSITED PLAN 270613

DATE 18-03-2016



(H) Certified correct for the purposes of the Real Property Act 1900 by the company named below the common seal of which was affixed pursuant to the authority specified and in the presence of the authorised person(s) whose signature(s) appear(s) below.

Company: Dandaloo Pty Limited  
Authority: section 127 of the Corporations Act 2001

Signature of authorised person: [Signature]  
Name of authorised person: J.A. MASON  
Office held: Director  
James Hamilton

Signature of authorised person: [Signature]  
Name of authorised person: Lee THOMAS  
Office held: Director

I certify I am an eligible witness and that the transferee signed this dealing in my presence.  
[See note\* below]

Certified correct for the purposes of the Real Property Act 1900 by the transferee.

Signature of witness: [Signature]  
Name of witness: Marie-Lorie Raimbert  
Address of witness: 308/4 Hyde Parade Campbelltown 2560

Signature of transferee: [Signature]

Annexure A to TRANSFER GRANTING EASEMENT

Parties: DANDALOO PTY LIMITED AND THE COMMUNITY ASSOCIATION OF DP270613

Dated: \_\_\_\_\_

Terms of Easement for Estate Wall 1.0 wide

1. The owner of the lot benefited may:

- (a) construct and maintain on the lot burdened, but only within the site of this easement, an estate entry feature wall and footing, and associated landscaping.
- (b) do anything reasonably necessary for that purpose, including:
  - entering the lot burdened, and
  - taking anything on to the lot burdened, and
  - carrying out work

2. In exercising the rights of this easement, the owner of the lot benefited must:

- (a) ensure all work within the easement site is done properly and carried out as quickly as is practicable, and
- (b) cause as little inconvenience as is practicable to the owner and any occupier of the lot burdened, and
- (c) cause as little damage as is practicable to the lot burdened and any improvement on it, and
- (d) restores the lot burdened as nearly as is practicable to its former condition, and
- (e) make good any collateral damage

3. The owner of the lot burdened must not:

- (a) interfere with the wall, footing or associated landscaping, or
- (b) use the site of this easement, or any part of the lot burdened, or any other land, in a way which may detract from the stability or function of the wall
- (c) construct any other structure within the site of the easement

4. If the owner of the lot burdened does or allows anything to be done which damages the wall footing or associated landscaping, the owner of the lot benefited may serve not less than 14 days' notice on the owner of the lot burdened requiring the damage to be repaired or the impairment removed. If the owner of the lot burdened does not comply with the notice, the owner of the lot benefited may enter and repair the damage or remove the impairment and may recover any reasonable costs from the owner of the lot burdened.

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of:

Signature: .....	<i>J.B. Momen</i>	Signature: .....	<i>Lee Thomas</i>
Print Name: .....	<i>J.H. Mousen</i> <i>James Hamilton</i>	Print Name: .....	<i>LEE THOMAS</i>
Office Held: .....	<i>DIRECTOR</i>	Office Held: .....	<i>Director</i>



Approved Form 18 - Community Land Development Act  
ATTESTATION

The common seal of the Community Association Deposited Plan No.270613 was affixed hereto on 16-03-2016 in the presence of M. Ana Raumbert and Stephane Nemorin

Signature(s)..... *J. Raumbert* ..... *Stephane Nemorin*

being the person(s) authorised by section 8 Community Land Management Act 1989 to attest to the affixing of the seal.

**ANNEXURE 'B'**

**PLAN OF PROPOSED  
 EASEMENT FOR ESTATE WALL 1.0 WIDE  
 AFFECTING LOT 126 IN DP 280031**

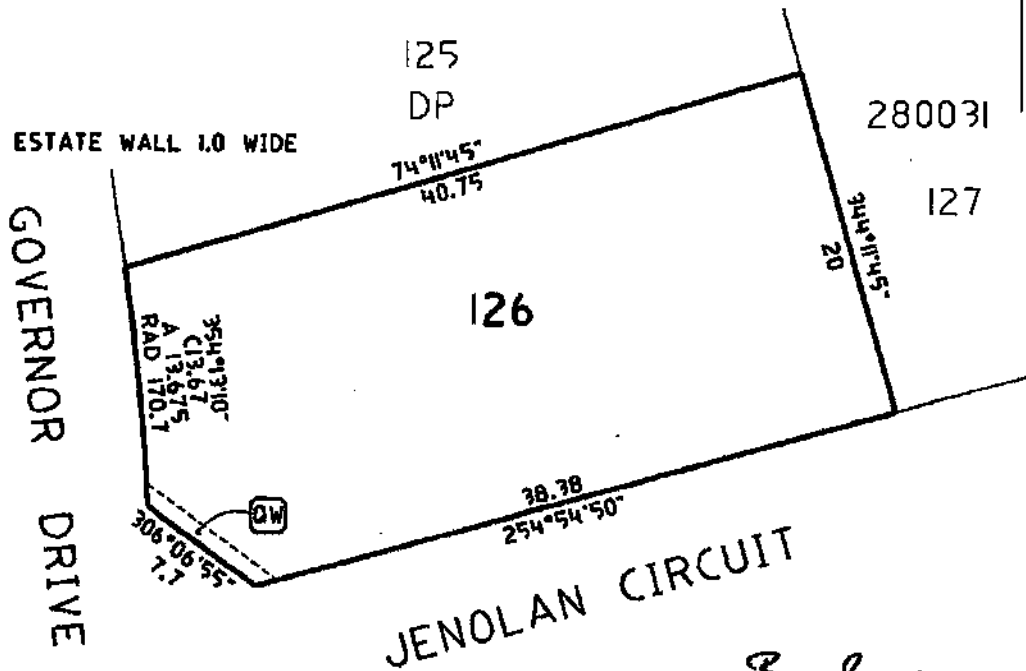
LGA: Camden  
 Locality: Harrington Park  
 Parish: Narellan  
 County: Cumberland

Reduction ratio 1:400  
 Lengths are in metres

Date: 01-02-2018  
 Ref: 08127(126)SK



**QW** EASEMENT FOR ESTATE WALL 1.0 WIDE



*[Signature]*  
 Registered Surveyor

The common seal of Dandaloo Pty Limited  
 was hereunto affixed by authority of the  
 Board of Directors in the presence of:

Signature: *[Signature]*

Print Name: J. H. MOHSEN  
 James Hamilton

Office Held: DIRECTOR

Signature: *[Signature]*

Print Name: LEE THOMAS

Office Held: Director

Approved Form 18

**COMMUNITY LAND DEVELOPMENT ACT  
 ATTESTATION**

The common seal of Community Association  
 Department Plan No. 270613 was affixed  
 hereto on 18.03.2018 in presence of

*M. L. Raimbert* and *S. Newmann*

Signature(s): *[Signatures]*

being the person(s) authorised by section  
 8 Community Land Management Act 1989  
 to attest to the affixing of the seal.



**Approved Form 21  
COMMUNITY LAND DEVELOPMENT ACT**

**CERTIFICATE OF ASSOCIATION CONSENTING TO  
DOCUMENTS AFFECTING THE SCHEME**

The \*Community/\*Precinct/\*Neighbourhood Association Deposited Plan No. 270613  
certifies that on 5/3/2015 it passed a unanimous resolution consenting to the:

registration of the Transfer Granting Easement Form 01TG

.....  
(Insert description of document - see below)

\* Strike out if inapplicable  
^ Insert date of resolution

**Approved Form 18  
COMMUNITY LAND DEVELOPMENT ACT**

**ATTESTATION**

The common seal of the \*Community/\*Precinct/\*Neighbourhood Association Deposited  
Plan No. 270613 ..... was affixed hereto on 27.7.16 ..... in the presence of;

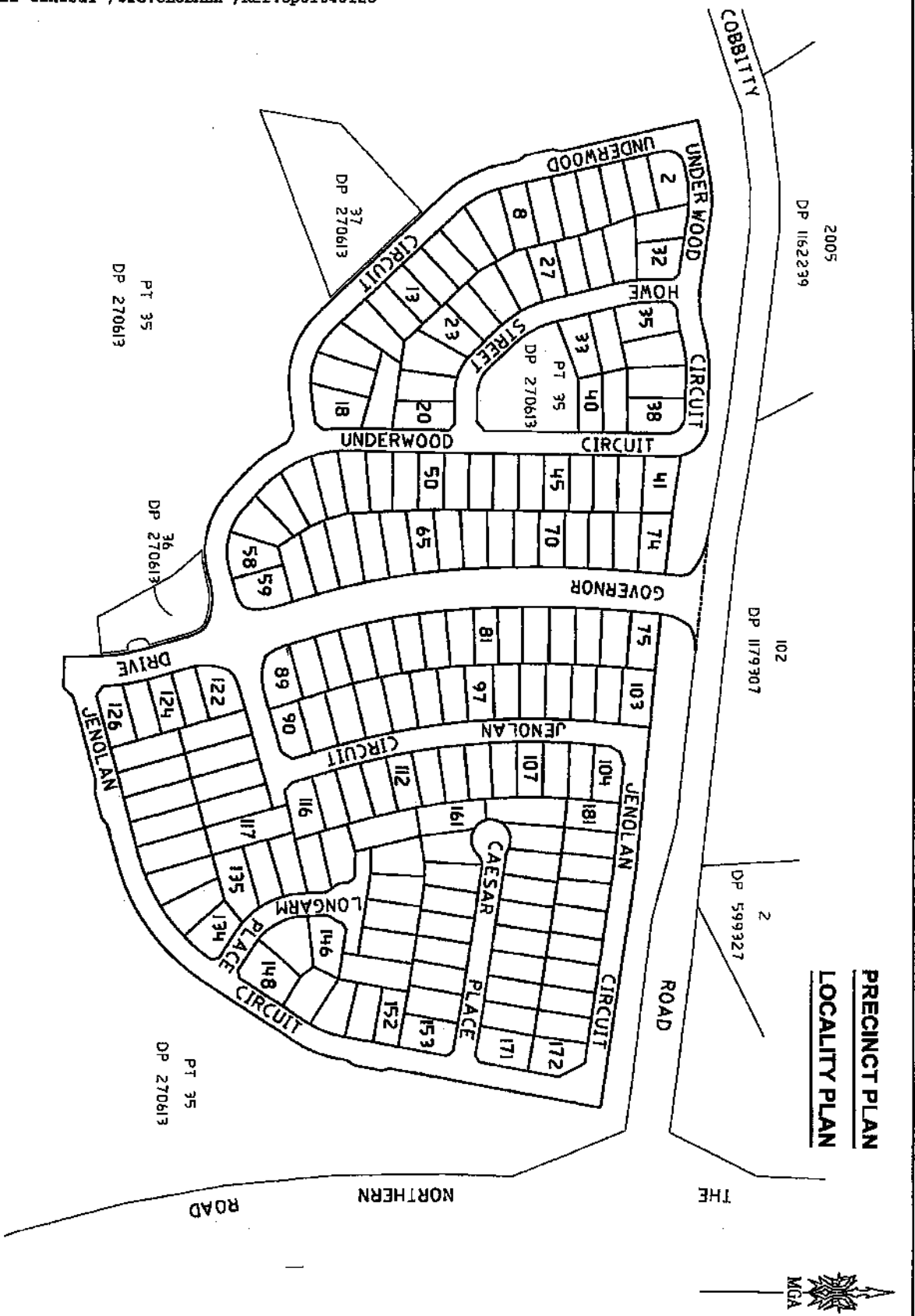
~~#MARIE-LINE RAUMBERT~~ ..... and .....

Signature(s)..... M. Raumbert .....

being the person(s) authorised by section 8 Community Land Management Act 1989 to  
attest to the affixing of the seal.

\* Strike out if inapplicable  
^ Insert date of affixing  
# Insert name(s)





**PRECINCT PLAN**  
**LOCALITY PLAN**



THIS SHEET IS BEING CONTINUALLY UPDATED TO SHOW THE CURRENT SUBDIVISION PATTERNS OF THE SCHEME. FOR DETAILS OF UPDATES AND ADDITIONAL AND REPLACEMENT SHEETS SEE SCHEDULE BELOW

SCHEDULE OF CHANGES TO THE SCHEME		
LOT NO.	DETAILS	SHEET NO.

Subdivision No: 142001/0001/1  
 Date of Survey: 14-04-2015  
 Surveyor: BENJAMIN JOHN CUMMINGS  
 Surveyor's Ref: 08127PP (ISSUE D)  
 Registered: 28 S 2015

DP280031 (E)

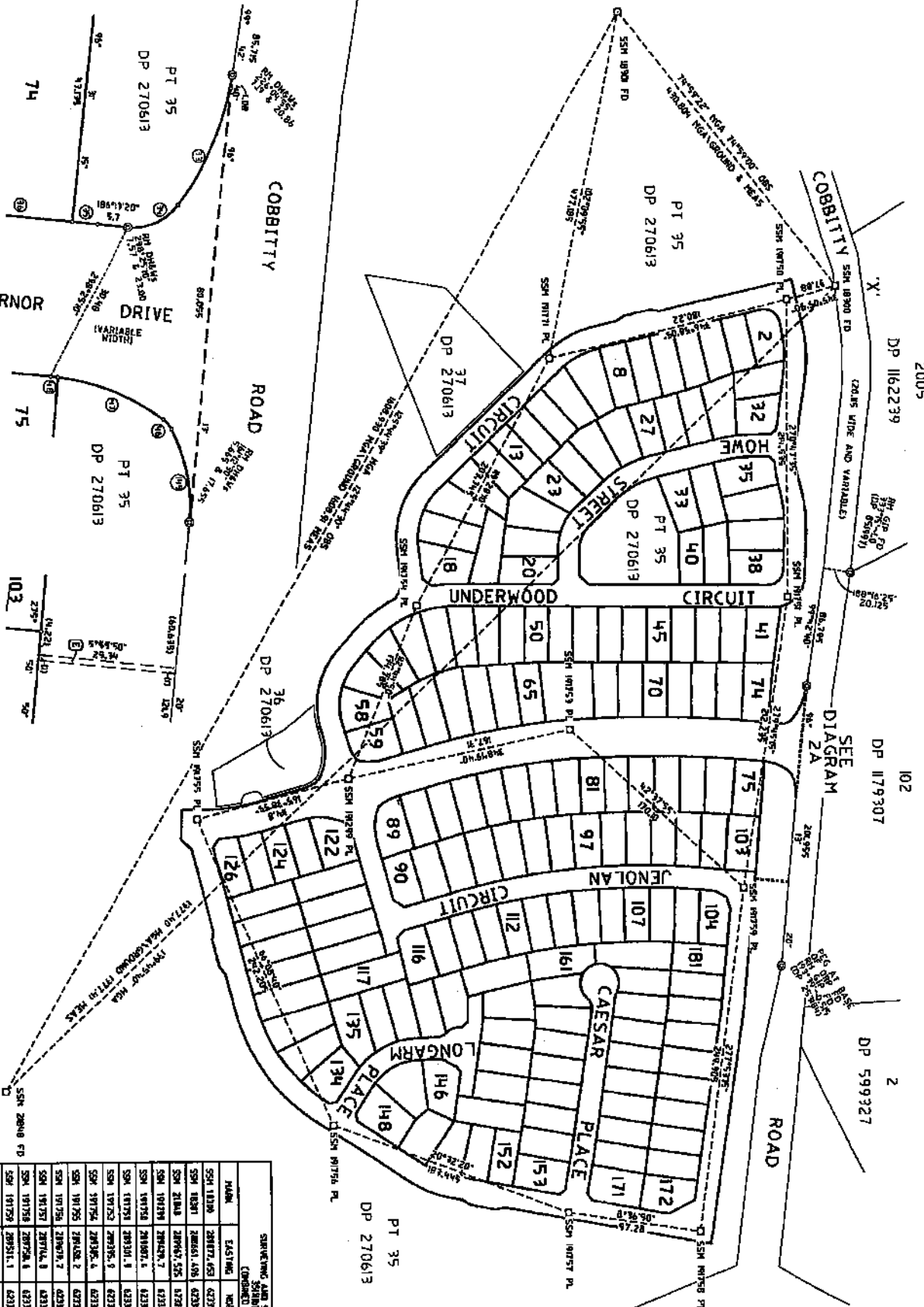


DIAGRAM 2A  
RATIO 1:500

EASEMENT FOR UNDERGROUND CABLES 1 MIDE

ENGINEER: BERKMAN JOHN CUMMINGS  
Date of Drawing: 14-04-2015  
Drawing Ref: 001277PP

PLANS: SUBDIVISION OF LOT 34 IN DP 270613 AND AND EASEMENTS AFFECTING LOT 35 IN DP 270613

LOCAL COUNCIL: HARRINGTON PARK  
Submission Ref: 1420271051/4  
Lengthy and in medical, Publication Date: 12/20

Regulate: 28.5.2015

DP280031

PLAN	EASTING	NORTHING	ZONE	CLASS	ORDER	SOURCE	DATE
SSM 1830	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1831	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 2100	288661.595	623398.149	5	A	1	SCMS	11-04-2015
SSM 1832	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1833	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1834	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1835	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1836	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1837	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1838	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1839	288177.453	623398.739	5	B	2	SCMS	11-04-2015
SSM 1840	288177.453	623398.739	5	B	2	SCMS	11-04-2015
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SSM 1920	288177.453	623398.739	5	B	2	SCMS	11-04-2015

No.	BEARING	CHORD	ARC	BEARING
1	115° 41' 20"	35.5	56.705	52.705
2	158° 18' 40"	10.27	10.48	11.45
3	186° 04' 40"	4.575	4.575	914.1
4	185° 19' 40"	11.335	11.335	914.1
5	185° 19' 40"	2.27	2.315	1.95
6	175° 55' 57"	24.055	21.07	42.45
7	175° 55' 57"	1.38	1.38	42.45
8	175° 55' 57"	17.08	17.32	28.8

PRECINCT PLAN  
DETAIL PLAN  
(IN 8 SHEETS)



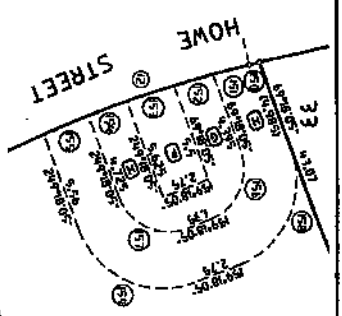
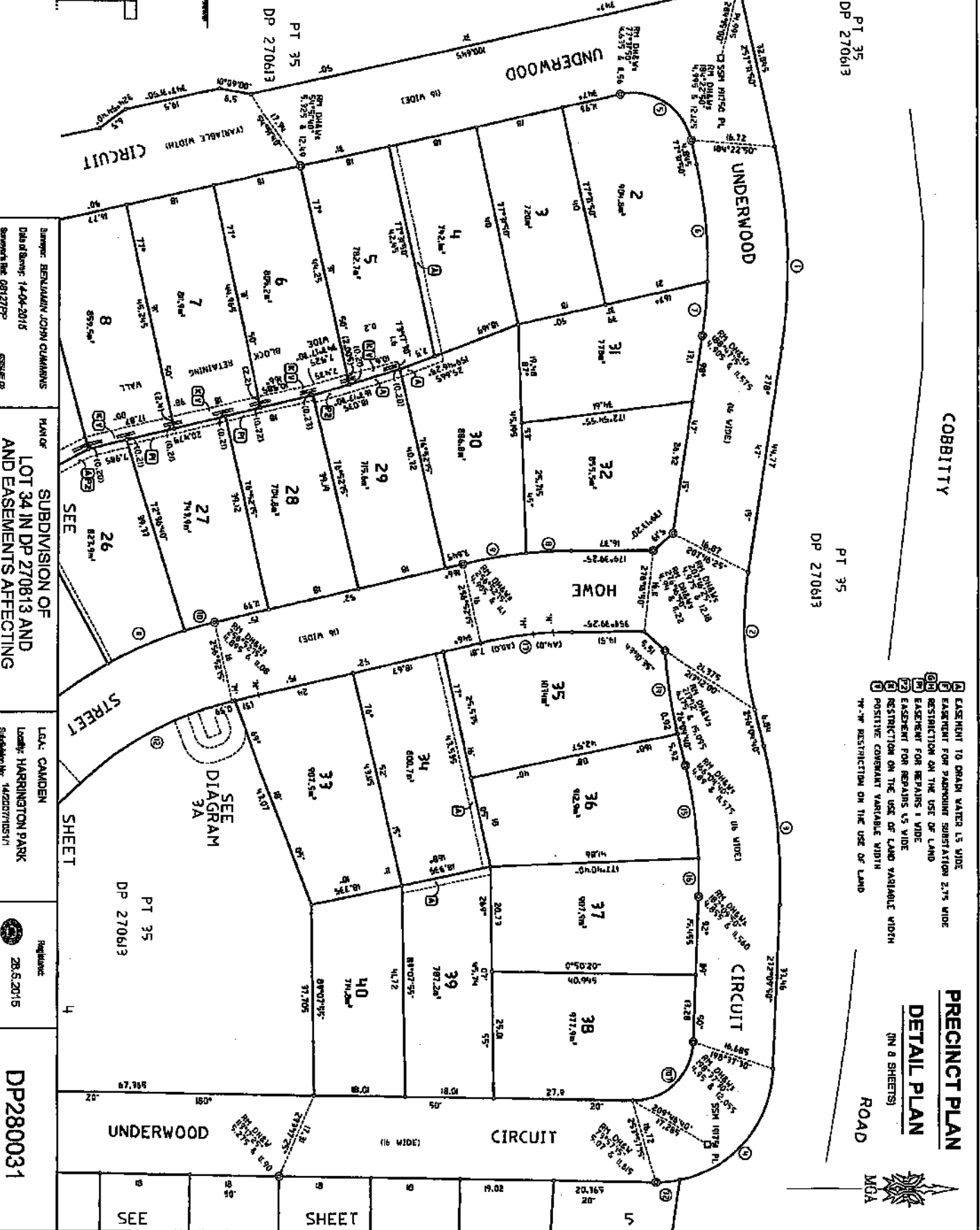
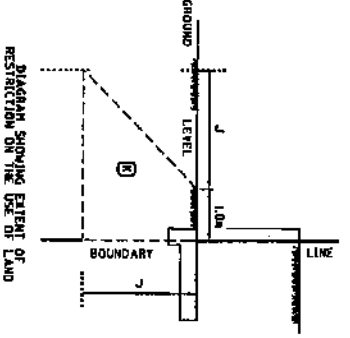


DIAGRAM 3A  
NOT TO SCALE

SCHEDULE OF SHORT & CORRED BOUNDARIES

NO.	BEARING	DISTANCE	AREA	PLANS
1	281°07'35"	34.84	44.87	188
2	207°26'40"	21.11	23.25	58
3	264°07'15"	31.06	31.16	311
4	310°17'44"	28.64	30.41	21
5	27°31'58"	14.97	18.85	92
6	64°47'18"	23.345	23.465	92
7	65°30'58"	18.72	18.725	92
8	177°07'05"	4.005	4.005	188
9	130°38'25"	13.41	13.22	188
10	162°44'37"	6.17	6.17	188
11	182°48'25"	14.785	14.805	80
12	351°52'48"	26.81	26.81	80
13	253°15'38"	18.705	18.745	84
14	01°23'15"	14.055	14.84	85
15	01°50'15"	15.755	15.755	85
16	07°52'35"	7.58	7.58	85
17	131°29'14"	14.73	14.51	12
18	134°52'15"	0.59	0.59	12
19	334°57'15"	0.19	2.13	67
20	345°57'35"	2.19	2.31	40
21	341°53'55"	2.205	2.205	40
22	341°53'55"	2.205	2.205	40
23	337°18'00"	2.3	2.3	87
24	337°18'00"	2.7	2.7	87
25	112°18'05"	4.245	4.71	3
26	112°18'05"	4.245	4.71	3
27	112°18'05"	4.245	4.71	3
28	112°18'05"	4.245	4.71	3
29	264°18'05"	7.87	7.85	5
30	264°18'05"	7.87	7.85	5



- 1 EASEMENT TO DRAIN WATER 1.5 WIDE
- 2 EASEMENT FOR PUMP-OUT SUBSTATION 2.75 WIDE
- 3 RESTRICTION ON THE USE OF LAND
- 4 EASEMENT FOR REPAIRS 1 WIDE
- 5 EASEMENT FOR REPAIRS 1.5 WIDE
- 6 RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- 7 POSITIVE CONVEYANT VARIABLE WIDTH
- 8 "W" RESTRICTION ON THE USE OF LAND

**PRECINCT PLAN**  
**DETAIL PLAN**  
(IN 8 SHEETS)



Surveyor: **BERULAMIN JOHN CUMMINGS**  
Dated Survey: 14-04-2016  
Surveyor No: 081277PP

PLANNING: **SUBDIVISION OF LOT 34 IN DP 270613 AND EASEMENTS AFFECTING**

L.O.A. CAMDEN  
Lodged: **HARRINGTON PARK**  
Subdivision No: 1428071851V

Regulation: 28.5.2015

**DP280031**

UNDERWOOD

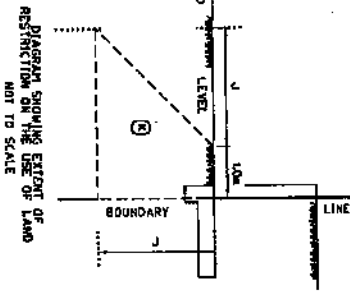
CIRCUIT

SHEET

SEE

# PRECINCT PLAN DETAIL PLAN

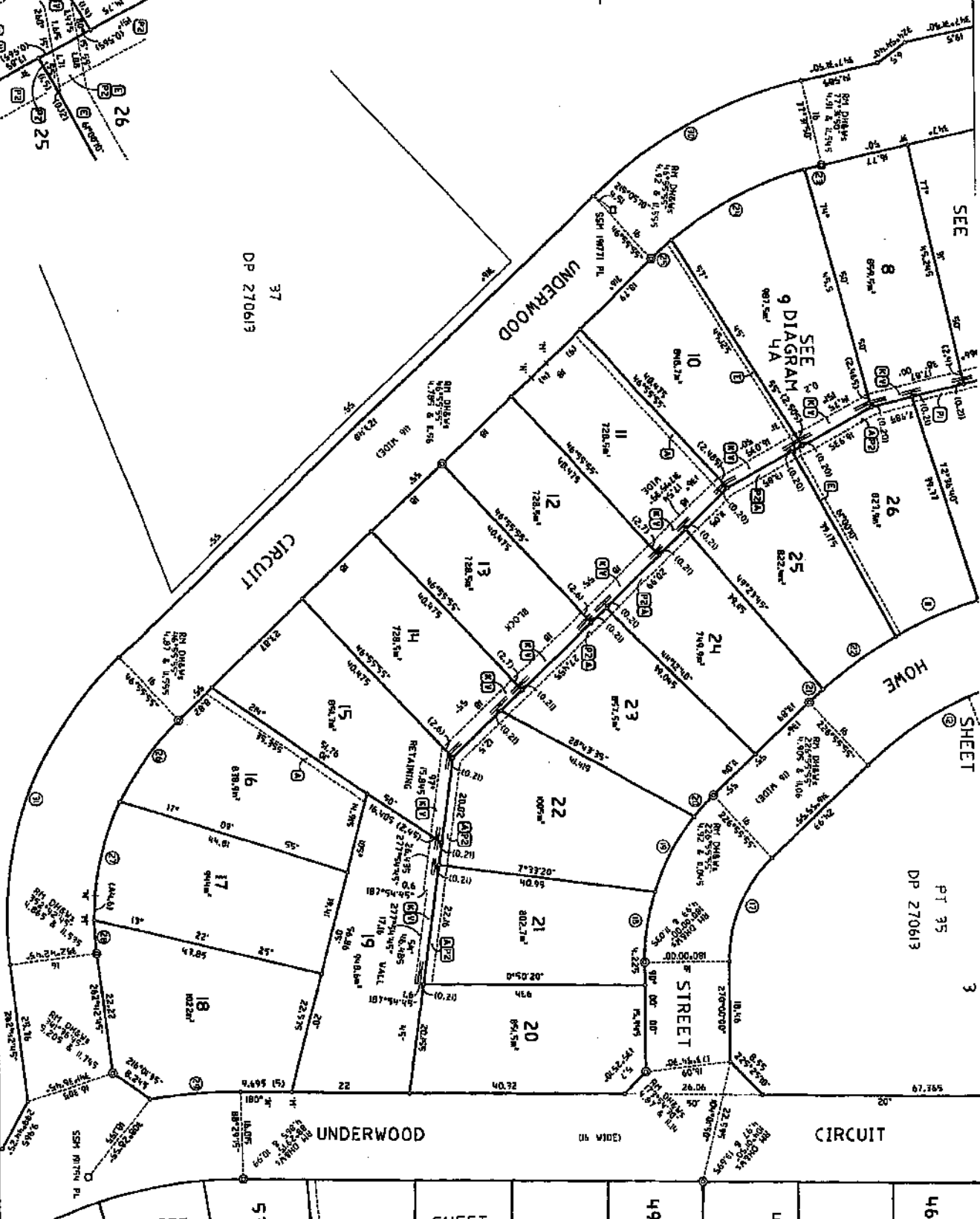
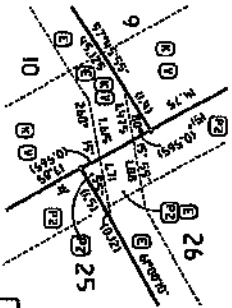
(IN 8 SHEETS)



- 1. EASEMENT TO DRAIN WATER 1/4 WIDE
- 2. EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- 3. EASEMENT FOR REPAIRS 1 WIDE
- 4. EASEMENT FOR REPAIRS 1/2 WIDE
- 5. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- 6. POSITIVE COVENANT VARIABLE WIDTH
- 7. N-N RESTRICTION ON THE USE OF LAND

SCHEDULE of SHORT & CURVED BOUNDARIES

No.	BEARINGS	CURVED	ARC	RADIUS
11	154°02'25"	16.785	14.885	83
12	331°54'57"	34.61	35.41	67
13	297°28'08"	28.785	21.295	26
14	98°58'45"	13.11	13.165	42
15	114°07'37"	15.795	15.289	42
16	121°17'48"	5.385	5.385	42
17	132°17'48"	5.37	5.37	42
18	147°17'00"	16.085	16.815	83
19	344°11'28"	3.23	2.6	69
20	344°11'28"	3.23	2.6	69
21	314°05'36"	5.215	5.215	50
22	306°15'36"	18.525	18.43	50
23	284°13'28"	4.12	6.178	50
24	127°13'28"	4.12	6.178	50
25	127°13'28"	4.12	6.178	50
26	127°13'28"	4.12	6.178	50
27	127°13'28"	4.12	6.178	50
28	127°13'28"	4.12	6.178	50
29	127°13'28"	4.12	6.178	50
30	127°13'28"	4.12	6.178	50
31	287°14'20"	84.15	82.05	104



DP 270613

PT 95  
DP 270613

Surveyor: BERNARD JOHN CUMMINGS  
Title of Survey: 16404-2016  
Survey Ref: 081277P (Issue 2)

PLAN OF  
SUBDIVISION OF  
LOT 34 IN DP 270613 AND  
AND EASEMENTS AFFECTING  
LOT 35 IN DP 270613

L.O.C. CAMDEN  
Location: HARRINGTON PARK  
Substation No: 14230710511  
Lengths are in meters. (Industial Order: 1502)

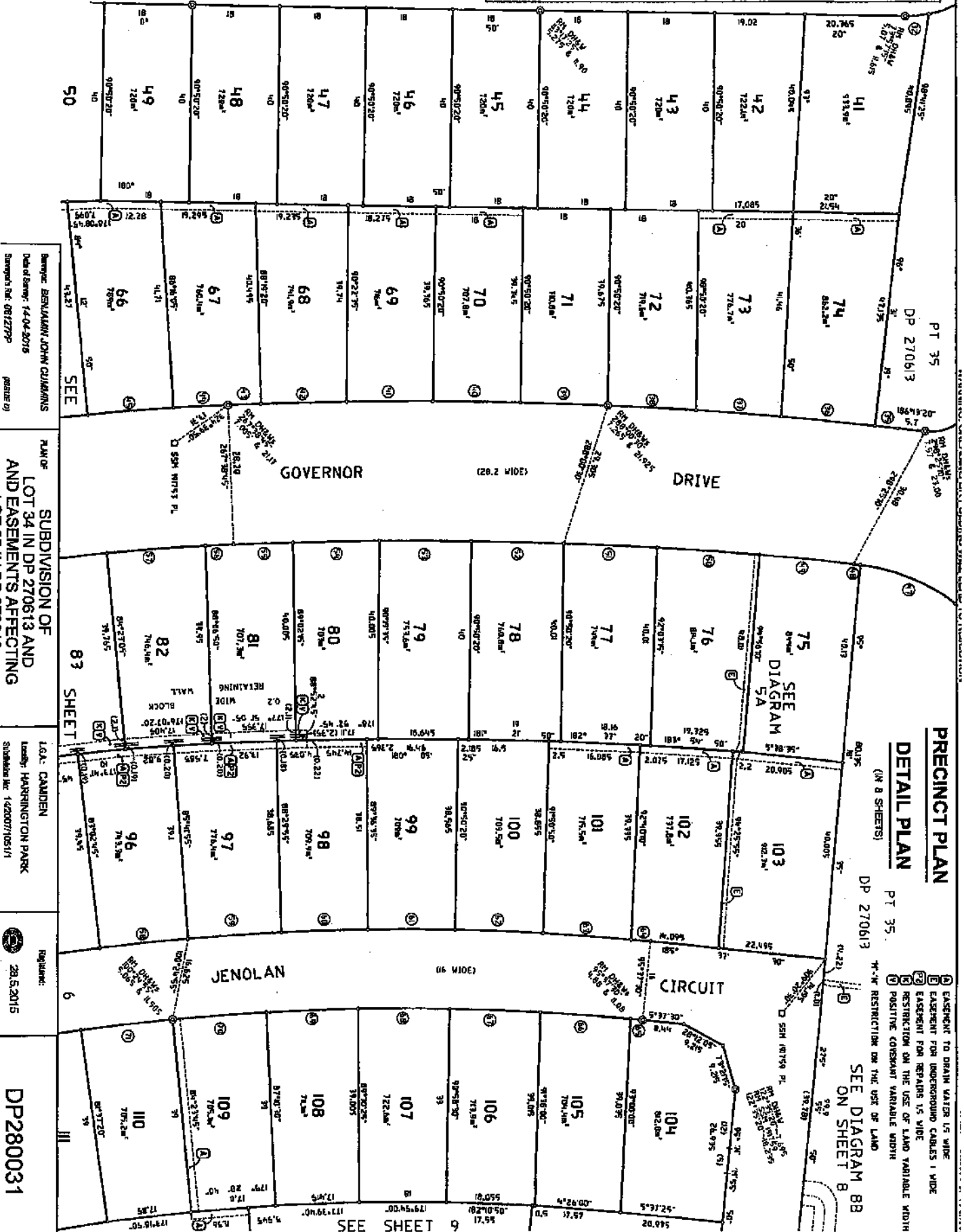
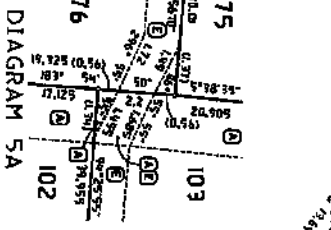
Registered:  
28.5.2015

DP280031

NO.	REMARKS	CORNER	AREA	HAZARDS
32	387'47.34'	4.575	4.575	77
33	180'17'44"	19.375	19.375	91.1
34	180'17'44"	18.035	18.035	91.1
35	180'17'44"	18.035	18.035	91.1
36	180'17'44"	18.035	18.035	91.1
37	180'17'44"	18.035	18.035	91.1
38	180'17'44"	18.035	18.035	91.1
39	180'17'44"	18.035	18.035	91.1
40	180'17'44"	18.035	18.035	91.1
41	180'17'44"	18.035	18.035	91.1
42	180'17'44"	18.035	18.035	91.1
43	180'17'44"	18.035	18.035	91.1
44	180'17'44"	18.035	18.035	91.1
45	180'17'44"	18.035	18.035	91.1
46	180'17'44"	18.035	18.035	91.1
47	180'17'44"	18.035	18.035	91.1
48	180'17'44"	18.035	18.035	91.1
49	180'17'44"	18.035	18.035	91.1
50	180'17'44"	18.035	18.035	91.1
51	180'17'44"	18.035	18.035	91.1
52	180'17'44"	18.035	18.035	91.1
53	180'17'44"	18.035	18.035	91.1
54	180'17'44"	18.035	18.035	91.1
55	180'17'44"	18.035	18.035	91.1
56	180'17'44"	18.035	18.035	91.1
57	180'17'44"	18.035	18.035	91.1
58	180'17'44"	18.035	18.035	91.1
59	180'17'44"	18.035	18.035	91.1
60	180'17'44"	18.035	18.035	91.1
61	180'17'44"	18.035	18.035	91.1
62	180'17'44"	18.035	18.035	91.1
63	180'17'44"	18.035	18.035	91.1
64	180'17'44"	18.035	18.035	91.1
65	180'17'44"	18.035	18.035	91.1
66	180'17'44"	18.035	18.035	91.1
67	180'17'44"	18.035	18.035	91.1
68	180'17'44"	18.035	18.035	91.1
69	180'17'44"	18.035	18.035	91.1
70	180'17'44"	18.035	18.035	91.1



SEE SHEET 3  
UNDERWOOD CIRCUIT



PT 35  
DP 270613

SEE SHEET 3  
UNDERWOOD CIRCUIT

SEE SHEET 6

GOVERNOR DRIVE (301' WIDE)

JENOLAN CIRCUIT (301' WIDE)

LOT 34 IN DP 270613 AND  
AND EASEMENTS AFFECTING

PLAN OF SUBDIVISION OF  
LOT 34 IN DP 270613 AND  
AND EASEMENTS AFFECTING

DATE OF SURVEY: 14-04-2015  
SURVEYOR'S NAME: 08127799

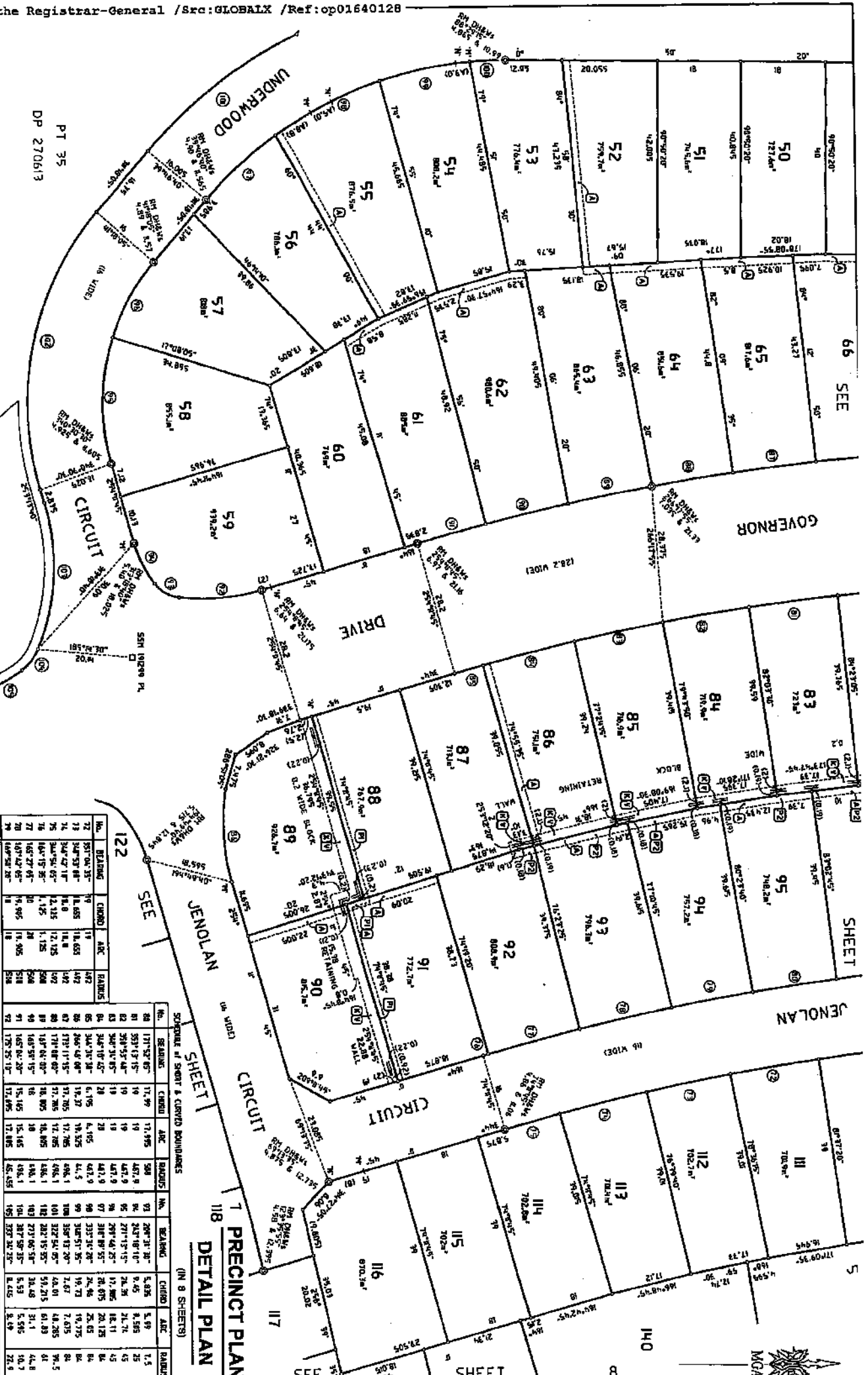
REGULATORY REQUIREMENTS:  
28.5.2015

DP280031

**PRECINCT PLAN**  
**DETAIL PLAN**  
(IN 8 SHEETS)  
PT 35  
DP 270613

- ① EASEMENT TO DRAIN WATER 1/5 WIDE
  - ② EASEMENT FOR UNDERGROUND CABLES 1 WIDE
  - ③ EASEMENT FOR REPAIRS 1/5 WIDE
  - ④ RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
  - ⑤ POSITIVE CONSTRAINT VARIABLE WIDTH
  - ⑥ RESTRICTION ON THE USE OF LAND
- SEE DIAGRAM 8B  
ON SHEET 8

- 1. EASEMENT TO DRAIN WATER 1/2 WIDE
- 2. EASEMENT FOR REPAIRS 1/2 WIDE
- 3. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- 4. POSITIVE COVENANT VARIABLE WIDTH
- 5. RESTRICTION ON THE USE OF LAND



No.	BEARING	CHORD	ARC	BEARING
72	S 81° 04' 33" W	11.0	11.0	19
73	S 84° 53' 08" W	11.0	11.0	19
74	S 84° 53' 08" W	11.0	11.0	19
75	S 84° 53' 08" W	11.0	11.0	19
76	S 84° 53' 08" W	11.0	11.0	19
77	S 84° 53' 08" W	11.0	11.0	19
78	S 84° 53' 08" W	11.0	11.0	19
79	S 84° 53' 08" W	11.0	11.0	19
80	S 84° 53' 08" W	11.0	11.0	19
81	S 84° 53' 08" W	11.0	11.0	19
82	S 84° 53' 08" W	11.0	11.0	19
83	S 84° 53' 08" W	11.0	11.0	19
84	S 84° 53' 08" W	11.0	11.0	19
85	S 84° 53' 08" W	11.0	11.0	19
86	S 84° 53' 08" W	11.0	11.0	19
87	S 84° 53' 08" W	11.0	11.0	19
88	S 84° 53' 08" W	11.0	11.0	19
89	S 84° 53' 08" W	11.0	11.0	19
90	S 84° 53' 08" W	11.0	11.0	19
91	S 84° 53' 08" W	11.0	11.0	19
92	S 84° 53' 08" W	11.0	11.0	19
93	S 84° 53' 08" W	11.0	11.0	19
94	S 84° 53' 08" W	11.0	11.0	19
95	S 84° 53' 08" W	11.0	11.0	19

No.	BEARING	CHORD	ARC	BEARING	No.	BEARING	CHORD	ARC	BEARING
80	S 81° 52' 67" W	17.99	17.99	19	93	S 87° 31' 20" W	20.31	20.31	19
81	S 81° 52' 67" W	17.99	17.99	19	94	S 87° 31' 20" W	20.31	20.31	19
82	S 81° 52' 67" W	17.99	17.99	19	95	S 87° 31' 20" W	20.31	20.31	19
83	S 81° 52' 67" W	17.99	17.99	19	96	S 87° 31' 20" W	20.31	20.31	19
84	S 81° 52' 67" W	17.99	17.99	19	97	S 87° 31' 20" W	20.31	20.31	19
85	S 81° 52' 67" W	17.99	17.99	19	98	S 87° 31' 20" W	20.31	20.31	19
86	S 81° 52' 67" W	17.99	17.99	19	99	S 87° 31' 20" W	20.31	20.31	19
87	S 81° 52' 67" W	17.99	17.99	19	100	S 87° 31' 20" W	20.31	20.31	19
88	S 81° 52' 67" W	17.99	17.99	19	101	S 87° 31' 20" W	20.31	20.31	19
89	S 81° 52' 67" W	17.99	17.99	19	102	S 87° 31' 20" W	20.31	20.31	19
90	S 81° 52' 67" W	17.99	17.99	19	103	S 87° 31' 20" W	20.31	20.31	19
91	S 81° 52' 67" W	17.99	17.99	19	104	S 87° 31' 20" W	20.31	20.31	19
92	S 81° 52' 67" W	17.99	17.99	19	105	S 87° 31' 20" W	20.31	20.31	19
93	S 81° 52' 67" W	17.99	17.99	19	106	S 87° 31' 20" W	20.31	20.31	19
94	S 81° 52' 67" W	17.99	17.99	19	107	S 87° 31' 20" W	20.31	20.31	19
95	S 81° 52' 67" W	17.99	17.99	19	108	S 87° 31' 20" W	20.31	20.31	19
96	S 81° 52' 67" W	17.99	17.99	19	109	S 87° 31' 20" W	20.31	20.31	19
97	S 81° 52' 67" W	17.99	17.99	19	110	S 87° 31' 20" W	20.31	20.31	19
98	S 81° 52' 67" W	17.99	17.99	19	111	S 87° 31' 20" W	20.31	20.31	19
99	S 81° 52' 67" W	17.99	17.99	19	112	S 87° 31' 20" W	20.31	20.31	19
100	S 81° 52' 67" W	17.99	17.99	19	113	S 87° 31' 20" W	20.31	20.31	19
101	S 81° 52' 67" W	17.99	17.99	19	114	S 87° 31' 20" W	20.31	20.31	19
102	S 81° 52' 67" W	17.99	17.99	19	115	S 87° 31' 20" W	20.31	20.31	19
103	S 81° 52' 67" W	17.99	17.99	19	116	S 87° 31' 20" W	20.31	20.31	19
104	S 81° 52' 67" W	17.99	17.99	19	117	S 87° 31' 20" W	20.31	20.31	19
105	S 81° 52' 67" W	17.99	17.99	19	118	S 87° 31' 20" W	20.31	20.31	19
106	S 81° 52' 67" W	17.99	17.99	19	119	S 87° 31' 20" W	20.31	20.31	19
107	S 81° 52' 67" W	17.99	17.99	19	120	S 87° 31' 20" W	20.31	20.31	19
108	S 81° 52' 67" W	17.99	17.99	19	121	S 87° 31' 20" W	20.31	20.31	19
109	S 81° 52' 67" W	17.99	17.99	19	122	S 87° 31' 20" W	20.31	20.31	19
110	S 81° 52' 67" W	17.99	17.99	19	123	S 87° 31' 20" W	20.31	20.31	19
111	S 81° 52' 67" W	17.99	17.99	19	124	S 87° 31' 20" W	20.31	20.31	19
112	S 81° 52' 67" W	17.99	17.99	19	125	S 87° 31' 20" W	20.31	20.31	19
113	S 81° 52' 67" W	17.99	17.99	19	126	S 87° 31' 20" W	20.31	20.31	19
114	S 81° 52' 67" W	17.99	17.99	19	127	S 87° 31' 20" W	20.31	20.31	19
115	S 81° 52' 67" W	17.99	17.99	19	128	S 87° 31' 20" W	20.31	20.31	19
116	S 81° 52' 67" W	17.99	17.99	19	129	S 87° 31' 20" W	20.31	20.31	19
117	S 81° 52' 67" W	17.99	17.99	19	130	S 87° 31' 20" W	20.31	20.31	19
118	S 81° 52' 67" W	17.99	17.99	19	131	S 87° 31' 20" W	20.31	20.31	19
119	S 81° 52' 67" W	17.99	17.99	19	132	S 87° 31' 20" W	20.31	20.31	19
120	S 81° 52' 67" W	17.99	17.99	19	133	S 87° 31' 20" W	20.31	20.31	19
121	S 81° 52' 67" W	17.99	17.99	19	134	S 87° 31' 20" W	20.31	20.31	19
122	S 81° 52' 67" W	17.99	17.99	19	135	S 87° 31' 20" W	20.31	20.31	19

Surveyor: BENJAMIN JOHN CLARKSON  
 Date of Survey: 14-04-2015  
 Survey No: 001227PP  
 (ASSENT)

RAVINE  
 LOT 34 IN DP 270613 AND  
 AND EASEMENTS AFFECTING  
 LOT 35 IN DP 270613

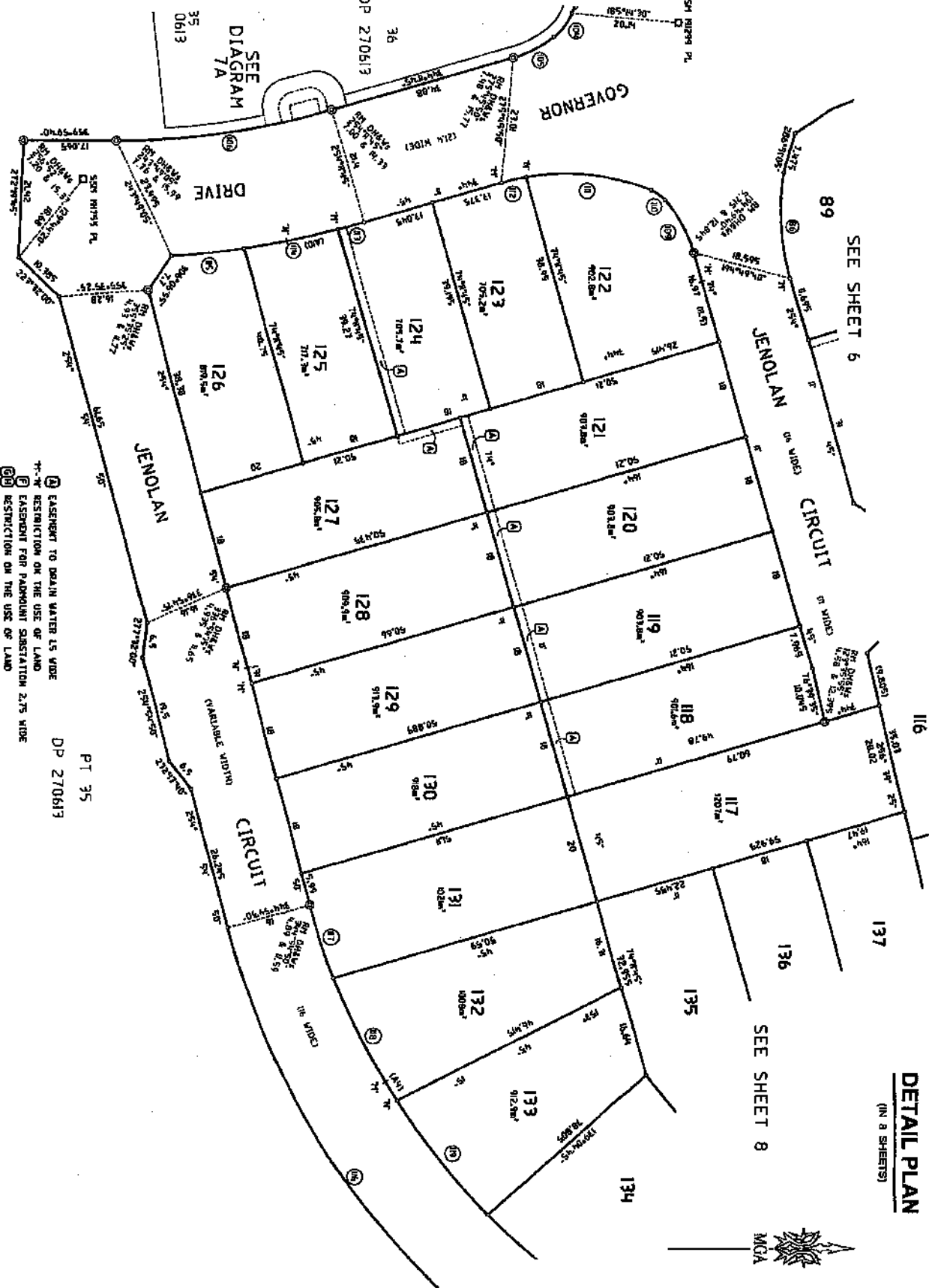
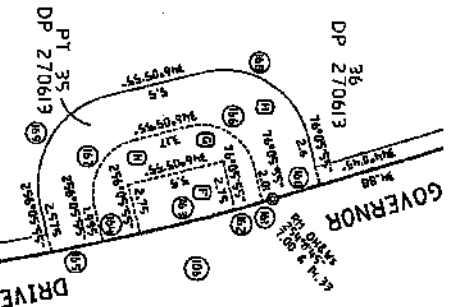
LGA: CAMDEN  
 Location: HARRINGTON PARK  
 Submission No: 142007/0511  
 Length in m to nearest, Submission Date: 1500

Registered:  
 28.5.2015

DP280031



No.	REMARKS	CHDID	ARC	BALES
88	246'04" 100'	0.317	14.528	44.5
89	287'38" 100'	0.511	15.595	46.7
90	337'31" 100'	0.645	16.69	22.9
91	397'85" 100'	0.81	17.81	100.3
92	417'16" 100'	1.113	11.21	24.7
93	477'56" 100'	1.465	3.195	6.85
94	517'32" 100'	1.875	23.87	6.85
95	567'13" 100'	2.35	4.435	10.7
96	617'13" 100'	2.895	4.855	10.7
97	667'13" 100'	3.41	11.07	17.7
98	717'13" 100'	3.91	12.07	12.07
99	767'13" 100'	4.41	13.07	14.31
100	817'13" 100'	4.91	14.07	16.55
101	867'13" 100'	5.41	15.07	18.79
102	917'13" 100'	5.91	16.07	21.03
103	967'13" 100'	6.41	17.07	23.27
104	1017'13" 100'	6.91	18.07	25.51
105	1067'13" 100'	7.41	19.07	27.75
106	1117'13" 100'	7.91	20.07	30.00
107	1167'13" 100'	8.41	21.07	32.25
108	1217'13" 100'	8.91	22.07	34.50
109	1267'13" 100'	9.41	23.07	36.75
110	1317'13" 100'	9.91	24.07	39.00
111	1367'13" 100'	10.41	25.07	41.25
112	1417'13" 100'	10.91	26.07	43.50
113	1467'13" 100'	11.41	27.07	45.75
114	1517'13" 100'	11.91	28.07	48.00
115	1567'13" 100'	12.41	29.07	50.25
116	1617'13" 100'	12.91	30.07	52.50
117	1667'13" 100'	13.41	31.07	54.75
118	1717'13" 100'	13.91	32.07	57.00
119	1767'13" 100'	14.41	33.07	59.25
120	1817'13" 100'	14.91	34.07	61.50
121	1867'13" 100'	15.41	35.07	63.75
122	1917'13" 100'	15.91	36.07	66.00
123	1967'13" 100'	16.41	37.07	68.25
124	2017'13" 100'	16.91	38.07	70.50
125	2067'13" 100'	17.41	39.07	72.75
126	2117'13" 100'	17.91	40.07	75.00
127	2167'13" 100'	18.41	41.07	77.25
128	2217'13" 100'	18.91	42.07	79.50
129	2267'13" 100'	19.41	43.07	81.75
130	2317'13" 100'	19.91	44.07	84.00
131	2367'13" 100'	20.41	45.07	86.25
132	2417'13" 100'	20.91	46.07	88.50
133	2467'13" 100'	21.41	47.07	90.75
134	2517'13" 100'	21.91	48.07	93.00
135	2567'13" 100'	22.41	49.07	95.25
136	2617'13" 100'	22.91	50.07	97.50
137	2667'13" 100'	23.41	51.07	99.75
138	2717'13" 100'	23.91	52.07	102.00
139	2767'13" 100'	24.41	53.07	104.25
140	2817'13" 100'	24.91	54.07	106.50
141	2867'13" 100'	25.41	55.07	108.75
142	2917'13" 100'	25.91	56.07	111.00
143	2967'13" 100'	26.41	57.07	113.25
144	3017'13" 100'	26.91	58.07	115.50



(E) EASEMENT TO DRAIN WATER AS WIDE  
 (W) EASEMENT ON THE USE OF LAND  
 (P) EASEMENT FOR PAVEMENT SUBSTITUTION 2.75 WIDE  
 (R) RESTRICTION ON THE USE OF LAND

**PRECINCT PLAN**  
**DETAIL PLAN**  
 (IN 8 SHEETS)

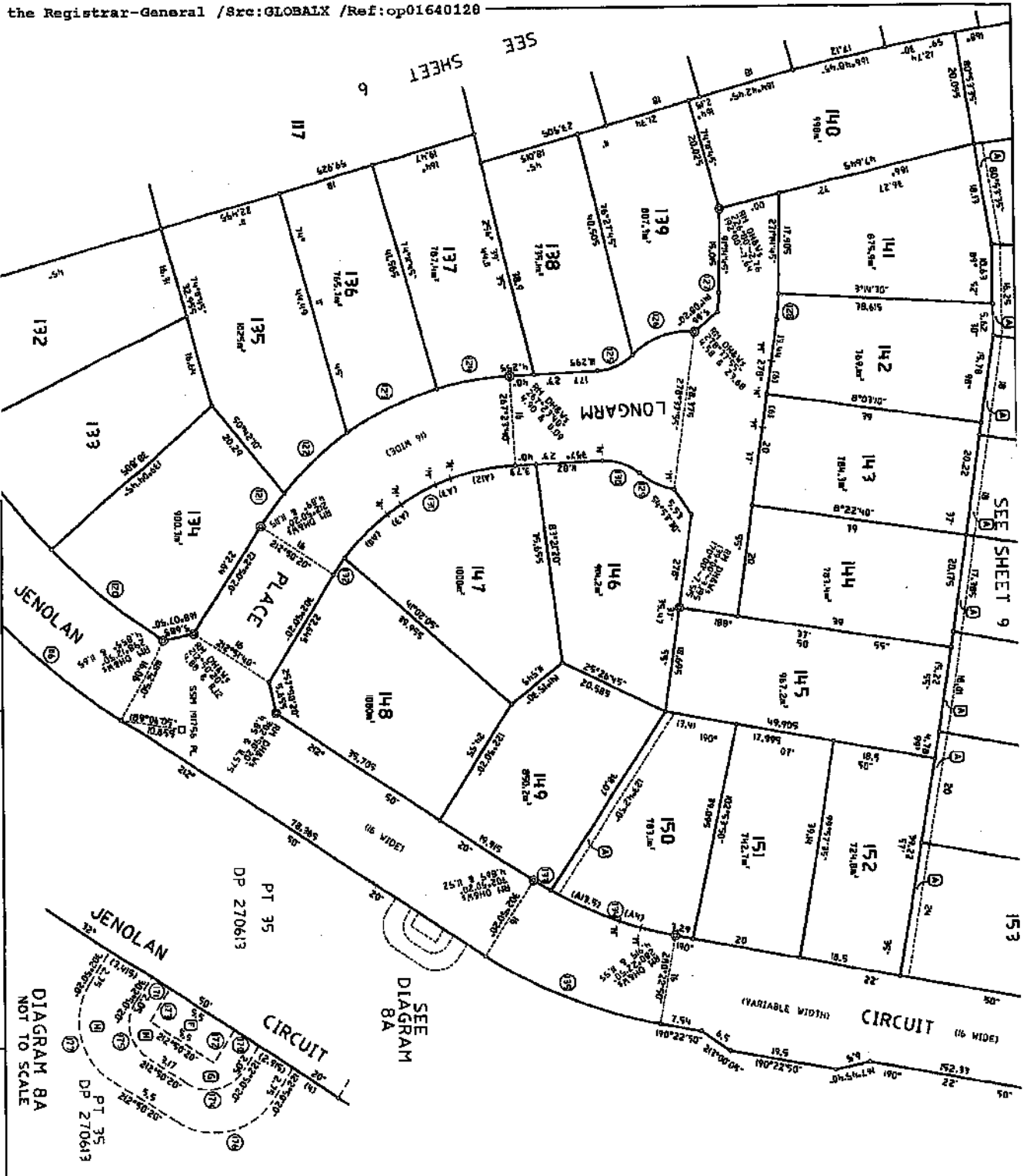
SUBDIVISION OF  
**LOT 34 IN DP 270613 AND**  
**AND EASEMENTS AFFECTING**

Surveyor: **BENJAMIN JOHN CUMMINS**  
 Date of Survey: **14-04-2015**  
 Survey No: **08127795** (RESERVED)

L.G.A.: **CAMDEN**  
 Locality: **HARRINGTON PARK**  
 Suburban No: **142007105/11**

Registered: **28.5.2015**

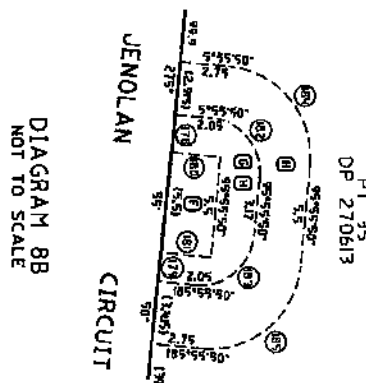
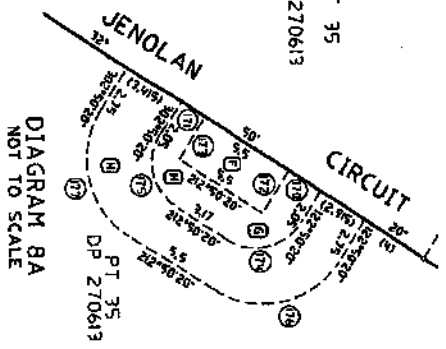
**DP280031**



STANDARD OF SPACING & CURVED SQUARES

No.	BEARING	LENGTH	AREA	PERIMETER
116	230°52'35"	182.75	185.085	142.115
117	230°52'35"	25.43	55.87	175.915
118	230°52'35"	7.275	1.3	90
119	230°52'35"	16.915	16.915	18.31
120	137°49'46"	18.235	18.235	38
121	154°57'45"	13.52	13.52	28
122	150°29'28"	7.16	12.555	16.2
123	164°44'55"	2.715	3.38	26.25
124	164°44'55"	6.67	6.985	14.7
125	202°58'20"	6.915	6.985	14.7
126	16°31'55"	1.16	3.405	4.2
127	202°58'20"	3.405	3.405	4.2
128	202°58'20"	3.405	3.405	4.2
129	211°27'55"	5.57	3.57	10.2
130	207°09'16"	13.83	13.945	10.2
131	207°09'16"	32.97	32.785	82.2
132	207°09'16"	2.085	2.085	4.2
133	207°09'16"	1.595	1.595	3.2
134	122°50'28"	2.75	2.75	5.5
135	202°58'20"	4.245	4.245	5.5
136	147°58'20"	1.62	1.62	3.2
137	147°58'20"	1.62	1.62	3.2
138	275°55'54"	2.25	4.71	5.5
139	275°55'54"	1.585	1.585	3.2
140	182°53'50"	2.75	4.71	5.5
141	182°53'50"	4.245	4.71	5.5
142	142°55'50"	1.62	1.62	3.2
143	142°55'50"	1.62	1.62	3.2
144	142°55'50"	1.62	1.62	3.2
145	142°55'50"	1.62	1.62	3.2

**PRECINCT PLAN**  
**DETAIL PLAN**  
(IN 8 SHEETS)



(A) EASEMENT TO DRAIN WATER 1.5 WIDE  
(B) RESTRICTION ON THE USE OF LAND  
(C) EASEMENT FOR PAYMENT SUBSTATION 2.75 WIDE  
(D) RESTRICTION ON THE USE OF LAND

Surveyor: BENJAMIN JOHN CLARKE  
Date of Survey: 14-04-2015  
Shingles Ref: 081277P (ASSURED)

PLAN OF SUBDIVISION OF LOT 34 IN DP 270613 AND AND EASEMENTS AFFECTING LOT 35 IN DP 270613

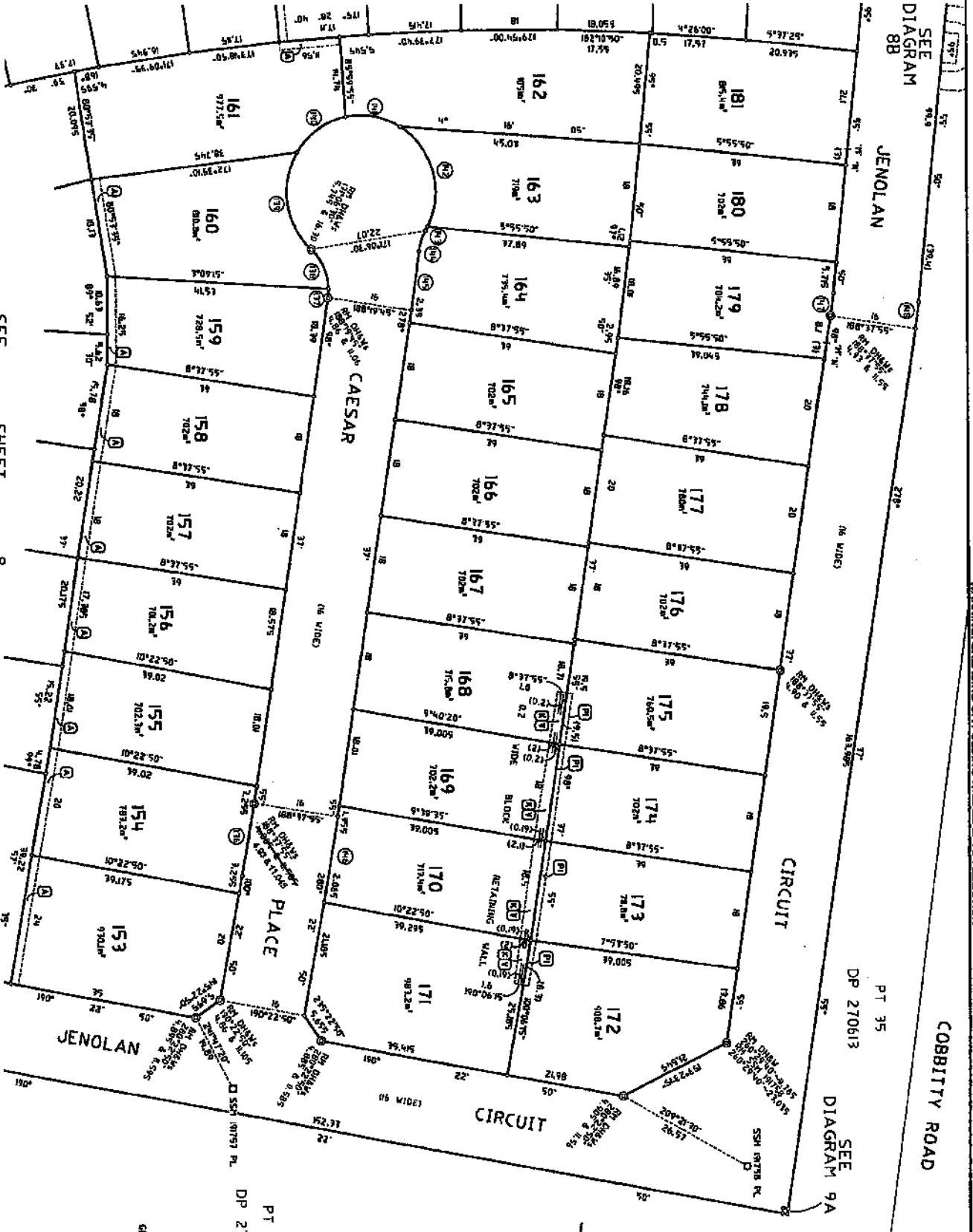
LAL: CAMDEN  
Lodged: HARRINGTON PARK  
Shingles Ref: 14200710651/  
Lodged from the Survey: 1590

Registered:  
28.5.2015

DP280031

DIAGRAM BA  
NOT TO SCALE

DIAGRAM BB  
NOT TO SCALE



- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) EASEMENT FOR REPAIRS 1 WIDE
- (C) RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- (D) POSITIVE COVENANT VARIABLE WIDTH

SEE SHEET 8

Surveyor BENJAMIN JOHN CUMMINGS  
 Date of Survey 14-04-2015  
 Sampled Rate 0.0127777

PLAN OF SUBDIVISION OF LOT 34 IN DP 270613 AND AND EASEMENTS AFFECTING

LOCAL COUNCIL HARRINGTON PARK  
 Application No. 1420027085/1  
 Issued under the Planning, Development and Building Act 1990

Request Date 28.6.2015

DP280031

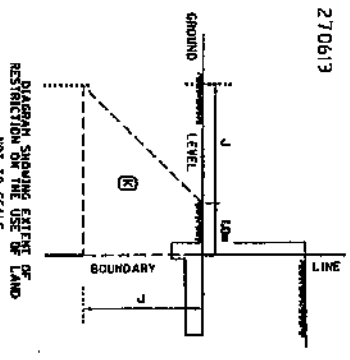


DIAGRAM 9A NOT TO SCALE

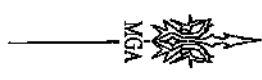
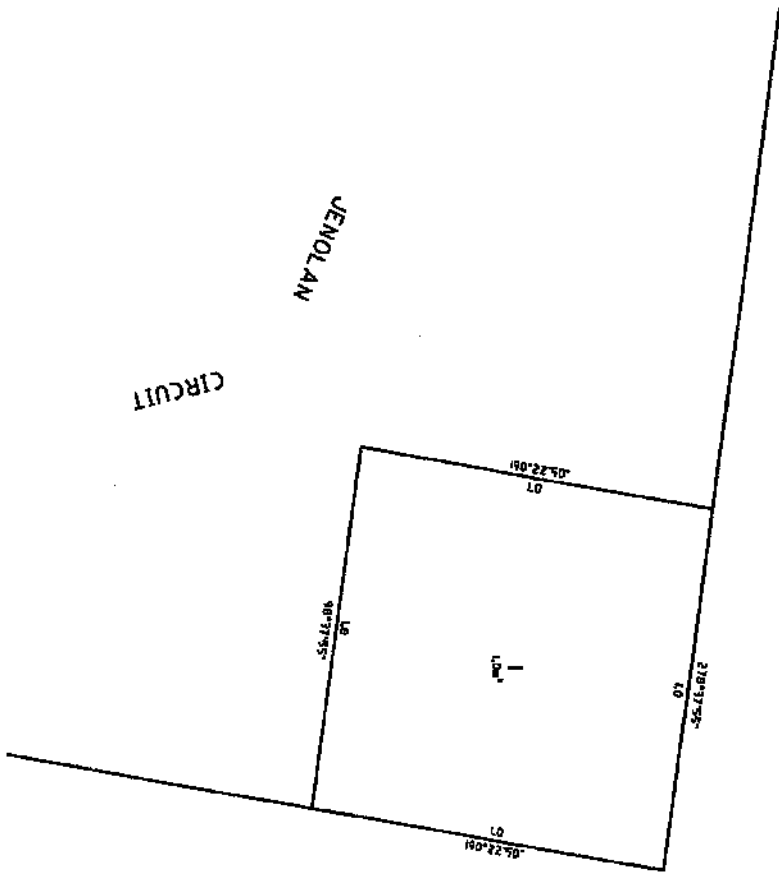
NO.	BEARING	CURVED	ARC	RADIUS
181	0° 37' 37"	13.45	13.45	13.45
180	0° 37' 37"	1.64	1.64	1.64
179	0° 37' 37"	1.64	1.64	1.64
178	0° 37' 37"	1.64	1.64	1.64
177	0° 37' 37"	1.64	1.64	1.64
176	0° 37' 37"	1.64	1.64	1.64
175	0° 37' 37"	1.64	1.64	1.64
174	0° 37' 37"	1.64	1.64	1.64
173	0° 37' 37"	1.64	1.64	1.64
172	0° 37' 37"	1.64	1.64	1.64
171	0° 37' 37"	1.64	1.64	1.64
170	0° 37' 37"	1.64	1.64	1.64
169	0° 37' 37"	1.64	1.64	1.64
168	0° 37' 37"	1.64	1.64	1.64
167	0° 37' 37"	1.64	1.64	1.64
166	0° 37' 37"	1.64	1.64	1.64
165	0° 37' 37"	1.64	1.64	1.64
164	0° 37' 37"	1.64	1.64	1.64
163	0° 37' 37"	1.64	1.64	1.64
162	0° 37' 37"	1.64	1.64	1.64
161	0° 37' 37"	1.64	1.64	1.64
160	0° 37' 37"	1.64	1.64	1.64
159	0° 37' 37"	1.64	1.64	1.64
158	0° 37' 37"	1.64	1.64	1.64
157	0° 37' 37"	1.64	1.64	1.64
156	0° 37' 37"	1.64	1.64	1.64
155	0° 37' 37"	1.64	1.64	1.64
154	0° 37' 37"	1.64	1.64	1.64
153	0° 37' 37"	1.64	1.64	1.64

**PRECINCT PLAN**  
 (IN 8 SHEETS)  
**DETAIL PLAN**



MGA

**PRECINCT PLAN**  
**PRECINCT PROPERTY PLAN**  
**LOT 1**




Surveyor: BENJAMIN JOHN CHAMBERS Date of Survey: 14-04-2015 Surveyor's Lic: 08127799 Issued by:	NAME OF SUBDIVISION OF LOT 34 IN DP 270613 AND AND EASEMENTS AFFECTING LOT 35 IN DP 270613	LOCAL COUNCIL: HARRINGTON PARK Subdivision Lic: 14/2007/105/11 Lengths are in metres, Reductions: None: 1:10	Registered: 28.5.2015	DP280031
--	--	--	-----------------------	----------



DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 7 sheet(s)

Registered:  28.5.2015  
 Title System: TORRENS  
 Purpose: SUBDIVISION

Office Use Only

Office Use Only

DP280031

(DOC.A)

PLAN OF  
 SUBDIVISION OF  
 LOT 34 IN DP 270613 AND  
 AND EASEMENTS AFFECTING  
 LOT 35 IN DP 270613

L.G.A.: CAMDEN  
 Locality: HARRINGTON PARK  
 Parish: NARELLAN  
 County: CUMBERLAND

Crown Lands NSW/Western Lands Office Approval

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: .....

Survey Certificate

I BENJAMIN JOHN CUMMINS of JOHN M. DALY & ASSOC. PTY LTD P.O. BOX 25 CAMPBELLTOWN a surveyor registered under the *Surveying and Spatial Information Act, 2002*, certify that:

\* (a) The land shown in the plan was surveyed in accordance with the *Surveying and Spatial Information Regulation 2012*, is accurate and the survey was completed on 14-04-2015.

\* (b) The part of the land in the plan (being ~~.....~~) was surveyed in accordance with the *Surveying and Spatial Information Regulation 2012*, is accurate and the survey was completed on ~~.....~~ the part not surveyed was compiled in accordance with that Regulation.

\* (c) The land shown in this plan was compiled in accordance with the *Surveying and Spatial Information Regulation 2012*.

Signature B.J. Cummins Dated: 14-04-2015  
 Surveyor ID: 3301  
 Datum Line: X-Y  
 Type: Urban/Rural  
 The terrain is \*Level-Undulating / \*Steep-Mountainous.

\* Strike through if inapplicable.  
 \* Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.

Subdivision Certificate  
Jeremy Swan  
 \*Authorised Person/General Manager/Accredited Certifier, certify that the provisions of s.108J 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: J.A. Swan  
 Accreditation number: .....  
 Consent Authority: Camden Council  
 Date of endorsement: 13 May 2015  
 Subdivision Certificate number: 14/2007/1051/1  
 File number: .....

\* Strike through if inapplicable.

STATEMENTS of intention to dedicate public roads, public reserves and drainage reserves, acquire/resume land.

IT IS INTENDED TO DEDICATE :  
 CAESAR PLACE  
 GOVERNOR DRIVE  
 HOWE STREET  
 JENOLAN CIRCUIT  
 LONGARM PLACE  
 UNDERWOOD CIRCUIT  
 TO THE PUBLIC AS PUBLIC ROAD.

Plans used in the preparation of survey/compilation

DP 253184  
 DP 270613  
 DP 851997

If space is insufficient continue on PLAN FORM 6A


Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A

Surveyor's Reference: 08127PP

(ISSUE D)

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 7 sheet(s)

Office Use Only  
 Registered:  28.5.2015

Office Use Only  
**DP280031**  
 (DOC.A)

**PLAN OF**  
 SUBDIVISION OF  
 LOT 34 IN DP 270613 AND  
 AND EASEMENTS AFFECTING  
 LOT 35 IN DP 270613

This sheet is for the provision of the following information as required:  
 • A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*  
 • Statements of Intention to create and release affecting Interests in accordance with section 88B *Conveyancing Act 1919*  
 • Signatures and seals- see 195D *Conveyancing Act 1919*  
 • Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14/2007/1031/1  
 Date of Endorsement: 13 May 2015

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE :

1. EASEMENT TO DRAIN WATER 1.5 WIDE (A)
2. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E)
3. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F)
4. RESTRICTION ON THE USE OF LAND (G)(H)
5. EASEMENT FOR REPAIRS 1.0 WIDE (P1)
6. EASEMENT FOR REPAIRS 1.5 WIDE (P2)
7. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH (K)
8. POSITIVE COVENANT VARIABLE WIDTH (V)
9. RESTRICTION ON THE USE OF LAND
10. RESTRICTION ON THE USE OF LAND
11. RESTRICTION ON THE USE OF LAND
12. RESTRICTION ON THE USE OF LAND
13. RESTRICTION ON THE USE OF LAND
14. RESTRICTION ON THE USE OF LAND

STREET ADDRESSES FOR ALL LOTS ARE NOT AVAILABLE.

If space is insufficient use additional annexure sheet

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 7 sheet(s)

Registered:



28.5.2015

Office Use Only

Office Use Only

DP280031

(DOC.A)

PLAN OF

SUBDIVISION OF  
LOT 34 IN DP 270613 AND  
AND EASEMENTS AFFECTING  
LOT 35 IN DP 270613

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14/2007/1051/1

Date of Endorsement: 13 May 2015

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of:

Signature:

J.H. Mowson

Signature:

Lee Thomas

Print Name:

J.H. MOWSON

Print Name:

LEE THOMAS

Office Held:

DIRECTOR

Office Held:

DIRECTOR



If space is insufficient use additional annexure sheet


Surveyor's Reference:

08127PP

(ISSUE C)

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 4 of 7 sheet(s)

Registered:  28.5.2015 Office Use Only

Office Use Only

# DP280031

(DOC.A)

**PLAN OF**  
 SUBDIVISION OF  
 LOT 34 IN DP 270613 AND  
 AND EASEMENTS AFFECTING  
 LOT 35 IN DP 270613

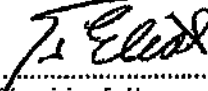
Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A

Subdivision Certificate No.: 14/2007/1051/1  
 Date of Endorsement: 13 May 2015

Name of Development (Optional)  
**LAURINA**

Address for Service of Notice  
 1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 N.S.W. 2567

**WARNING STATEMENT (Approved Form 7)**  
 This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.  
 Any changes will be recorded in a replacement schedule.

**VALUER'S CERTIFICATE (Approved Form 9)**  
 I, TIMOTHY JAMES ELLIOTT  
 of TIM ELLIOTT PROPERTY CONSULTANT  
 being a Valuer registered under the *Valuers Registration Act 1975*, certify that:  
 (a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on <sup>A</sup> 14-05-2015  
 (b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on <sup>A</sup> ..... being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.  
 Signature:  Dated: 14-05-2015  
\* Strike out whichever is inapplicable  
 A Insert date of valuation

**UPDATE NOTE (Approved Form 8)**  
 This document contains an \*updated/\*revised Schedule of Unit Entitlements and replaces the existing schedule registered on <sup>A</sup> .....  
\* Strike out whichever is inapplicable  
 A Insert date


SCHEDULE OF UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	68	
2	68		17	71	
3	68		18	69	
4	68		19	69	
5	68		20	67	
6	68		21	69	
7	68		22	72	
8	69		23	69	
9	71		24	68	
10	68		25	69	
11	68		26	69	
12	68		27	67	
13	68		28	67	
14	68		29	67	
15	69		30	68	

If space is insufficient use annexure sheet - Plan Form 6A

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 5 of 7 sheet(s)

Office Use Only  
 Registered:  28.5.2015

Office Use Only

DP280031

(DOC.A)

PLAN OF

SUBDIVISION OF  
 LOT 34 IN DP 270613 AND  
 AND EASEMENTS AFFECTING  
 LOT 35 IN DP 270613

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14/2007/1051/1

Date of Endorsement: 13 May 2015


LOT	UNIT ENTITLEMENT	SUBDIVISION
31	67	
32	68	
33	70	
34	68	
35	68	
36	68	
37	68	
38	68	
39	68	
40	68	
41	68	
42	67	
43	67	
44	67	
45	67	
46	67	
47	67	
48	67	
49	67	
50	67	
51	67	
52	67	
53	68	
54	68	
55	68	
56	68	
57	68	
58	68	
59	68	
60	65	
61	66	
62	68	
63	66	
64	66	
65	66	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	65	
67	65	
68	64	
69	64	
70	64	
71	64	
72	64	
73	65	
74	66	
75	68	
76	66	
77	64	
78	65	
79	65	
80	64	
81	64	
82	64	
83	64	
84	64	
85	64	
86	65	
87	64	
88	65	
89	67	
90	66	
91	65	
92	66	
93	65	
94	65	
95	64	
96	64	
97	65	
98	64	
99	64	
100	64	

If space is insufficient use additional annexure sheet

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 6 of 7 sheet(s)

Registered:  28.5.2015 Office Use Only

**DP280031**

Office Use Only

(DOC.A)

PLAN OF  
SUBDIVISION OF  
LOT 34 IN DP 270613 AND  
AND EASEMENTS AFFECTING  
-LOT 35 IN DP 270613

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14/2007/1051/1

Date of Endorsement: 13 May 2015

LOT	UNIT ENTITLEMENT	SUBDIVISION
101	64	
102	64	
103	68	
104	64	
105	64	
106	64	
107	64	
108	64	
109	64	
110	64	
111	64	
112	64	
113	64	
114	64	
115	64	
116	67	
117	72	
118	69	
119	69	
120	69	
121	69	
122	67	
123	64	
124	67	
125	67	
126	68	
127	71	
128	71	
129	71	
130	71	
131	72	
132	72	
133	70	
134	68	
135	71	

LOT	UNIT ENTITLEMENT	SUBDIVISION
136	67	
137	67	
138	66	
139	68	
140	69	
141	68	
142	67	
143	67	
144	67	
145	69	
146	69	
147	71	
148	69	
149	68	
150	68	
151	68	
152	68	
153	67	
154	66	
155	65	
156	65	
157	65	
158	65	
159	65	
160	67	
161	68	
162	69	
163	65	
164	65	
165	65	
166	65	
167	65	
168	65	
169	65	
170	65	

If space is insufficient use additional annexure sheet

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 7 of 7 sheet(s)

Registered:  28.5.2015

Office Use Only

Office Use Only

DP280031

(DOC.A)

PLAN OF

SUBDIVISION OF  
LOT 34 IN DP 270613 AND  
AND EASEMENTS AFFECTING  
LOT 35 IN DP 270613

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1, of the administration sheets.

Subdivision Certificate Number: 14/2007/1651/1

Date of Endorsement: 13 May 2015

LOT	UNIT ENTITLEMENT	SUBDIVISION
171	67	
172	65	
173	63	
174	63	
175	64	
176	63	
177	64	
178	64	
179	63	
180	63	
181	65	
TOTAL	12000	

If space is insufficient use additional annexure sheet



**PRECINCT PLAN**  
**LOCALITY PLAN**

THIS SHEET IS BEING CONTINUALLY UPDATED TO SHOW THE CURRENT SUBDIVISION PATTERNS OF THE SCHEME FOR DETAILS OF THE SCHEME. ADDITIONAL AND REVISIONARY SHEETS SEE SCHEDULE BELOW.

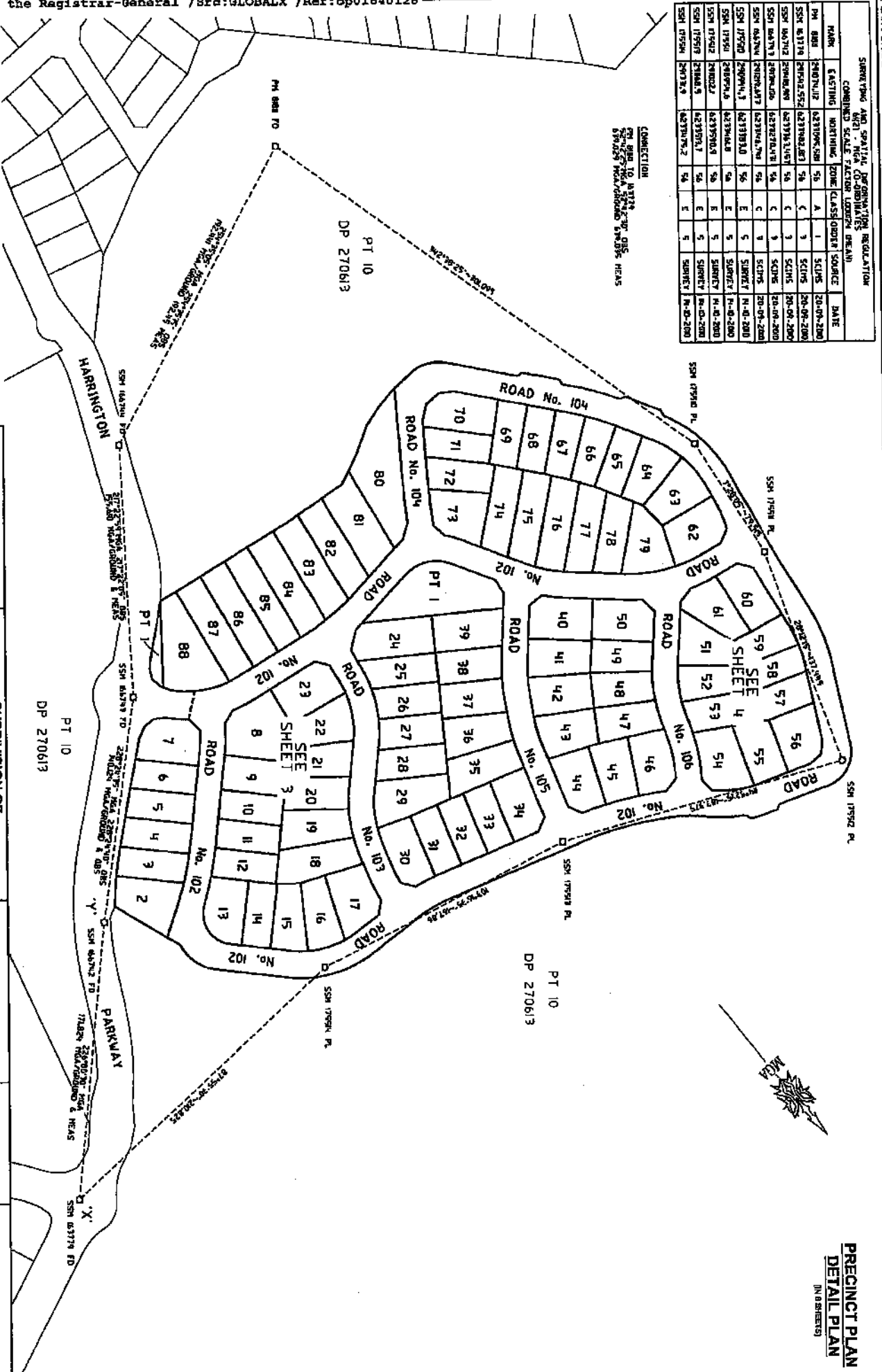
**SCHEDULE OF CHANGES TO THE SCHEME**

LOT No.	DETAILS	SHEET No.

Subdivision No: 43/2010 Date of Survey: 14-10-2010 Surveyor: BENJAMIN JOHN CULMANN Surveyor's Ref: 09302 PP (ISSUE F) Registered: 14.2.2011	<b>DP280026</b>
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MARK	EASTING	NORTHING	ZONE CLASS	ODD'S SOURCE	DATE
SM 088	421706.50	621706.50	A	1	SCHEM 20-08-2000
SM 077A	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077B	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077C	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077D	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077E	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077F	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077G	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077H	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077I	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077J	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077K	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077L	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077M	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077N	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077O	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077P	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077Q	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077R	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077S	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077T	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077U	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077V	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077W	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077X	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077Y	421706.50	621706.50	C	3	SCHEM 20-08-2000
SM 077Z	421706.50	621706.50	C	3	SCHEM 20-08-2000

CONNECTION  
 FROM ROAD TO LOT 10  
 BY THE MEANS OF A  
 BROADER HOUSING ZONE HEAS

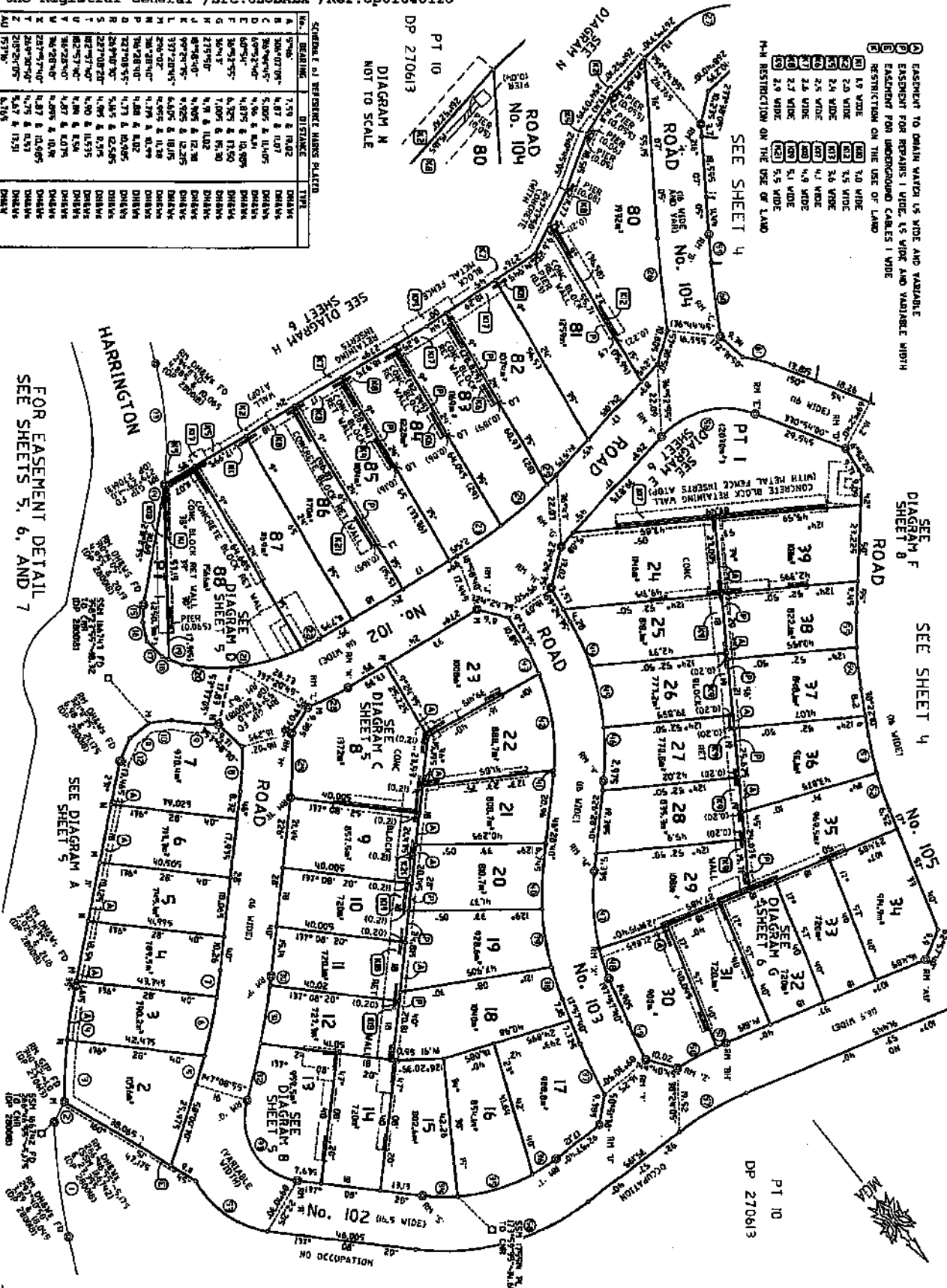


Surveyor: BENJAMIN JOHN CUMMINGS Date of Survey: 14-10-2010 Survey's File: 0280026 PP (ISSUE 2)	PLAN OF: SUBDIVISION OF LOT 3 IN DP 270613 AND EASEMENTS WITHIN LOT 10 IN DP 270613	LOCAL COUNCIL: HARRINGTON PARK Council's File: 4922018 Land use as it exists: Recreation (Public) (L200)	Registered: 14.2.2011	DP280026
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PLAN FORM 2

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP280026\_1  
 4/11/11  
 SHEET 3 of 3 sheets



SCHEDULE OF REFERENCED MAPS PLATED

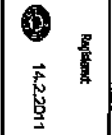
No.	BEARING	DISTANCE	TYPE
A	159° & 180°		DIMENSION
B	140° & 140°		DIMENSION
C	140° & 140°		DIMENSION
D	140° & 140°		DIMENSION
E	140° & 140°		DIMENSION
F	140° & 140°		DIMENSION
G	140° & 140°		DIMENSION
H	140° & 140°		DIMENSION
I	140° & 140°		DIMENSION
J	140° & 140°		DIMENSION
K	140° & 140°		DIMENSION
L	140° & 140°		DIMENSION
M	140° & 140°		DIMENSION
N	140° & 140°		DIMENSION
O	140° & 140°		DIMENSION
P	140° & 140°		DIMENSION
Q	140° & 140°		DIMENSION
R	140° & 140°		DIMENSION
S	140° & 140°		DIMENSION
T	140° & 140°		DIMENSION
U	140° & 140°		DIMENSION
V	140° & 140°		DIMENSION
W	140° & 140°		DIMENSION
X	140° & 140°		DIMENSION
Y	140° & 140°		DIMENSION
Z	140° & 140°		DIMENSION
AA	140° & 140°		DIMENSION
AB	140° & 140°		DIMENSION
AC	140° & 140°		DIMENSION
AD	140° & 140°		DIMENSION
AE	140° & 140°		DIMENSION
AF	140° & 140°		DIMENSION
AG	140° & 140°		DIMENSION
AH	140° & 140°		DIMENSION
AI	140° & 140°		DIMENSION
AJ	140° & 140°		DIMENSION

FOR EASEMENT DETAIL  
 SEE SHEETS 5, 6, AND 7

Survey: BERRILLIAN JOHN CAMPBELL  
 Date of Survey: 14-10-2010  
 Drawn by: [Signature]

PLAN OF  
 LOT 3 IN DP 270613  
 AND  
 EASEMENTS WITHIN  
 LOT 10 IN DP 270613

LOCAL CANTON  
 HARRINGTON PARK  
 4327010  
 Landgate  
 14/2/2011



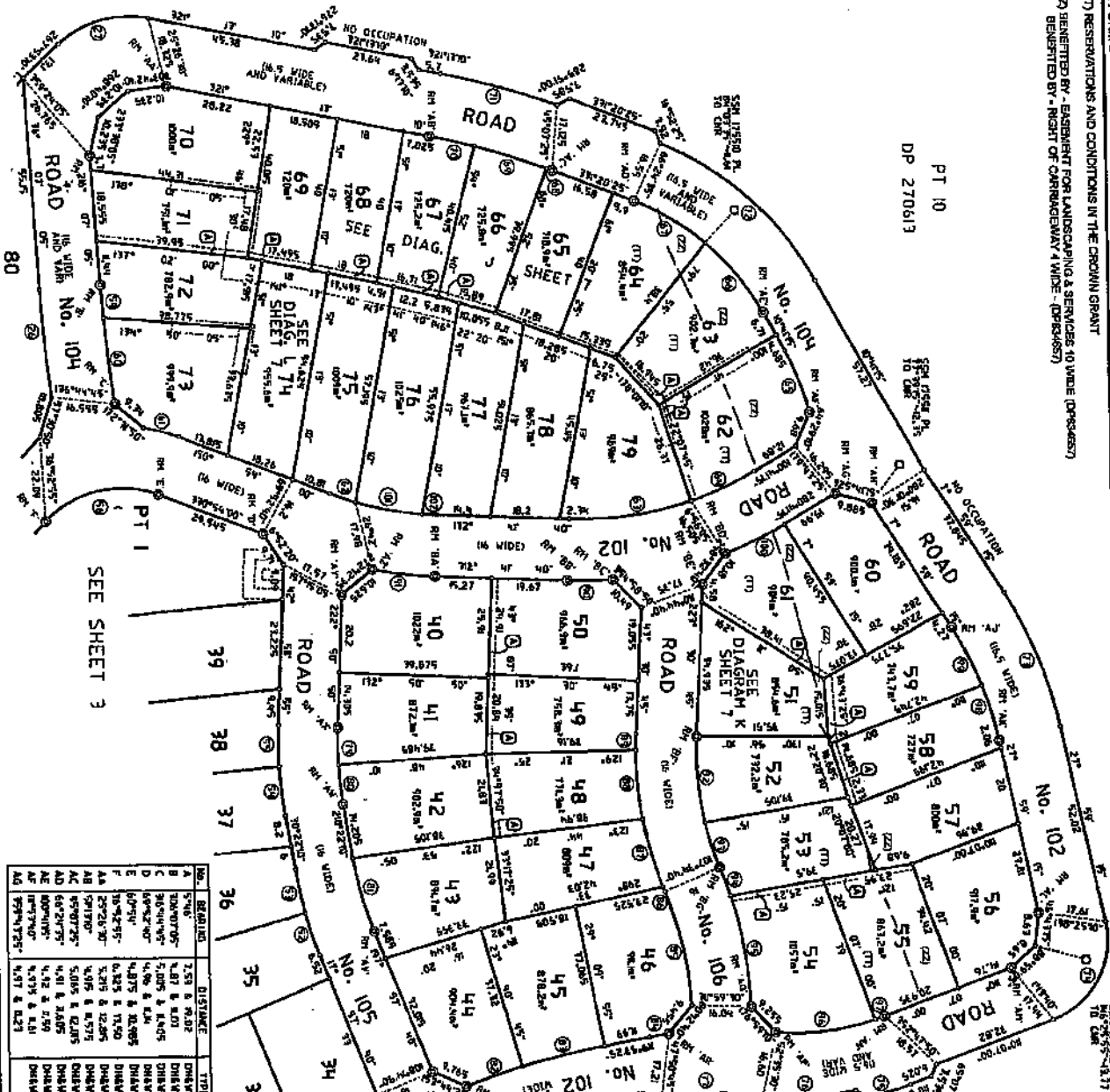
DP280026

SCHEDULE OF SPOT & COMPOUND DIMENSIONS  
 (IN METERS)

No.	BEARING	COORD	ARC	BEARING
1	339°17'30"	35.285	35.255	189
2	140°00'00"	6.875	6.875	185.0
3	227°00'00"	18.005	18.005	185.4
4	228°37'05"	16.705	16.711	185.4
5	59°14'45"	6.116	6.116	192
6	51°04'20"	18.376	18.376	192
7	47°17'45"	8.222	8.222	192
8	42°07'20"	13.177	13.177	192
9	318°52'20"	13.36	13.36	192
10	302°38'55"	14.85	14.85	192
11	277°27'30"	14.85	14.85	192
12	244°11'20"	13.69	13.69	192
13	229°08'20"	13.69	13.69	192
14	229°08'20"	6.885	6.885	192
15	229°08'20"	5.315	5.315	192
16	229°08'20"	5.315	5.315	192
17	170°08'20"	6.81	6.81	192
18	157°39'30"	2.31	2.31	192
19	157°39'30"	4.275	4.275	192
20	131°39'20"	18.365	18.365	192
21	122°47'35"	6.27	6.27	192
22	102°40'30"	16.89	16.89	192
23	86°04'35"	16.89	16.89	192
24	68°59'05"	19	19	192
25	51°07'20"	4.275	4.275	192
26	42°07'20"	13.177	13.177	192
27	284°03'10"	24.235	24.235	192
28	284°03'10"	13.18	13.18	192
29	221°39'00"	18.5	18.5	192
30	189°14'30"	2.66	2.66	192
31	189°14'30"	18.05	18.05	192
32	172°17'15"	18.05	18.05	192
33	157°39'30"	28.1	28.1	192
34	157°39'30"	33.45	33.45	192
35	140°00'00"	10.9	10.9	192
36	140°00'00"	26	26	192
37	137°39'30"	8.045	8.045	192
38	137°39'30"	17.355	17.355	192
39	127°00'00"	18.085	18.085	192
40	117°00'00"	18.085	18.085	192
41	117°00'00"	17.02	17.02	192
42	117°00'00"	13.33	13.33	192
43	117°00'00"	14.75	14.75	192
44	117°00'00"	19.66	19.66	192
45	117°00'00"	8.84	8.84	192
46	117°00'00"	15.06	15.06	192
47	117°00'00"	15.06	15.06	192
48	117°00'00"	18.18	18.18	192
49	117°00'00"	23.16	23.16	192
50	117°00'00"	23.16	23.16	192
51	117°00'00"	12.05	12.05	192
52	117°00'00"	12.05	12.05	192
53	117°00'00"	3.15	3.15	192
54	117°00'00"	11.69	11.69	192
55	117°00'00"	11.69	11.69	192
56	117°00'00"	12.825	12.825	192
57	117°00'00"	12.825	12.825	192
58	117°00'00"	10.84	10.84	192
59	117°00'00"	30.84	30.84	192
60	117°00'00"	23.28	23.28	192
61	117°00'00"	54.675	54.675	192
62	117°00'00"	8.59	8.59	192
63	117°00'00"	22.275	22.275	192
64	117°00'00"	8.12	8.12	192

PLAN FORM 2

(17) RESERVATIONS AND CONDITIONS IN THE CROWN GRANT  
 (22) BENEFITED BY - EASEMENT FOR LANDSCAPING & SERVICES TO WARE (DPO80857)  
 (22) BENEFITED BY - RIGHT OF CARRIAGEWAY 4 WIDE - (DPO80857)



WARNING: CHECKING OR FOLDING WILL LEAD TO REJECTION.

FOR EASEMENT DETAIL  
 SEE SHEETS 5, 6 AND 7

① EASEMENT TO OVER WATER 1.5 WIDE AND VARIABLE

SCHEDULE of REFERENCE MARKS PLACED

NO.	BEARING	DISTANCE	TYPE
A	57°00'	2.53 & 8.02	DIMEN
B	149°10'	4.87 & 8.02	DIMEN
C	304°00'	5.05 & 8.40	DIMEN
D	162°00'	4.78 & 8.40	DIMEN
E	107°30'	4.87 & 12.05	DIMEN
F	18°42'30"	5.26 & 12.05	DIMEN
G	270°00'	4.91 & 12.05	DIMEN
H	327°00'	4.81 & 12.05	DIMEN
I	180°00'	4.81 & 12.05	DIMEN
J	135°00'	4.81 & 12.05	DIMEN
K	90°00'	4.81 & 12.05	DIMEN
L	45°00'	4.81 & 12.05	DIMEN
M	0°00'	4.81 & 12.05	DIMEN
N	315°00'	4.81 & 12.05	DIMEN
O	270°00'	4.81 & 12.05	DIMEN
P	225°00'	4.81 & 12.05	DIMEN
Q	180°00'	4.81 & 12.05	DIMEN
R	135°00'	4.81 & 12.05	DIMEN
S	90°00'	4.81 & 12.05	DIMEN
T	45°00'	4.81 & 12.05	DIMEN
U	0°00'	4.81 & 12.05	DIMEN
V	315°00'	4.81 & 12.05	DIMEN
W	270°00'	4.81 & 12.05	DIMEN
X	225°00'	4.81 & 12.05	DIMEN
Y	180°00'	4.81 & 12.05	DIMEN
Z	135°00'	4.81 & 12.05	DIMEN
AA	90°00'	4.81 & 12.05	DIMEN
AB	45°00'	4.81 & 12.05	DIMEN
AC	0°00'	4.81 & 12.05	DIMEN
AD	315°00'	4.81 & 12.05	DIMEN
AE	270°00'	4.81 & 12.05	DIMEN
AF	225°00'	4.81 & 12.05	DIMEN
AG	180°00'	4.81 & 12.05	DIMEN
AH	135°00'	4.81 & 12.05	DIMEN
AI	90°00'	4.81 & 12.05	DIMEN
AJ	45°00'	4.81 & 12.05	DIMEN
AK	0°00'	4.81 & 12.05	DIMEN
AL	315°00'	4.81 & 12.05	DIMEN

NO.	BEARING	DISTANCE	TYPE
AA	345°00'	4.81 & 12.05	DIMEN
AB	300°00'	4.81 & 12.05	DIMEN
AC	255°00'	4.81 & 12.05	DIMEN
AD	210°00'	4.81 & 12.05	DIMEN
AE	165°00'	4.81 & 12.05	DIMEN
AF	120°00'	4.81 & 12.05	DIMEN
AG	75°00'	4.81 & 12.05	DIMEN
AH	30°00'	4.81 & 12.05	DIMEN
AI	15°00'	4.81 & 12.05	DIMEN
AJ	0°00'	4.81 & 12.05	DIMEN
AK	345°00'	4.81 & 12.05	DIMEN
AL	300°00'	4.81 & 12.05	DIMEN
AM	255°00'	4.81 & 12.05	DIMEN
AN	210°00'	4.81 & 12.05	DIMEN
AO	165°00'	4.81 & 12.05	DIMEN
AP	120°00'	4.81 & 12.05	DIMEN
AQ	75°00'	4.81 & 12.05	DIMEN
AR	30°00'	4.81 & 12.05	DIMEN
AS	15°00'	4.81 & 12.05	DIMEN
AT	0°00'	4.81 & 12.05	DIMEN
AU	345°00'	4.81 & 12.05	DIMEN
AV	300°00'	4.81 & 12.05	DIMEN
AW	255°00'	4.81 & 12.05	DIMEN
AX	210°00'	4.81 & 12.05	DIMEN
AY	165°00'	4.81 & 12.05	DIMEN
AZ	120°00'	4.81 & 12.05	DIMEN
BA	75°00'	4.81 & 12.05	DIMEN
BB	30°00'	4.81 & 12.05	DIMEN
BC	15°00'	4.81 & 12.05	DIMEN
BD	0°00'	4.81 & 12.05	DIMEN
BE	345°00'	4.81 & 12.05	DIMEN
BF	300°00'	4.81 & 12.05	DIMEN
BG	255°00'	4.81 & 12.05	DIMEN
BH	210°00'	4.81 & 12.05	DIMEN
BI	165°00'	4.81 & 12.05	DIMEN
BJ	120°00'	4.81 & 12.05	DIMEN
BK	75°00'	4.81 & 12.05	DIMEN
BL	30°00'	4.81 & 12.05	DIMEN
BM	15°00'	4.81 & 12.05	DIMEN
BN	0°00'	4.81 & 12.05	DIMEN
BO	345°00'	4.81 & 12.05	DIMEN
BP	300°00'	4.81 & 12.05	DIMEN
BQ	255°00'	4.81 & 12.05	DIMEN
BR	210°00'	4.81 & 12.05	DIMEN
BS	165°00'	4.81 & 12.05	DIMEN
BT	120°00'	4.81 & 12.05	DIMEN
BU	75°00'	4.81 & 12.05	DIMEN
BV	30°00'	4.81 & 12.05	DIMEN
BW	15°00'	4.81 & 12.05	DIMEN
BX	0°00'	4.81 & 12.05	DIMEN
BY	345°00'	4.81 & 12.05	DIMEN
BZ	300°00'	4.81 & 12.05	DIMEN
CA	255°00'	4.81 & 12.05	DIMEN
CB	210°00'	4.81 & 12.05	DIMEN
CC	165°00'	4.81 & 12.05	DIMEN
CD	120°00'	4.81 & 12.05	DIMEN
CE	75°00'	4.81 & 12.05	DIMEN
CF	30°00'	4.81 & 12.05	DIMEN
CG	15°00'	4.81 & 12.05	DIMEN
CH	0°00'	4.81 & 12.05	DIMEN
CI	345°00'	4.81 & 12.05	DIMEN
CJ	300°00'	4.81 & 12.05	DIMEN
CK	255°00'	4.81 & 12.05	DIMEN
CL	210°00'	4.81 & 12.05	DIMEN
CM	165°00'	4.81 & 12.05	DIMEN
CN	120°00'	4.81 & 12.05	DIMEN
CO	75°00'	4.81 & 12.05	DIMEN
CP	30°00'	4.81 & 12.05	DIMEN
CQ	15°00'	4.81 & 12.05	DIMEN
CR	0°00'	4.81 & 12.05	DIMEN
CS	345°00'	4.81 & 12.05	DIMEN
CT	300°00'	4.81 & 12.05	DIMEN
CU	255°00'	4.81 & 12.05	DIMEN
CV	210°00'	4.81 & 12.05	DIMEN
CU	165°00'	4.81 & 12.05	DIMEN
CV	120°00'	4.81 & 12.05	DIMEN
CU	75°00'	4.81 & 12.05	DIMEN
CV	30°00'	4.81 & 12.05	DIMEN
CU	15°00'	4.81 & 12.05	DIMEN
CV	0°00'	4.81 & 12.05	DIMEN
CU	345°00'	4.81 & 12.05	DIMEN
CV	300°00'	4.81 & 12.05	DIMEN
CU	255°00'	4.81 & 12.05	DIMEN
CV	210°00'	4.81 & 12.05	DIMEN
CU	165°00'	4.81 & 12.05	DIMEN
CV	120°00'	4.81 & 12.05	DIMEN
CU	75°00'	4.81 & 12.05	DIMEN
CV	30°00'	4.81 & 12.05	DIMEN
CU	15°00'	4.81 & 12.05	DIMEN
CV	0°00'	4.81 & 12.05	DIMEN

NO.	BEARING	CORNER	AREA	SHADING
24	164°00'00"	78.25	24.24	408
25	219°35'45"	11.69	11.69	108
26	274°00'00"	11.69	11.69	108
27	328°35'45"	11.69	11.69	108
28	383°00'00"	11.69	11.69	108
29	437°35'45"	11.69	11.69	108
30	492°00'00"	11.69	11.69	108
31	546°35'45"	11.69	11.69	108
32	601°00'00"	11.69	11.69	108
33	655°35'45"	11.69	11.69	108
34	710°00'00"	11.69	11.69	108
35	764°35'45"	11.69	11.69	108
36	819°00'00"	11.69	11.69	108
37	873°35'45"	11.69	11.69	108
38	928°00'00"	11.69	11.69	108
39	982°35'45"	11.69	11.69	108
40	1037°00'00"	11.69	11.69	108
41	1091°35'45"	11.69	11.69	108
42	1146°00'00"	11.69	11.69	108
43	1200°35'45"	11.69	11.69	108
44	1255°00'00"	11.69	11.69	108
45	1309°35'45"	11.69	11.69	108
46	1364°00'00"	11.69	11.69	108
47	1418°35'45"	11.69	11.69	108
48	1473°00'00"	11.69	11.69	108
49	1527°35'45"	11.69	11.69	108
50	1582°00'00"	11.69	11.69	108
51	1636°35'45"	11.69	11.69	108
52	1691°00'00"	11.69	11.69	108
53	1745°35'45"	11.69	11.69	108
54	1800°00'00"	11.69	11.69	108
55	1854°35'45"	11.69	11.69	108
56	1909°00'00"	11.69	11.69	108
57	1963°35'45"	11.69	11.69	108
58	2018°00'00"	11.69	11.69	108
59	2072°35'45"	11.69	11.69	108
60	2127°00'00"	11.69	11.69	108
61	2181°35'45"	11.69	11.69	108
62	2236°00'00"	11.69	11.69	108
63	2290°35'45"	11.69	11.69	108
64	2345°00'00"	11.69	11.69	108
65	2399°35'45"	11.69	11.69	108
66	2454°00'00"	11.69	11.69	108
67	2508°35'45"	11.69	11.69	108
68	2563°00'00"	11.69	11.69	108
69	2617°35'45"	11.69	11.69	108
70	2672°00'00"	11.69	11.69	108
71	2726°35'45"	11.69	11.69	108
72	2781°00'00"	11.69	11.69	108
73	2835°35'45"	11.69	11.69	108
74	2890°00'00"	11.69	11.69	108
75	2944°35'45"	11.69	11.69	108
76	2999°00'00"	11.69	11.69	108
77	3053°35'45"	11.69	11.69	108
78	3108°00'00"	11.69	11.69	108
79	3162°35'45"	11.69	11.69	108
80	3217°00'00"	11.69	11.69	108
81	3271°35'45"	11.69	11.69	108
82	3326°00'00"	11.69	11.69	108
83	3380°35'45"	11.69	11.69	108
84	3435°00'00"	11.69	11.69	108
85	3489°35'45"	11.69	11.69	108
86	3544°00'00"	11.69	11.69	108
87	3598°35'45"	11.69	11.69	108
88	3653°00'00"	11.69	11.69	108
89	3707°35'45"	11.69	11.69	108
90	3762°00'00"	11.69	11.69	108
91	3816°35'45"	11.69	11.69	108
92	3871°00'00"	11.69	11.69	108
93	3925°35'45"	11.69	11.69	108
94	3980°00'00"	11.69	11.69	108
95	4034°35'45"	11.69	11.69	108
96	4089°00'00"	11.69	11.69	108
97	4143°35'45"	11.69	11.69	108
98	4198°00'00"	11.69	11.69	108
99	4252°35'45"	11.69	11.69	108
100	4307°00'00"	11.69	11.69	108
101	4361°35'45"	11.69	11.69	108
102	4416°00'00"	11.69	11.69	108
103	4470°35'45"	11.69	11.69	108
104	4525°00'00"	11.69	11.69	108
105	4579°35'45"	11.69	11.69	108
106	4634°00'00"	11.69	11.69	108
107	4688°35'45"	11.69	11.69	108
108	4743°00'00"	11.69	11.69	108
109	4797°35'45"	11.69	11.69	108
110	4852°00'00"	11.69	11.69	108
111	4906°35'45"	11.69	11.69	108
112	4961°00'00"	11.69	11.69	108
113	5015°35'45"	11.69	11.69	108
114	5070°00'00"	11.69	11.69	108
115	5124°35'45"	11.69	11.69	108
116	5179°00'00"	11.69	11.69	108
117	5233°35'45"	11.69	11.69	108
118	5288°00'00"	11.69	11.69	108
119	5342°35'45"	11.69	11.69	108
120	5397°00'00"	11.69	11.69	108
121	5451°35'45"	11.69	11.69	108
122	5506°00'00"	11.69	11.69	108
123	5560°35'45"	11.69	11.69	108
124	5615°00'00			

PLAN FORM 2

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

DP280026 J

Sheet 5 of 6 sheets

**PRECINCT PLAN  
 DETAIL PLAN**  
 (M3000000)

SCHEDULE of SPURT & CONCRETE BOUNDARIES

No.	RELATING TO	CHORD	ARC	SUBTENS
1	64-96-90"	4.875		96.9
2	228-37.15"	16.705	16.71	79.2
3	310-57.20"	14.84	14.84	
4	302-76.55"	7.675		
5	277-27.20"	7.975		
6	244-37.20"	7.49		
7	374-114.4"	43.175	43.182	93
8	229-99.30"	6.485	6.485	93
9	122-47.25"	37.53	38.415	62
10	102-87.10"	6.27		
11	102-87.10"	3.665		
12	204-98.20"	2.21		
13	202-29.15"	2.27		
14	202-29.15"	2.33		
15	112-71.40"	5.13		

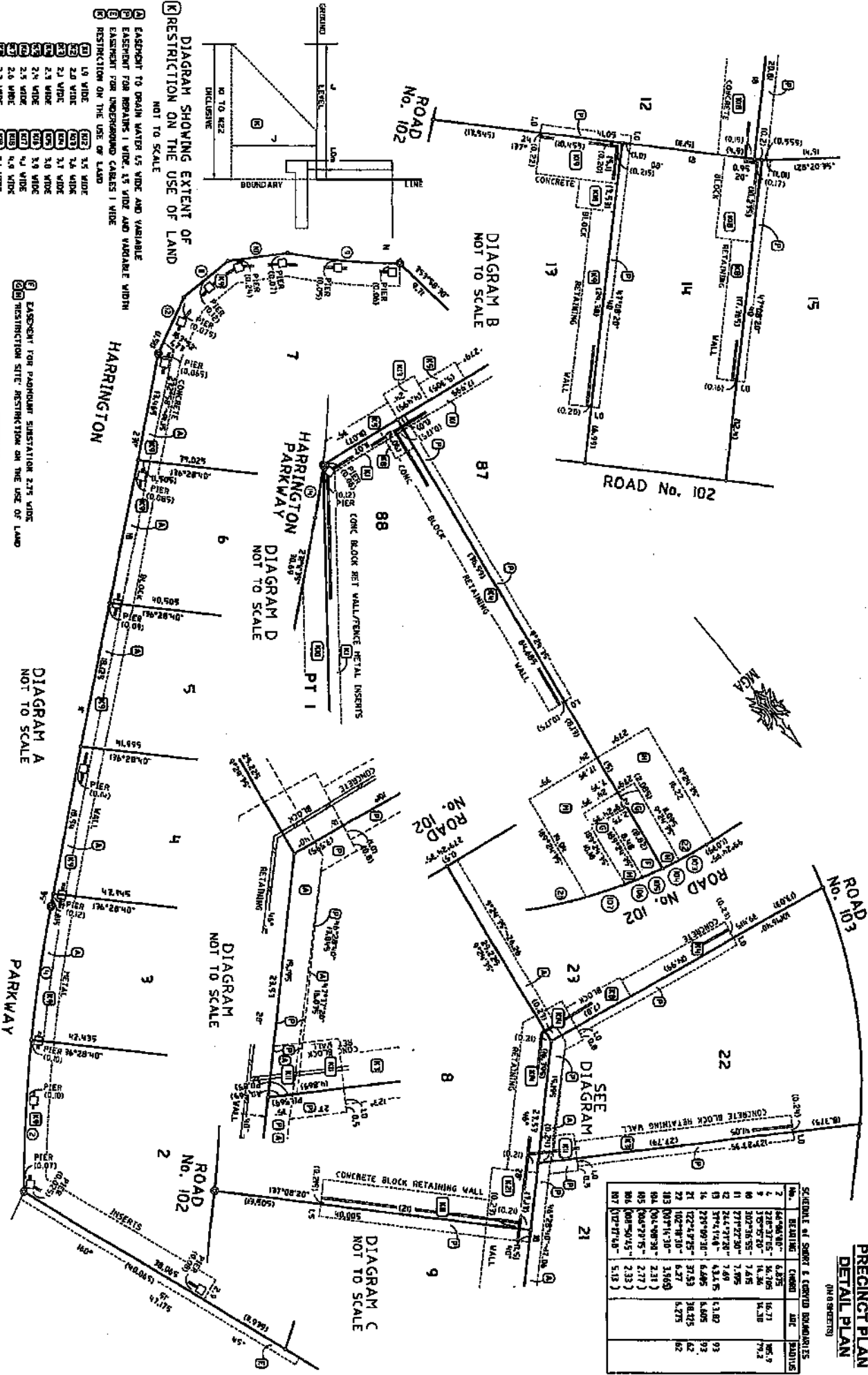


DIAGRAM SHOWING EXTENT OF RESTRICTION ON THE USE OF LAND NOT TO SCALE

DIAGRAM B NOT TO SCALE

DIAGRAM D NOT TO SCALE

DIAGRAM NOT TO SCALE

DIAGRAM C NOT TO SCALE

DIAGRAM A NOT TO SCALE

DIAGRAM SHOWING EXTENT OF RESTRICTION ON THE USE OF LAND NOT TO SCALE

DIAGRAM A NOT TO SCALE

- 1 EASTPIER TO DRAIN WATER 4.5 WIDE AND VARIABLE
- 2 EASTPIER FOR REPAIRS 1 WIDE, 4.5 WIDE AND VARIABLE WIDTH
- 3 EASTPIER FOR UNDERGROUND CABLES 1 WIDE RESTRICTION ON THE USE OF LAND
- 4 1.5 WIDE
- 5 2.0 WIDE
- 6 2.0 WIDE
- 7 2.3 WIDE
- 8 2.3 WIDE
- 9 2.5 WIDE
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Surveyor: BENJAMIN JOHN CUMMANS  
 Date of Survey: 14-10-2010  
 Survey File: 08302 PFP (Issue 9)

PLACING SUBDIVISION OF LOT 3 IN DP 270613 AND EASEMENTS WITHIN LOT 10 IN DP 270613

L.G.L. CANDLER  
 Landy: HARRINGTON PARK  
 Subdivision No. 432010  
 Lengths are in metres, Reduction Factor: N.T.S.

Registered 14.2.2011

DP280026

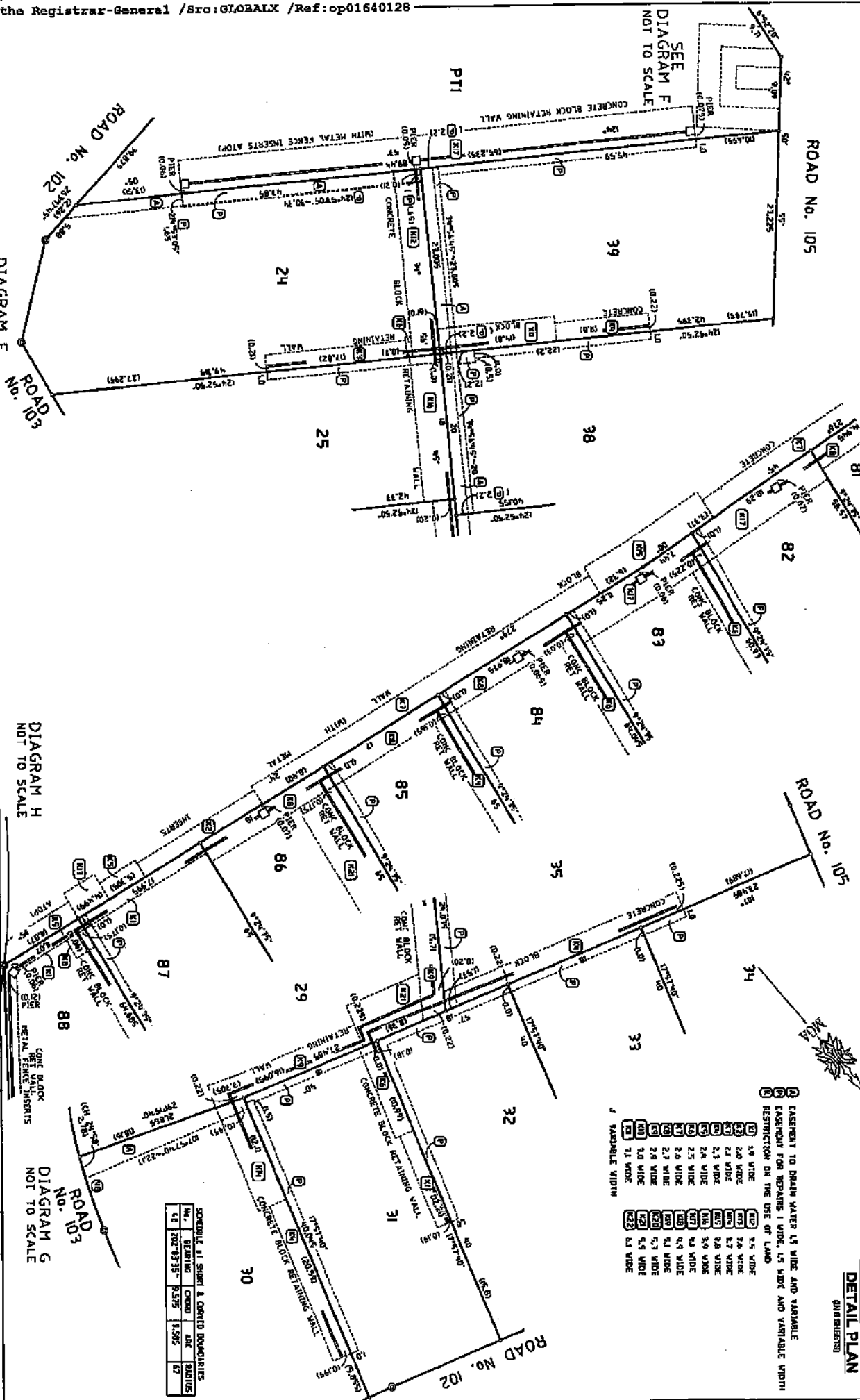


DIAGRAM E  
 NOT TO SCALE

DIAGRAM H  
 NOT TO SCALE

DIAGRAM G  
 NOT TO SCALE

Surveyor: DENAUNION JOHN CUMMINGS  
 Date of Survey: 14-10-2010  
 Survey File No: 06302 PP  
 (ISSUES)

PLAN OF  
 SUBDIVISION OF  
 LOT 3 IN DP 270613  
 AND  
 EASEMENTS WITHIN  
 LOT 10 IN DP 270613

L.S.A.: CAMDEN  
 Location: HARRINGTON PARK  
 Subdivision No: 482010  
 Land used for: Residential, Subdivision Block LITS

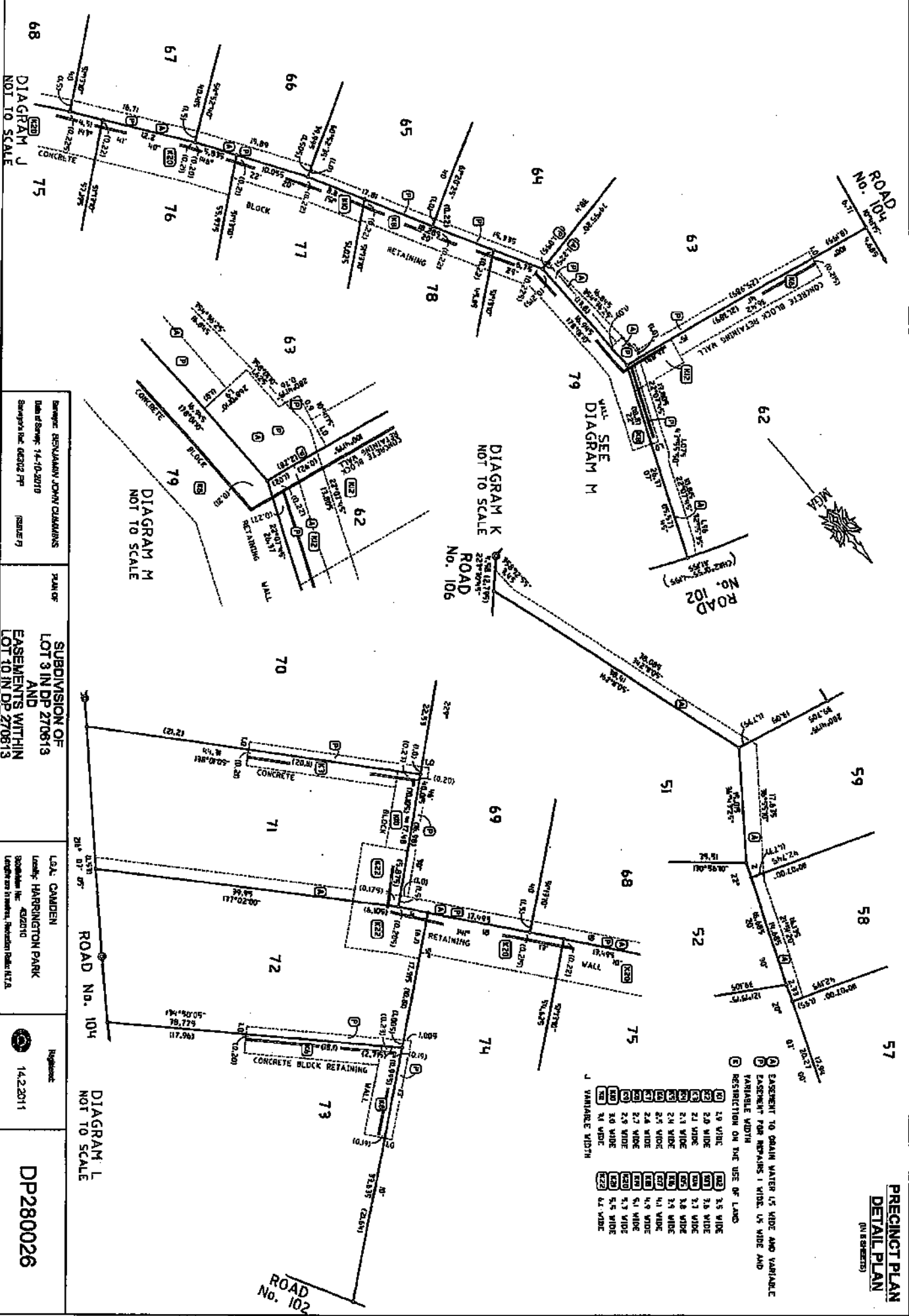
Approved:  
 14.2.2011

DP280026

SCHEDULE OF EASEMENTS & CONCRETE BOUNDARIES

No.	BEARING	CHORD	ARC	ANGLE	SCALE
18	202°03'35"	0.5315	1.5395	67	

- ① EASEMENT TO DRAIN WATER 1.5 WIDE AND VARIABLE
- ② EASEMENT FOR REPAIRS 1 WIDE, 1.5 WIDE AND VARIABLE WIDTH
- ③ RESTRICTION ON THE USE OF LAND
- ④ 1.0 WIDE
- ⑤ 1.5 WIDE
- ⑥ 2.0 WIDE
- ⑦ 2.5 WIDE
- ⑧ 3.0 WIDE
- ⑨ 3.5 WIDE
- ⑩ 4.0 WIDE
- ⑪ 4.5 WIDE
- ⑫ 5.0 WIDE
- ⑬ 5.5 WIDE
- ⑭ 6.0 WIDE
- ⑮ 6.5 WIDE
- ⑯ 7.0 WIDE
- ⑰ 7.5 WIDE
- ⑱ 8.0 WIDE
- ⑲ 8.5 WIDE
- ⑳ 9.0 WIDE
- ㉑ 9.5 WIDE
- ㉒ 10.0 WIDE
- ㉓ 10.5 WIDE
- ㉔ 11.0 WIDE
- ㉕ VARIABLE WIDTH



Surveyor: **EVANJALYN JOHN CLARKE**  
 Date of Survey: 14-10-2010  
 Surveyor's Lic. No: 42012 P/P

PLAN OF SUBDIVISION OF LOT 3 IN DP 270813 AND EASEMENTS WITHIN LOT 10 IN DP 270813

L.S.L. CAMDEN  
 Landy: **HARRINGTON PARK**  
 Strata Plan No: 42010  
 Landy's Lic. No: 42010

14.2.2011

DP280026

DIAGRAM L NOT TO SCALE

DIAGRAM M NOT TO SCALE

DIAGRAM K NOT TO SCALE ROAD No. 106

DIAGRAM M SEE DIAGRAM M

DIAGRAM J NOT TO SCALE

WARNING: CHANGING OR FOLDING WILL LEAD TO REJECTION

**PRECINCT PLAN**  
**PRECINCT PROPERTY PLAN**  
**LOT 1**

NO.	BEARING	CURVED	ARC	LENGTH
14	228°49'30"	6.605	6.605	93
15	228°30'40"	5.345		
16	207°17'08"	5.645		
17	71°48'75"	4.83		
18	51°45'50"	2.31		
58	207°45'50"	20.01	31.855	27

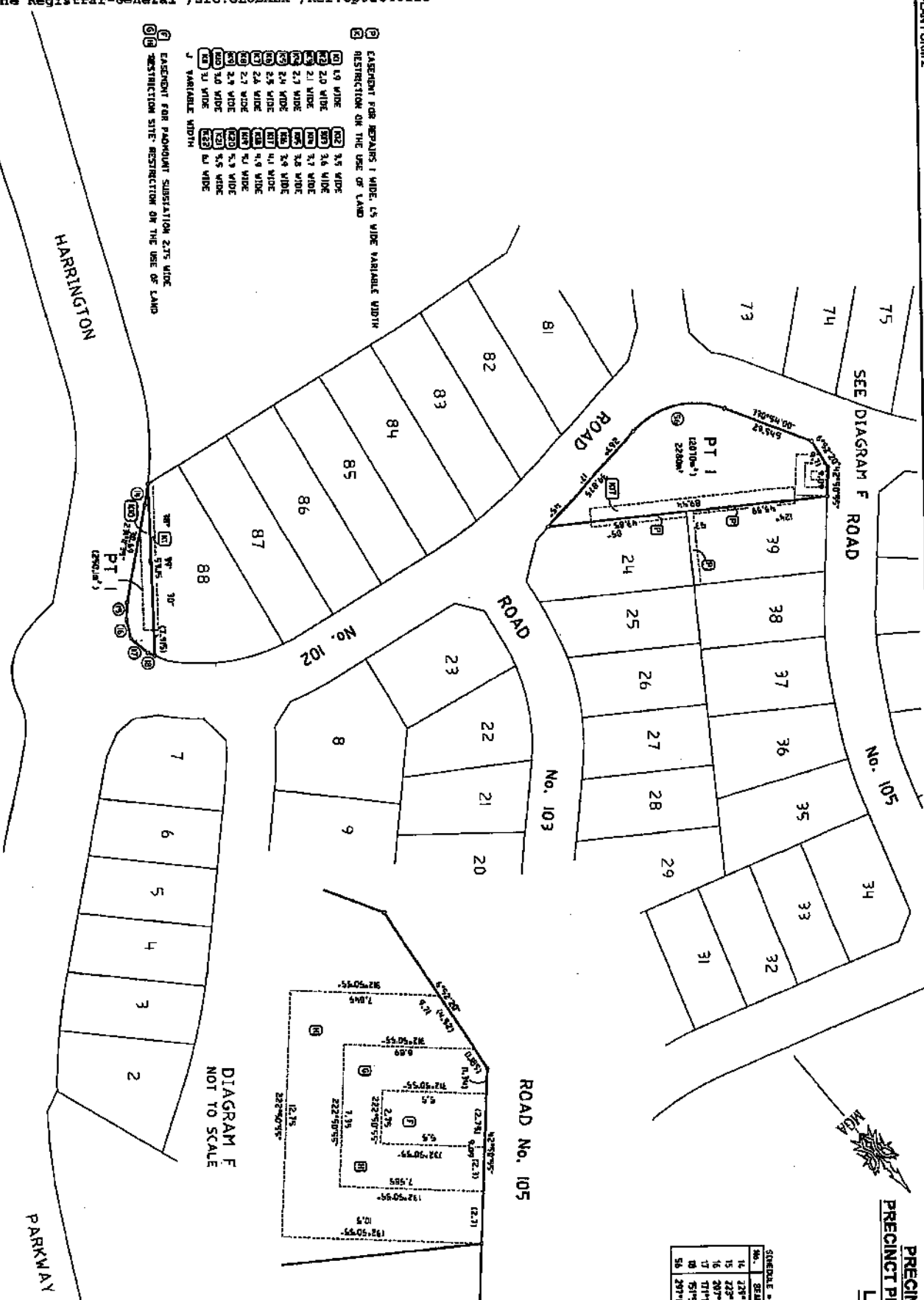


DIAGRAM F  
 NOT TO SCALE

- ① EASEMENT FOR REPAIRS 1 WIDE 1.5 WIDE VARIABLE WIDTH
- ② RESTRICTION ON THE USE OF LAND
- ③ EASEMENT FOR ROADWAY SUBSTITUTION 2.75 WIDE
- ④ RESTRICTION SITE RESTRICTION ON THE USE OF LAND
- ⑤ VARIABLE WIDTH
- ⑥ 1.0 WIDE
- ⑦ 2.0 WIDE
- ⑧ 2.1 WIDE
- ⑨ 2.2 WIDE
- ⑩ 2.3 WIDE
- ⑪ 2.4 WIDE
- ⑫ 2.5 WIDE
- ⑬ 2.6 WIDE
- ⑭ 2.7 WIDE
- ⑮ 2.8 WIDE
- ⑯ 2.9 WIDE
- ⑰ 3.0 WIDE
- ⑱ 3.1 WIDE
- ⑲ 3.2 WIDE
- ⑳ 3.3 WIDE
- ㉑ 3.4 WIDE
- ㉒ 3.5 WIDE
- ㉓ 3.6 WIDE
- ㉔ 3.7 WIDE
- ㉕ 3.8 WIDE
- ㉖ 3.9 WIDE
- ㉗ 4.0 WIDE
- ㉘ 4.1 WIDE
- ㉙ 4.2 WIDE
- ㉚ 4.3 WIDE
- ㉛ 4.4 WIDE
- ㉜ 4.5 WIDE
- ㉝ 4.6 WIDE
- ㉞ 4.7 WIDE
- ㉟ 4.8 WIDE
- ㊱ 4.9 WIDE
- ㊲ 5.0 WIDE
- ㊳ 5.1 WIDE
- ㊴ 5.2 WIDE
- ㊵ 5.3 WIDE
- ㊶ 5.4 WIDE
- ㊷ 5.5 WIDE
- ㊸ 5.6 WIDE
- ㊹ 5.7 WIDE
- ㊺ 5.8 WIDE
- ㊻ 5.9 WIDE
- ㊼ 6.0 WIDE
- ㊽ 6.1 WIDE
- ㊾ 6.2 WIDE
- ㊿ 6.3 WIDE

Survey: **BENJAMIN JOHN CLIMBERS**  
 Date: 14-10-2010  
 Survey No: 05502 P/F

PLAN OF SUBDIVISION OF LOT 3 IN DP 270813 AND EASEMENTS WITHIN LOT 10 IN DP 270813

L.D.C. CAMDEN  
 Locality: HARRINGTON PARK  
 Subdivision No. 402010  
 Length of road in metres: (Roadside) 1800

Registered: 14.2.2011

**DP280026**



PLAN FORM 6

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 4 sheet(s)

SIGNATURES, SEALS and STATEMENTS of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants.

Office Use Only

DP280026

(DOC.A)

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE:

Registered: 14.2.2011

Office Use Only

Title System: TORRENS

Purpose: SUBDIVISION

- EASEMENT TO DRAIN WATER 1.5 WIDE AND VARIABLE (A)
- EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E)
- EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F)
- RESTRICTION ON THE USE OF LAND (G), (H)
- EASEMENT FOR REPAIRS 1 WIDE, 1.5 WIDE AND VARIABLE WIDTH (P)
- RESTRICTION ON THE USE OF LAND (K)
- POSITIVE COVENANT
- RESTRICTION ON THE USE OF LAND
- RESTRICTION ON THE USE OF LAND
- RESTRICTION ON THE USE OF LAND

PLAN OF SUBDIVISION OF LOT 3 IN DP 270613 AND EASEMENTS WITHIN LOT 10 IN DP 270613

IT IS INTENDED TO DEDICATE ROAD No. 102, ROAD No. 103, ROAD No. 104, ROAD No. 105 AND ROAD No. 106 TO THE PUBLIC AS PUBLIC ROAD.

L.G.A.: CAMDEN

Locality: HARRINGTON PARK

Parish: COOK

County: CUMBERLAND

Use PLAN FORM 6A for additional certificates, signatures, seals and statements

Surveying Certificate

I, BENJAMIN JOHN CUMMINS of JOHN M. DALY & ASSOC. PTY. LTD. P.O. BOX 25 CAMPBELLTOWN a surveyor registered under the Surveying and Spatial Information Act, 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying and Spatial Information Regulation, 2006 and was completed on: 14-10-2010

The survey relates to LOTS 1 TO 88

(specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature: [Signature] Dated: 14-10-2010  
Surveyor registered under the Surveying and Spatial Information Act 2002

Crown Lands NSW/Western Lands Office Approval

I, [Signature] 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: \_\_\_\_\_

Datum Line: X-Y  
Type: Urban/Rural

Subdivision Certificate

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

the proposed SUBDIVISION set out herein (insert "subdivision" or "new road")

[Signature]  
\* Authorised Person/General Manager/Accredited Certifier

Plans used in the preparation of survey/compilation

DP 270613  
DP 280018

Consent Authority: CAMDEN COUNCIL  
Date of Endorsement: 12 NOV 2010  
Accreditation no: 43/2010  
Subdivision Certificate no: DA 1251/2006  
File no: \_\_\_\_\_

(if insufficient space use Plan Form 6A annexure sheet)

\* Strike through inapplicable parts.

SURVEYOR'S REFERENCE: 06302 PP (ISSUE F)

PLAN FORM 6 (Annexure Sheet)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 4 sheet(s)

PLAN OF

SUBDIVISION OF  
LOT 3 IN DP 270613  
AND  
EASEMENTS WITHIN  
LOT 10 IN DP 270613

DP280026

(DOC.A)

\*

Registered:



14.2.2011

\*

Subdivision Certificate No:

43/2010

Date of Endorsement:

12 NOV 2010



\* OFFICE USE ONLY

**PLAN FORM 6D (COMMUNITY ANNEXURE)**

**WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 3 of 4 sheet(s)

**PLAN OF**  
 SUBDIVISION OF  
 LOT 3 IN DP 270613  
 AND  
 EASEMENTS WITHIN  
 LOT 10 IN DP 270613

**DP280026**

Office Use Only

(DOC.A)

Registered:  14.2.2011

Office Use Only

Subdivision Certificate No: **43/2010**

Date of Endorsement: **12 NOV 2010**

Name of Development (Optional)

**LOMANDRA RISE**

Address for Service of Notice

**1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 N.S.W. 2567**

**WARNING STATEMENT (Approved Form 7)**

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

Any changes will be recorded in a replacement schedule.

**UPDATE NOTE (Approved Form 8)**

This document contains an "updated"/revised Schedule of Unit Entitlements and replaces the existing schedule registered on ^.....

\* Strike out whichever is inapplicable  
 ^ Insert date

**VALUER'S CERTIFICATE (Approved Form 9)**

I, STEPHEN BALLOW  
 Registration No. 1829  
 of LANDSUBURBS PROPERTY PTY LTD  
 being a Valuer registered under the Valuers Registration Act 1975, certify that:

- \*(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on 13<sup>th</sup> October 2010
- \*(b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on 13<sup>th</sup> October 2010, being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature: [Signature] Date: 12 November 2010  
 (Strike out whichever is inapplicable) \* Insert date of valuation

**SCHEDULE OF UNIT ENTITLEMENT**

(If insufficient space use additional enclosure sheet - Plan Form 6A)

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	73	
2	81		17	79	
3	71		18	81	
4	70		19	77	
5	69		20	71	
6	67		21	71	
7	79		22	74	
8	91		23	80	
9	73		24	86	
10	68		25	71	
11	68		26	70	
12	68		27	70	
13	78		28	72	
14	67		29	82	
15	71		30	76	

SURVEYOR'S REFERENCE: **06302 PP**

(ISSUE F)

**DEPOSITED PLAN ADMINISTRATION SHEET** Sheet 4 of 4 sheet(s)

**PLAN OF** SUBDIVISION OF  
 LOT 3 IN DP 270613  
 AND  
 EASEMENTS WITHIN  
 LOT 10 IN DP 270613

**DP280026**  
 (DOC.A)

**Registered:**  14.2.2011

Subdivision Certificate No: **43/2010**

Date of Endorsement: **12 Nov 2010**

**SCHEDULE of UNIT ENTITLEMENT**

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	68	
32	68	
33	68	
34	76	
35	78	
36	76	
37	73	
38	72	
39	80	
40	80	
41	74	
42	76	
43	76	
44	76	
45	74	
46	76	
47	71	
48	70	
49	69	
50	79	
51	73	
52	68	
53	70	
54	81	
55	73	
56	77	
57	71	
58	68	
59	69	

LOT	UNIT ENTITLEMENT	SUBDIVISION
60	76	
61	76	
62	79	
63	76	
64	73	
65	68	
66	68	
67	68	
68	68	
69	68	
70	80	
71	69	
72	70	
73	80	
74	78	
75	80	
76	80	
77	78	
78	74	
79	79	
80	98	
81	89	
82	82	
83	86	
84	88	
85	83	
86	86	
87	86	
88	93	
<b>TOTAL</b>	<b>6563</b>	

\* OFFICE USE ONLY



Form: 2ICE  
 Release: 4-1

**INSTRUMENT OF  
 CONVERSION**  
 New South Wales  
 Sections 14 or 20

**AN895233C**

Community Land Development Act 1989

**PRIVACY NOTE:** Section 31B of the Real Property Act 1900 (RP Act) authorises the Registrar General to collect the information required by this form for the establishment and maintenance of the Real Property Act Register. Section 96B RP Act requires that the Register is made available to any person for search upon payment of a fee, if any.

(A) TORRENS TITLE	4/270613, 50/270613, 57/270613, 58/270613	
(B) LODGED BY	Document Collection Box	Name, Address or DX, Telephone, and Customer Account Number if any BEN CUMMINS JOHN M. DALY & ASSOCIATES (02) 46295055 PO Box 25 CAMPBELLTOWN NSW 2560 admin@jmd.com.au Reference: 08001 (CONV) CP
		CODE <b>CE</b>
(C) APPLICANT	Dandaloo Pty Limited	
(D) ASSOCIATION	Community Association	Deposited Plan No. 270613

(E) The applicant and the association referred to above hereby notify the Register General pursuant to section 14 of the Community Land Development Act 1989 that the above lot has been converted to Community property.

DATE 03 September 2018

(F) Certified correct for the purposes of the Real Property Act 1900 and executed on behalf of the company named below by the authorised person(s) whose signature(s) appear(s) below pursuant to the authority specified.

Company: DANDALOO PTY LIMITED  
 Authority: section 127 of the Corporations Law

Signature of authorised person: *DAMIAN FITZPATRICK*  
 Name of authorised person: *D. Fitzpatrick*  
 Office held: Director

Signature of authorised person: *[Signature]*  
 Name of authorised person: *Terence Gaddacve*  
 Office held: Director

(G) ASSOCIATION'S CERTIFICATION

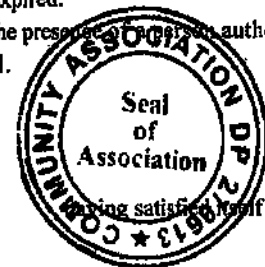
The association referred to above hereby certifies that—

- by a unanimous resolution it has consented to the conversion to association property of the lot specified above;
- by a unanimous resolution it has agreed to each proposed unit entitlement shown in the replacement schedule of unit entitlement set out in sheet No. 2 to 3 dated 03 September 2018 of the deposited plan;

(H) • the initial period as defined in section 3 of the Community Land Development Act 1989 has expired.

The common seal of the association was affixed hereto on 12 SEPTEMBER 2018 in the presence of [Signature] authorised by section 8 of the Community Land Management Act 1989 to attest the affixing of the seal.

Signature of witness: *[Signature]*  
 Name of witness: JEAN-NICOL NEMZEM



(I) COUNCIL'S CERTIFICATE

The Council of Camden

- the conversion is not inconsistent with the conditions of the development consent,
- any development contract has been amended accordingly, and

(J) • the relevant association has consented by unanimous resolution, Lots 4, 50, 57 & 58 approves the conversion to Community property of lot A in deposited plan No. 270613

Signature of authorised officer: *[Signature]*  
 Name of authorised officer: Peter Green

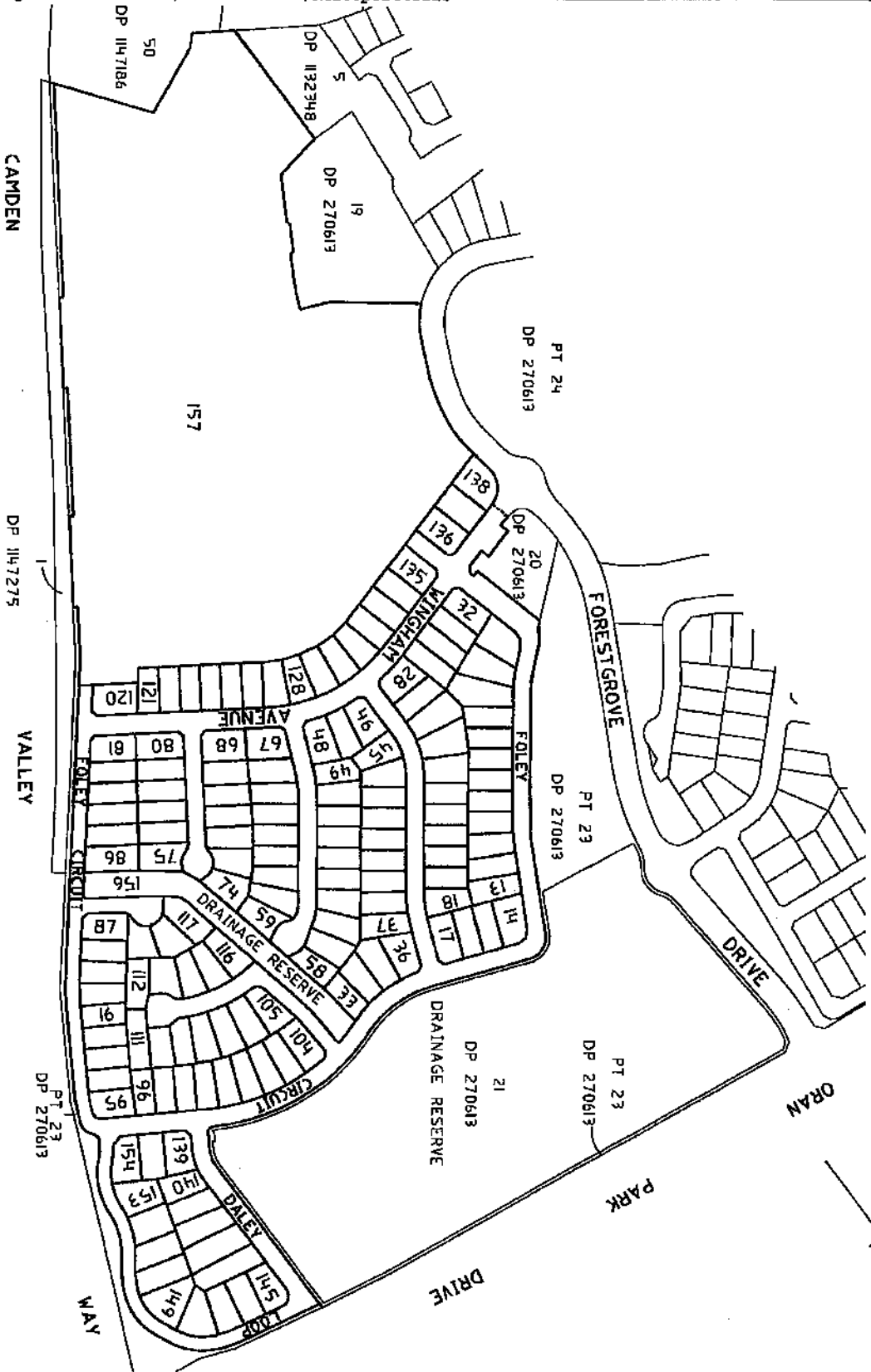
Position: Acting Manager - Development Certification  
 Date: 09/11/2018

(K) The applicant certifies that the eNOS data relevant to this dealing has been submitted and stored under

eNOS ID No. 1771160 Full name: MATTHEW AIOAN SMITH Signature: M.A. Evans

\* s117 RP Act requires that you must have known the signatory for more than 12 months or have sighted identifying documentation.


**PRECINCT PLAN**  
**LOCALITY PLAN**




THIS SHEET IS BEING CONTINUALLY IMPROVED TO SHOW THE CURRENT BUILDING PATTERNS OF THE SCHEME FOR DETAILS OF LOTS AND ADDITIONAL AND REPLACEMENT SHEETS SEE SCHEDULE 1 FOR DETAILS

**SCHEDULE OF CHANGES TO THE SCHEME**

LOT No.	DETAILS	SHEET No.
157	SUBDIVIDED INTO LOTS 138-169	B
158	SUBDIVIDED INTO LOTS 160-287	9-15

Strataplan No: 152013  
 Date of Survey: 12-12-2012  
 Surveyor: BENJAMIN JOHN CUMMINGS  
 Surveyor's Ref: 093091/PP (ISSUE 14)  
 Registered:  3.6.2013

**DP280038** 

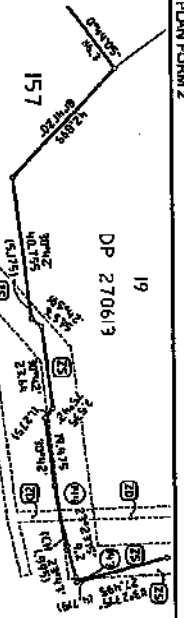


DIAGRAM 2A  
NOT TO SCALE

NAME	EASTING	NORTHING	ZONE	CLASS	PROBID	SUBJECT	DATE
SSM 14670	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14673	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14674	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14675	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14676	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14677	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14678	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14679	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14680	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14681	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14682	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14683	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14684	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14685	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14686	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14687	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14688	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14689	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14690	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14691	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14692	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14693	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14694	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14695	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14696	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14697	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14698	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14699	291808.51	623395.14	54	C	3	SSMS	12-12-2012
SSM 14700	291808.51	623395.14	54	C	3	SSMS	12-12-2012

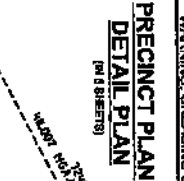


DIAGRAM 2B  
NOT TO SCALE

No.	MEASUREMENT	CHAIN	AREA	RADIUS
101	2467.47-25	20.00		
102	2717.57-48	8.64		
103	2417.42-78	85.43		
104	2417.42-78	17.17		
105	2417.42-78	15.90		
106	2417.42-78	24.86		
107	2417.42-78	14.70		
108	2417.42-78	14.70		
109	2417.42-78	14.70		
110	2417.42-78	14.70		
111	2417.42-78	14.70		
112	2417.42-78	14.70		
113	2417.42-78	14.70		
114	2417.42-78	14.70		
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165	2417.42-78	14.70		
166	2417.42-78	14.70		
167	2417.42-78	14.70		
168	2417.42-78	14.70		
169	2417.42-78	14.70		
170	2417.42-78	14.70		

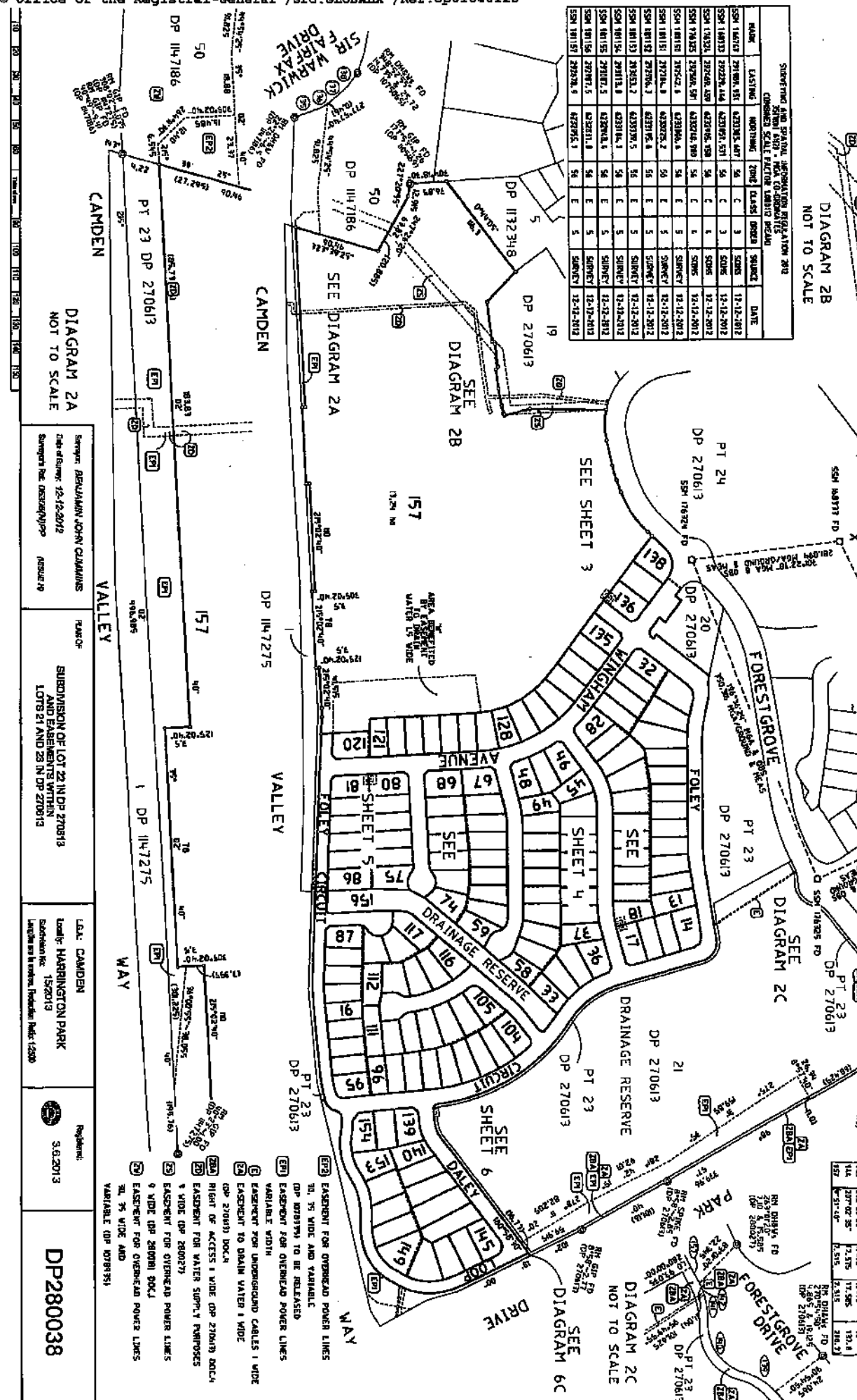


DIAGRAM 2A  
NOT TO SCALE

Surveyor: BENJAMIN JOHN CANNINGS  
 Date of Survey: 22-12-2012  
 Surveyor Reg. 0529249/050  
 ASSESS NO

NAME: SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

LOCAL: CAMDEN  
 LOCALITY: HARRINGTON PARK  
 Subdivision Ref: 15/2013  
 Length in m to previous subdivision: Public (2500)

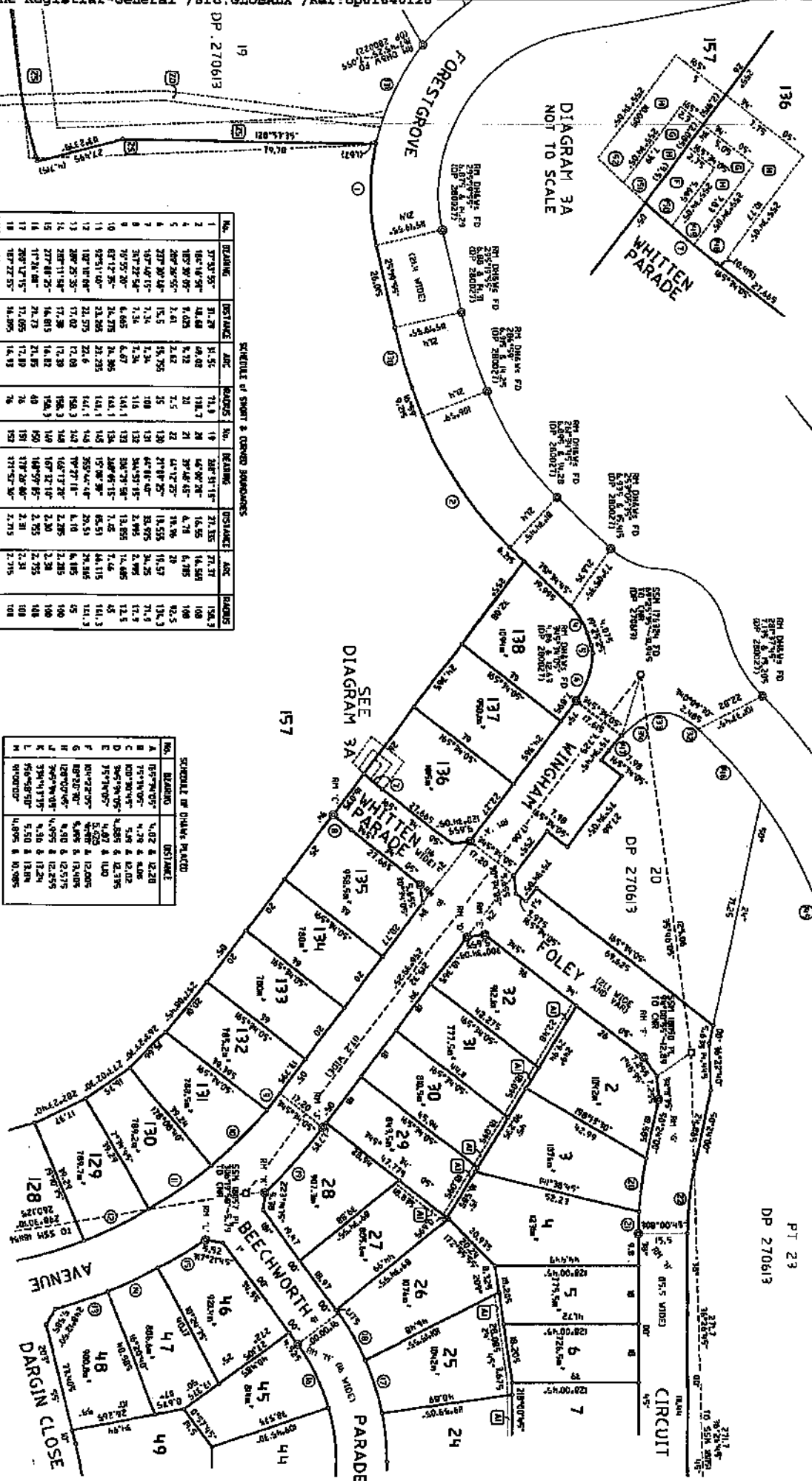
Regulation: 3.6.2013

DP280038

- (EP) EASEMENT FOR OVERHEAD POWER LINES 30.75 WIDE AND VARIABLE
- (EP) EASEMENT FOR UNDERGROUND POWER LINES VARIABLE WIDTH
- (EP) EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- (EP) EASEMENT TO DRAIN WATER 1 WIDE
- (EP) EASEMENT FOR OVERHEAD POWER LINES (DP 270613) DOCK
- (EP) RIGHT OF ACCESS 1 WIDE DP 270613 DOCK
- (EP) EASEMENT FOR WATER SUPPLY PURPOSES 1 WIDE (DP 280037)
- (EP) EASEMENT FOR OVERHEAD POWER LINES 6 WIDE (DP 280081) DOCK
- (EP) EASEMENT FOR OVERHEAD POWER LINES 30.75 WIDE AND VARIABLE (DP 1078751)

PLAN FORM 2  
 WARNING: CREASING OR FOLDING WILL LEAD TO REFLECTION  
 Sheet 3 of 7 sheets

- (M) EASEMENT FOR DRAIN WATER 15 WIDE
- (N) EASEMENT FOR PARADEWAY STABILIZATION 2.75 WIDE
- (O) RESTRICTION ON THE USE OF LAND
- (P) EASEMENT FOR WATER SUPPLY PIPERIES 1 WIDE (OP 280027)
- (Q) EASEMENT FOR OPEN-ROAD POWER LINES 4 WIDE (OP 280001)



**SCHEDULE OF SHORT & LONG DIMENSIONS**

No.	BOUNDARY	DISTANCE	ANG.	NO.	BOUNDARY	DISTANCE	ANG.	NO.	BOUNDARY	DISTANCE	ANG.	NO.	BOUNDARY	DISTANCE	ANG.
1	27°33'55"	11.29	51.55	19	28°51'15"	21.135	27.17	158.3	185.3	18.29	51.55	19	28°51'15"	21.135	27.17
2	182°16'54"	10.48	114.7	20	64°07'28"	16.45	64.86	108	186.16	18.29	51.55	20	64°07'28"	16.45	64.86
3	202°26'55"	2.61	2.62	21	64°12'25"	18.76	20	62.5	182°16'54"	10.48	114.7	21	64°12'25"	18.76	20
4	237°30'44"	15.5	55.755	22	64°17'25"	18.535	15.57	135.3	202°26'55"	2.61	2.62	22	64°17'25"	18.535	15.57
5	149°46'15"	7.34	1.34	23	64°22'25"	33.975	34.25	71.5	149°46'15"	7.34	1.34	23	64°22'25"	33.975	34.25
6	217°22'54"	7.34	1.34	24	64°27'25"	2.995	2.995	12.5	217°22'54"	7.34	1.34	24	64°27'25"	2.995	2.995
7	79°55'20"	6.685	6.67	25	64°32'25"	13.855	14.05	45	79°55'20"	6.685	6.67	25	64°32'25"	13.855	14.05
8	64°12'35"	21.375	21.365	26	64°37'25"	7.46	7.46	45	64°12'35"	21.375	21.365	26	64°37'25"	7.46	7.46
9	107°16'04"	21.375	21.6	27	64°42'25"	35.51	36.115	111.3	107°16'04"	21.375	21.6	27	64°42'25"	35.51	36.115
10	202°26'55"	17.02	17.02	28	64°47'25"	1.10	6.185	55	202°26'55"	17.02	17.02	28	64°47'25"	1.10	6.185
11	202°26'55"	17.02	17.02	29	64°52'25"	2.785	2.785	100	202°26'55"	17.02	17.02	29	64°52'25"	2.785	2.785
12	202°26'55"	17.02	17.02	30	64°57'25"	2.785	2.785	100	202°26'55"	17.02	17.02	30	64°57'25"	2.785	2.785
13	202°26'55"	17.02	17.02	31	65°02'25"	2.785	2.785	100	202°26'55"	17.02	17.02	31	65°02'25"	2.785	2.785
14	202°26'55"	17.02	17.02	32	65°07'25"	2.785	2.785	100	202°26'55"	17.02	17.02	32	65°07'25"	2.785	2.785
15	202°26'55"	17.02	17.02	33	65°12'25"	2.785	2.785	100	202°26'55"	17.02	17.02	33	65°12'25"	2.785	2.785
16	202°26'55"	17.02	17.02	34	65°17'25"	2.785	2.785	100	202°26'55"	17.02	17.02	34	65°17'25"	2.785	2.785
17	202°26'55"	17.02	17.02	35	65°22'25"	2.785	2.785	100	202°26'55"	17.02	17.02	35	65°22'25"	2.785	2.785
18	202°26'55"	17.02	17.02	36	65°27'25"	2.785	2.785	100	202°26'55"	17.02	17.02	36	65°27'25"	2.785	2.785

**SCHEDULE OF DRIVE PAVED**

No.	BOUNDARY	DISTANCE
A	185°29'05"	4.02 & 12.218
B	75°34'05"	4.78 & 4.108
C	107°30'15"	5.28 & 12.012
D	107°30'15"	5.28 & 12.012
E	107°30'15"	5.28 & 12.012
F	107°30'15"	5.28 & 12.012
G	107°30'15"	5.28 & 12.012
H	107°30'15"	5.28 & 12.012
I	107°30'15"	5.28 & 12.012
J	107°30'15"	5.28 & 12.012
K	107°30'15"	5.28 & 12.012
L	107°30'15"	5.28 & 12.012
M	107°30'15"	5.28 & 12.012
N	107°30'15"	5.28 & 12.012
O	107°30'15"	5.28 & 12.012
P	107°30'15"	5.28 & 12.012
Q	107°30'15"	5.28 & 12.012
R	107°30'15"	5.28 & 12.012
S	107°30'15"	5.28 & 12.012
T	107°30'15"	5.28 & 12.012
U	107°30'15"	5.28 & 12.012
V	107°30'15"	5.28 & 12.012
W	107°30'15"	5.28 & 12.012
X	107°30'15"	5.28 & 12.012
Y	107°30'15"	5.28 & 12.012
Z	107°30'15"	5.28 & 12.012

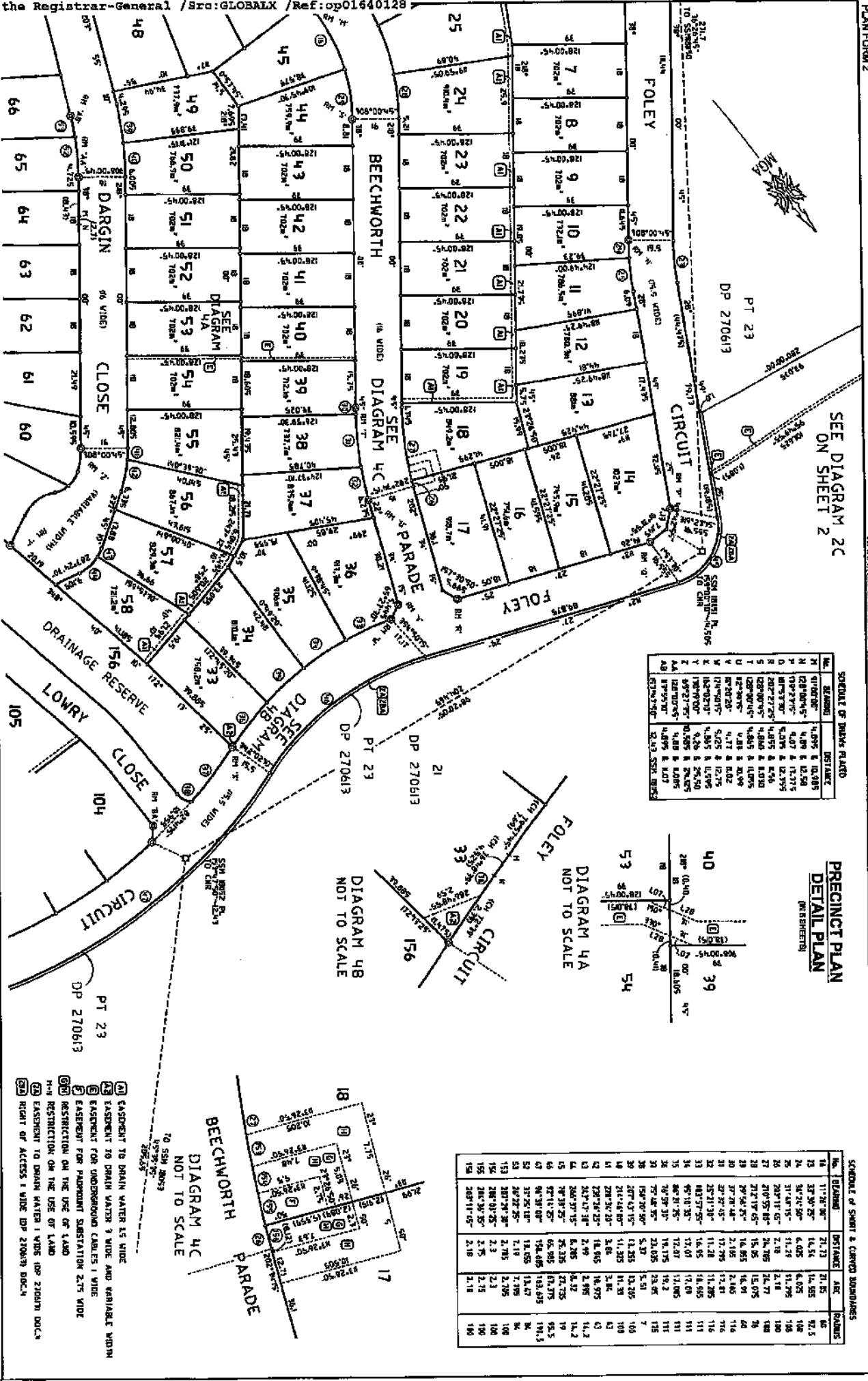
**PREPARED BY:** BENJAMIN JOHAN CLARKE  
 Date of Plan: 12-12-2012  
 Surveyor No: 00502979P

**PLAN OF:** SUBDIVISION OF LOT 22 IN DP 270613 AND EASEMENTS WITHIN LOTS 21 AND 23 IN DP 270613

**L.G.A.:** CAMDEN  
 Locality: HARRINGTON PARK  
 Subdivision No: 152013  
 Length in meters, Perimeter Rule: 1:800

**Registered:** 3.8.2013

**DP280038**

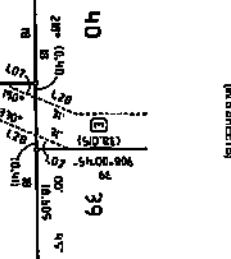


SEE DIAGRAM 2C  
ON SHEET 2

SCHEDULE OF DRAIN PLATS

No.	REMARKS	DISTANCE
1	4.095 E 10.485	
2	4.095 E 10.485	
3	4.07 E 12.375	
4	4.07 E 12.375	
5	4.07 E 12.375	
6	4.07 E 12.375	
7	4.07 E 12.375	
8	4.07 E 12.375	
9	4.07 E 12.375	
10	4.07 E 12.375	
11	4.07 E 12.375	
12	4.07 E 12.375	
13	4.07 E 12.375	
14	4.07 E 12.375	
15	4.07 E 12.375	
16	4.07 E 12.375	
17	4.07 E 12.375	
18	4.07 E 12.375	
19	4.07 E 12.375	
20	4.07 E 12.375	
21	4.07 E 12.375	
22	4.07 E 12.375	
23	4.07 E 12.375	
24	4.07 E 12.375	
25	4.07 E 12.375	
26	4.07 E 12.375	
27	4.07 E 12.375	
28	4.07 E 12.375	
29	4.07 E 12.375	
30	4.07 E 12.375	
31	4.07 E 12.375	
32	4.07 E 12.375	
33	4.07 E 12.375	
34	4.07 E 12.375	
35	4.07 E 12.375	
36	4.07 E 12.375	
37	4.07 E 12.375	
38	4.07 E 12.375	
39	4.07 E 12.375	
40	4.07 E 12.375	
41	4.07 E 12.375	
42	4.07 E 12.375	
43	4.07 E 12.375	
44	4.07 E 12.375	
45	4.07 E 12.375	
46	4.07 E 12.375	
47	4.07 E 12.375	
48	4.07 E 12.375	
49	4.07 E 12.375	
50	4.07 E 12.375	
51	4.07 E 12.375	
52	4.07 E 12.375	
53	4.07 E 12.375	
54	4.07 E 12.375	
55	4.07 E 12.375	
56	4.07 E 12.375	
57	4.07 E 12.375	
58	4.07 E 12.375	
59	4.07 E 12.375	
60	4.07 E 12.375	
61	4.07 E 12.375	
62	4.07 E 12.375	
63	4.07 E 12.375	
64	4.07 E 12.375	
65	4.07 E 12.375	
66	4.07 E 12.375	

PRECINCT PLAN  
DETAIL PLAN  
(DRAINAGE)



SCHEDULE OF SHORT & CURVED BOUNDARIES

No.	DIAGRAM	DISTANCE	AREA	POINTS
1	11-30-30"	21.31	21.55	80
2	37-30-30"	14.54	14.55	82.5
3	34-30-30"	6.05	14.05	108
4	31-30-30"	11.39	11.39	108
5	20-55-55"	2.18	2.18	108
6	20-55-55"	2.18	2.18	108
7	20-55-55"	2.18	2.18	108
8	20-55-55"	2.18	2.18	108
9	20-55-55"	2.18	2.18	108
10	20-55-55"	2.18	2.18	108
11	20-55-55"	2.18	2.18	108
12	20-55-55"	2.18	2.18	108
13	20-55-55"	2.18	2.18	108
14	20-55-55"	2.18	2.18	108
15	20-55-55"	2.18	2.18	108
16	20-55-55"	2.18	2.18	108
17	20-55-55"	2.18	2.18	108
18	20-55-55"	2.18	2.18	108
19	20-55-55"	2.18	2.18	108
20	20-55-55"	2.18	2.18	108
21	20-55-55"	2.18	2.18	108
22	20-55-55"	2.18	2.18	108
23	20-55-55"	2.18	2.18	108
24	20-55-55"	2.18	2.18	108
25	20-55-55"	2.18	2.18	108
26	20-55-55"	2.18	2.18	108
27	20-55-55"	2.18	2.18	108
28	20-55-55"	2.18	2.18	108
29	20-55-55"	2.18	2.18	108
30	20-55-55"	2.18	2.18	108
31	20-55-55"	2.18	2.18	108
32	20-55-55"	2.18	2.18	108
33	20-55-55"	2.18	2.18	108
34	20-55-55"	2.18	2.18	108
35	20-55-55"	2.18	2.18	108
36	20-55-55"	2.18	2.18	108
37	20-55-55"	2.18	2.18	108
38	20-55-55"	2.18	2.18	108
39	20-55-55"	2.18	2.18	108
40	20-55-55"	2.18	2.18	108
41	20-55-55"	2.18	2.18	108
42	20-55-55"	2.18	2.18	108
43	20-55-55"	2.18	2.18	108
44	20-55-55"	2.18	2.18	108
45	20-55-55"	2.18	2.18	108
46	20-55-55"	2.18	2.18	108
47	20-55-55"	2.18	2.18	108
48	20-55-55"	2.18	2.18	108
49	20-55-55"	2.18	2.18	108
50	20-55-55"	2.18	2.18	108
51	20-55-55"	2.18	2.18	108
52	20-55-55"	2.18	2.18	108
53	20-55-55"	2.18	2.18	108
54	20-55-55"	2.18	2.18	108
55	20-55-55"	2.18	2.18	108
56	20-55-55"	2.18	2.18	108
57	20-55-55"	2.18	2.18	108
58	20-55-55"	2.18	2.18	108
59	20-55-55"	2.18	2.18	108
60	20-55-55"	2.18	2.18	108
61	20-55-55"	2.18	2.18	108
62	20-55-55"	2.18	2.18	108
63	20-55-55"	2.18	2.18	108
64	20-55-55"	2.18	2.18	108
65	20-55-55"	2.18	2.18	108
66	20-55-55"	2.18	2.18	108

- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) EASEMENT TO DRAIN WATER 3 WIDE AND VARIABLE WIDTH
- (C) EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- (D) EASEMENT FOR PAVEMENT SUBSTATION 2.75 WIDE
- (E) RESTRICTION ON THE USE OF LAND
- (F) RESTRICTION ON THE USE OF LAND
- (G) EASEMENT TO DRAIN WATER 1 WIDE FOR 2700m DOCK
- (H) RIGHT OF ACCESS 1 WIDE DP 270613 DOCK

Designer: JEDUQUAN JOHN CUMMINGS  
 Date of Survey: 12-12-2012  
 Surveyor No: 082002/NPP

NAME OF SUBDIVISION OF LOT 22 IN DP 270613 AND EASEMENTS WITHIN LOTS 21 AND 23 IN DP 270613

LOCAL COUNCIL: HARRINGTON PARK  
 Subdivision No: 1520013  
 Length and Width: 160m x 180m

Regulation: 3.6.2013

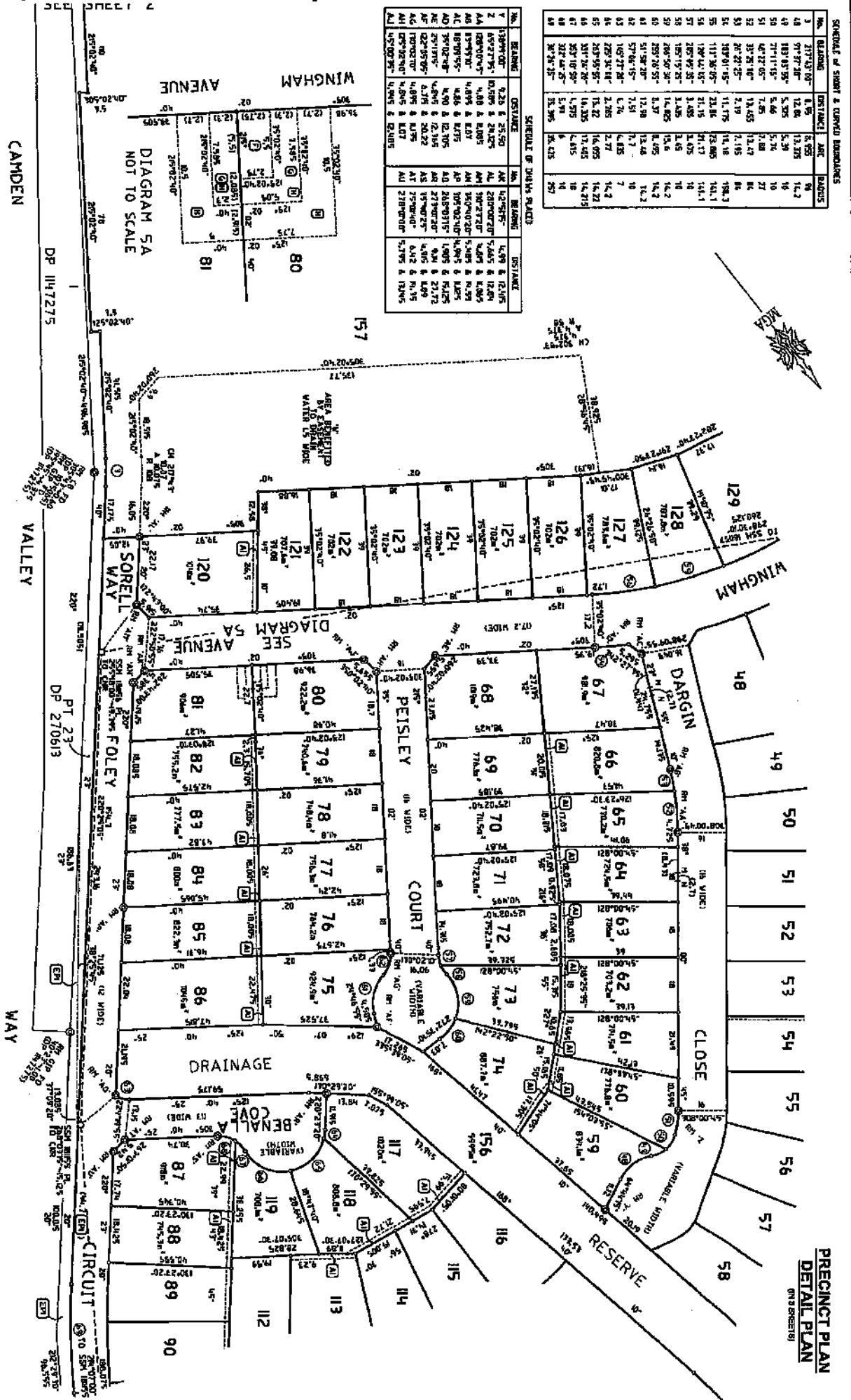
DP280038

SCHEDULE OF SHEDS & CORROD BUILDINGS

NO.	BEARING	DISTANCE	AREA	STATUS
1	217°43'00"	8.95	12.375	14.2
2	91°27'20"	12.04	5.305	10
3	183°43'29"	5.305	5.305	10
4	271°11'15"	6.46	5.305	10
5	48°12'05"	7.85	2.88	10
6	33°25'10"	13.455	13.47	10
7	33°25'10"	2.19	7.195	10
8	189°01'15"	11.175	11.18	10
9	111°36'05"	23.84	23.85	10
10	194°42'27"	31.15	31.17	10
11	205°42'27"	31.85	31.87	10
12	105°19'21"	14.85	14.87	10
13	288°30'30"	14.85	14.87	10
14	288°30'30"	13.50	13.52	10
15	57°06'15"	7.51	7.53	10
16	202°34'14"	2.205	14.055	14.22
17	151°26'20"	18.305	17.465	14.215
18	331°26'20"	1.575	6.415	14
19	331°26'20"	5.91	6.415	14
20	331°26'20"	5.91	6.415	14

SCHEDULE OF DRAIN PLACED

NO.	BEARING	DISTANCE	NO.	BEARING	DISTANCE
1	330°00'	8.24	11	330°00'	8.24
2	150°00'	8.24	12	330°00'	8.24
3	330°00'	8.24	13	330°00'	8.24
4	150°00'	8.24	14	330°00'	8.24
5	330°00'	8.24	15	330°00'	8.24
6	150°00'	8.24	16	330°00'	8.24
7	330°00'	8.24	17	330°00'	8.24
8	150°00'	8.24	18	330°00'	8.24
9	330°00'	8.24	19	330°00'	8.24
10	150°00'	8.24	20	330°00'	8.24



- (E1) EASEMENT TO DRAIN WATER 1.5 WIDE
- (E2) EASEMENT FOR OVERHEAD POWER LINES VARIABLE WIDTH
- (E3) EASEMENT FOR PASSENGER SUBSTATION 2.75 WIDE
- (R1) RESTRICTION ON THE USE OF LAND
- (R2) RESTRICTION ON THE USE OF LAND

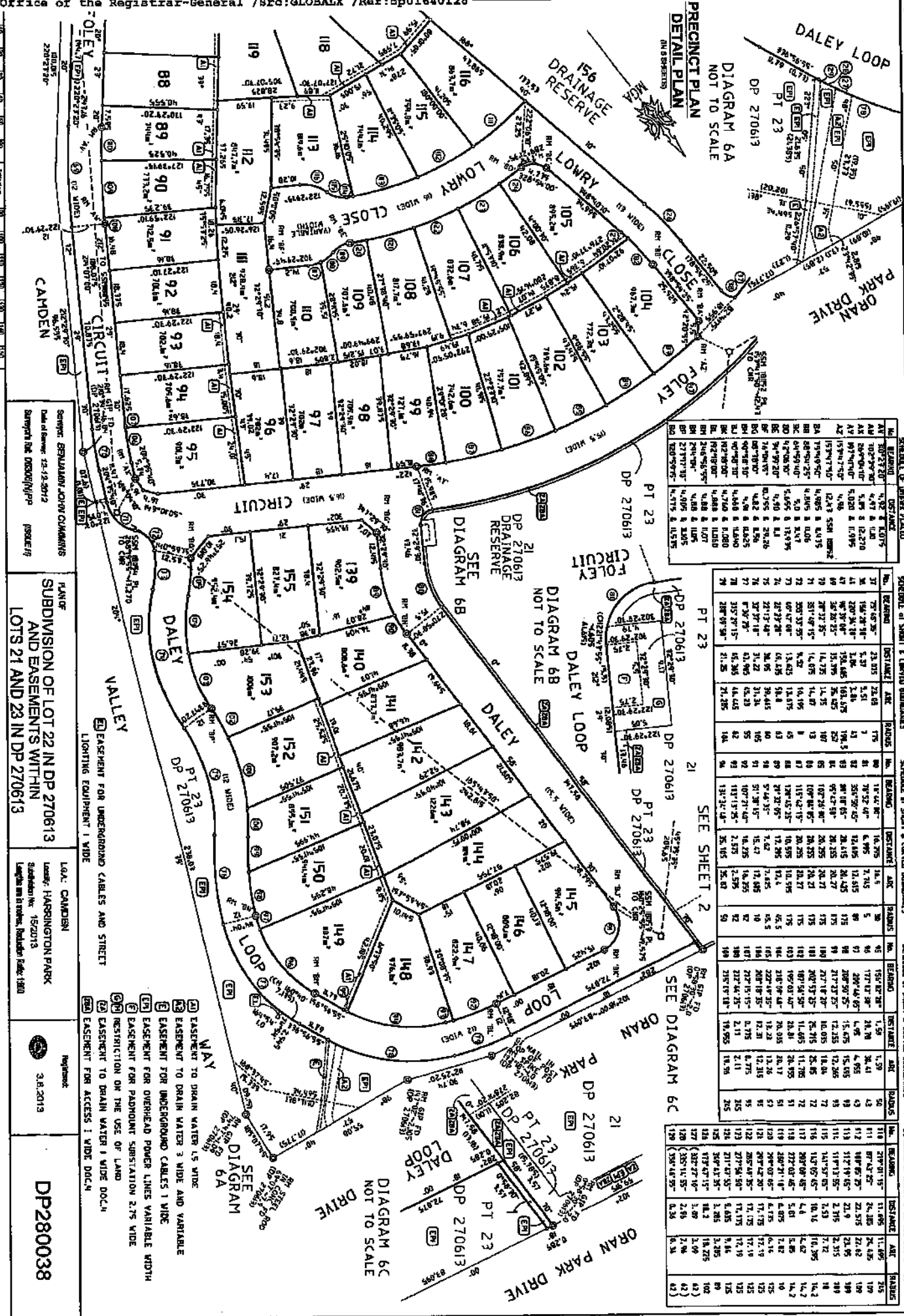
Surveyor: BENJAMIN JOHN CUMMINGS  
 Date of Survey: 16-12-2012  
 Shire of the District: CAMDEN

PLAN OF SUBDIVISION OF LOT 22 IN DP 270813 AND EASEMENTS WITHIN LOTS 21 AND 23 IN DP 270813

LOCAL CAMDEN  
 Lending: HARRINGTON PARK  
 Issued: 16-12-2013  
 Length: see the notes, Reduction: 1:500

Registered: 3.8.2013

DP280038



NO.	REMARKS	STARTING POINT	ENDING POINT	AREA	TYPE
1	...	...	...	...	...
2	...	...	...	...	...
3	...	...	...	...	...
4	...	...	...	...	...
5	...	...	...	...	...
6	...	...	...	...	...
7	...	...	...	...	...
8	...	...	...	...	...
9	...	...	...	...	...
10	...	...	...	...	...
11	...	...	...	...	...
12	...	...	...	...	...
13	...	...	...	...	...
14	...	...	...	...	...
15	...	...	...	...	...
16	...	...	...	...	...
17	...	...	...	...	...
18	...	...	...	...	...
19	...	...	...	...	...
20	...	...	...	...	...
21	...	...	...	...	...
22	...	...	...	...	...
23	...	...	...	...	...
24	...	...	...	...	...
25	...	...	...	...	...
26	...	...	...	...	...
27	...	...	...	...	...
28	...	...	...	...	...
29	...	...	...	...	...
30	...	...	...	...	...
31	...	...	...	...	...
32	...	...	...	...	...
33	...	...	...	...	...
34	...	...	...	...	...
35	...	...	...	...	...
36	...	...	...	...	...
37	...	...	...	...	...
38	...	...	...	...	...
39	...	...	...	...	...
40	...	...	...	...	...
41	...	...	...	...	...
42	...	...	...	...	...
43	...	...	...	...	...
44	...	...	...	...	...
45	...	...	...	...	...
46	...	...	...	...	...
47	...	...	...	...	...
48	...	...	...	...	...
49	...	...	...	...	...
50	...	...	...	...	...
51	...	...	...	...	...
52	...	...	...	...	...
53	...	...	...	...	...
54	...	...	...	...	...
55	...	...	...	...	...
56	...	...	...	...	...
57	...	...	...	...	...
58	...	...	...	...	...
59	...	...	...	...	...
60	...	...	...	...	...
61	...	...	...	...	...
62	...	...	...	...	...
63	...	...	...	...	...
64	...	...	...	...	...
65	...	...	...	...	...
66	...	...	...	...	...
67	...	...	...	...	...
68	...	...	...	...	...
69	...	...	...	...	...
70	...	...	...	...	...
71	...	...	...	...	...
72	...	...	...	...	...
73	...	...	...	...	...
74	...	...	...	...	...
75	...	...	...	...	...
76	...	...	...	...	...
77	...	...	...	...	...
78	...	...	...	...	...
79	...	...	...	...	...
80	...	...	...	...	...

NO.	REMARKS	STARTING POINT	ENDING POINT	AREA	TYPE
81	...	...	...	...	...
82	...	...	...	...	...
83	...	...	...	...	...
84	...	...	...	...	...
85	...	...	...	...	...
86	...	...	...	...	...
87	...	...	...	...	...
88	...	...	...	...	...
89	...	...	...	...	...
90	...	...	...	...	...
91	...	...	...	...	...
92	...	...	...	...	...
93	...	...	...	...	...
94	...	...	...	...	...
95	...	...	...	...	...
96	...	...	...	...	...
97	...	...	...	...	...
98	...	...	...	...	...
99	...	...	...	...	...
100	...	...	...	...	...
101	...	...	...	...	...
102	...	...	...	...	...
103	...	...	...	...	...
104	...	...	...	...	...
105	...	...	...	...	...
106	...	...	...	...	...
107	...	...	...	...	...
108	...	...	...	...	...
109	...	...	...	...	...
110	...	...	...	...	...
111	...	...	...	...	...
112	...	...	...	...	...
113	...	...	...	...	...
114	...	...	...	...	...
115	...	...	...	...	...
116	...	...	...	...	...
117	...	...	...	...	...
118	...	...	...	...	...
119	...	...	...	...	...
120	...	...	...	...	...
121	...	...	...	...	...
122	...	...	...	...	...
123	...	...	...	...	...
124	...	...	...	...	...
125	...	...	...	...	...
126	...	...	...	...	...
127	...	...	...	...	...
128	...	...	...	...	...
129	...	...	...	...	...
130	...	...	...	...	...
131	...	...	...	...	...
132	...	...	...	...	...
133	...	...	...	...	...
134	...	...	...	...	...
135	...	...	...	...	...
136	...	...	...	...	...
137	...	...	...	...	...
138	...	...	...	...	...
139	...	...	...	...	...
140	...	...	...	...	...
141	...	...	...	...	...
142	...	...	...	...	...
143	...	...	...	...	...
144	...	...	...	...	...
145	...	...	...	...	...
146	...	...	...	...	...
147	...	...	...	...	...
148	...	...	...	...	...
149	...	...	...	...	...
150	...	...	...	...	...
151	...	...	...	...	...
152	...	...	...	...	...
153	...	...	...	...	...
154	...	...	...	...	...
155	...	...	...	...	...

Surveyor: **SEYMOUR JAYNE CONSULTANTS**  
 Date of Survey: 12-10-2012  
 Surveyed On: **DP280038** (ISSUE 1)

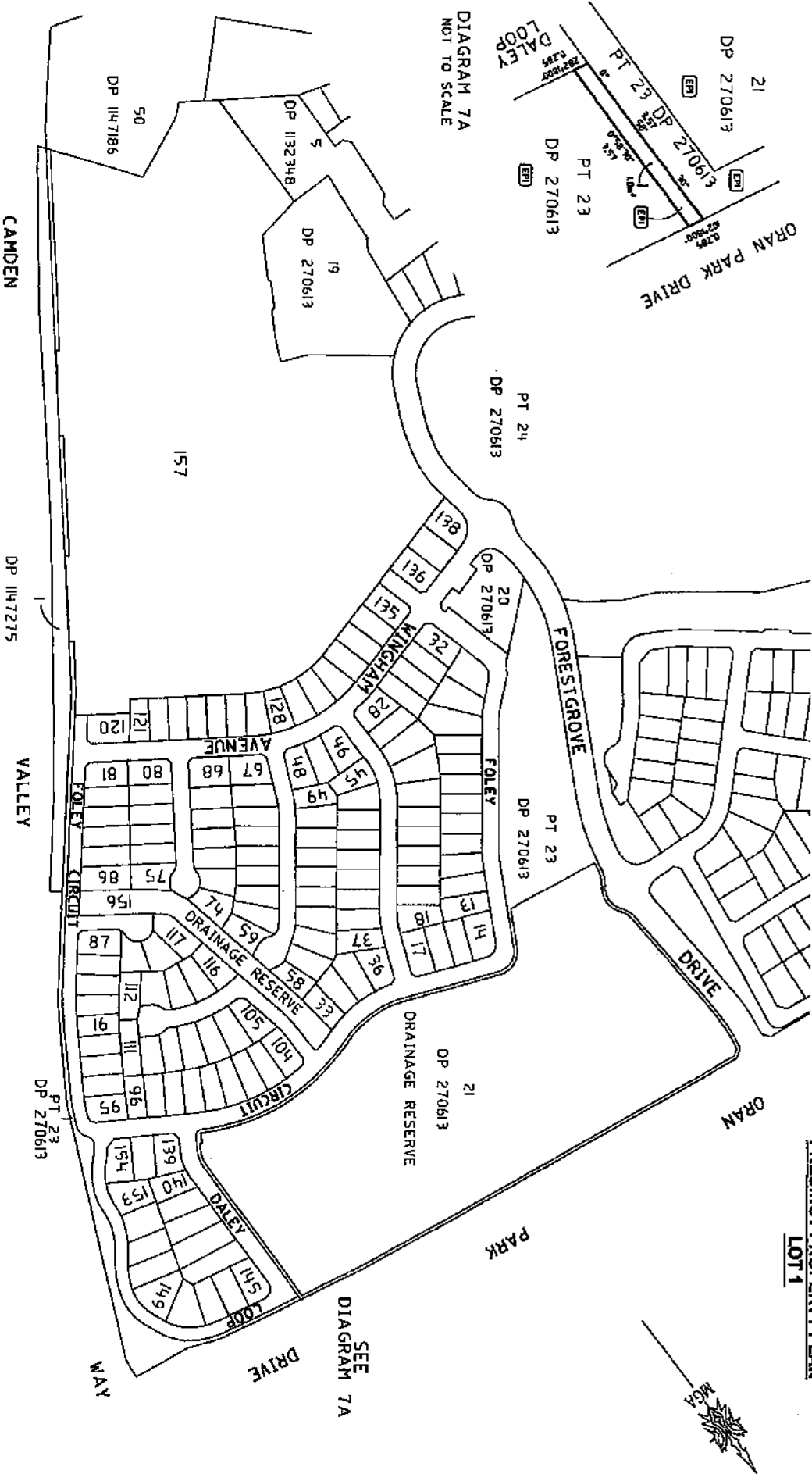
PLANOR  
 SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

LOCAL: CAMDEN  
 Locality: HARRINGTON PARK  
 Subdivision No: 150213  
 Length in meters: 1800

Requestor:  
 3.6.2013

DP280038

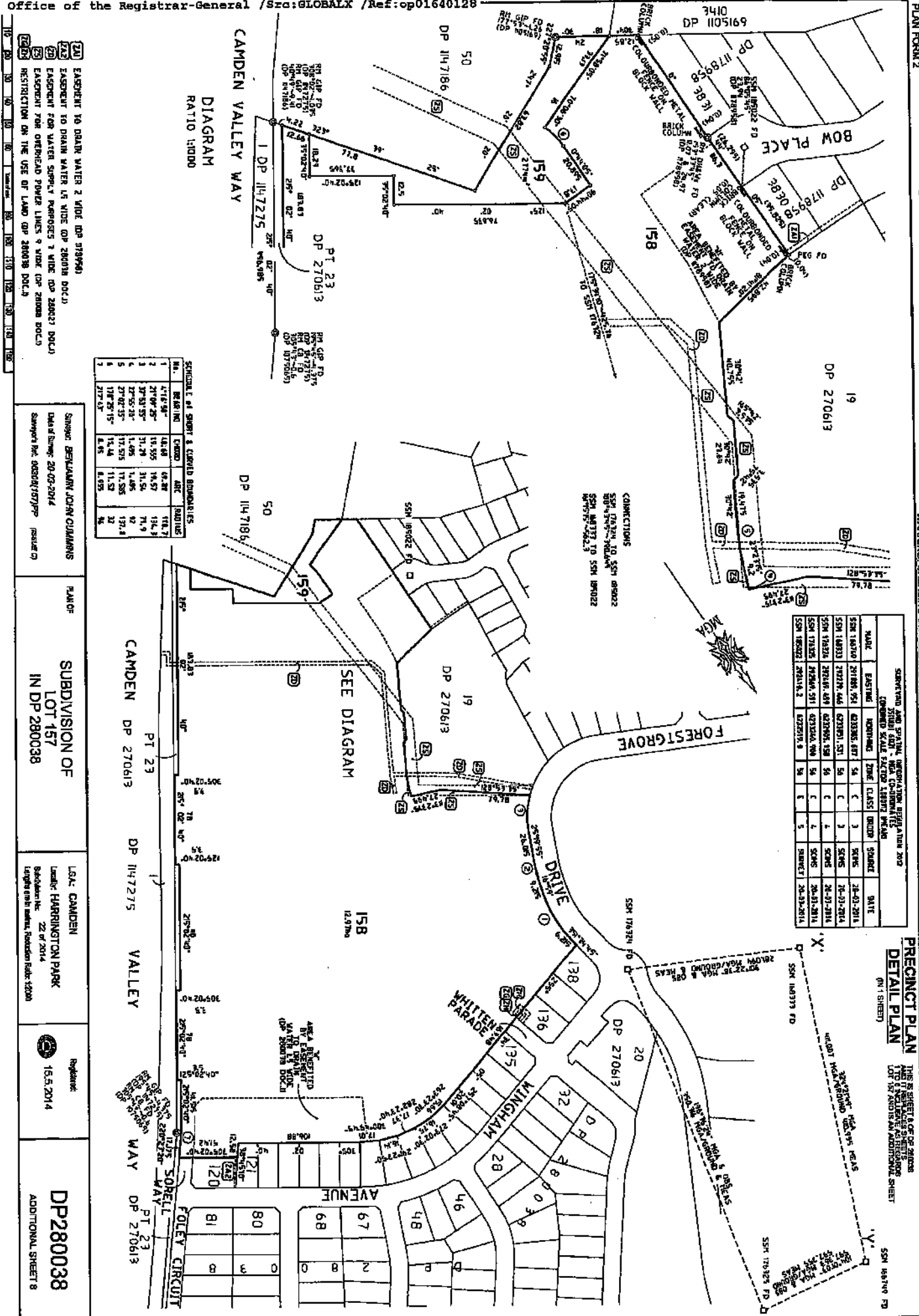
- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) EASEMENT TO DRAIN WATER 3 WIDE AND VARIABLE
- (C) EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- (D) EASEMENT FOR OVERHEAD POWER LINES VARIABLE WIDTH
- (E) EASEMENT FOR PADPOINT SUBSTATION 2.75 WIDE
- (F) RESTRICTION ON THE USE OF LAND
- (G) EASEMENT TO DRAIN WATER 1 WIDE DOCK
- (H) EASEMENT FOR ACCESS 1 WIDE DOCK



**PRECINCT PLAN  
 PRECINCT PROPERTY PLAN  
 LOT 1**



Surveyor: <b>BERNARD JOHN CUMMINGS</b> Date of Survey: <b>12-12-2012</b> Surveyor's Lic. No: <b>00000101/PP</b>	L.O.L.: <b>CAMDEN</b> Locality: <b>HARRINGTON PARK</b> Section No.: <b>152213</b> Lot(s) in this plan: <b>Residential (1288)</b>	Registrar: <b>3.5.2013</b>	<b>DP280038</b>
RANGE SUBDIVISION OF LOT 22 IN DP 270613 AND EASEMENTS WITHIN LOTS 21 AND 23 IN DP 270613			
[EB] EASEMENT FOR OVERHEAD POWER LINES VARIABLE WIDTH			



SUBDIVISION AND SPATIAL INFORMATION REGULATION 2002  
 (FORM 1) SHEET 8 OF 8 (SEE SHEET 7 FOR CONTINUATION)

W/L	EASTING	NORTHING	ZONE	CLASS	ORDER	GRADE	DATE
SSM 16020	271100.561	623306.487	54	C	3	SSMS	28-03-2014
SSM 16023	271270.446	623301.571	54	C	3	SSMS	28-03-2014
SSM 16024	271284.489	623298.190	54	C	4	SSMS	28-03-2014
SSM 16025	271298.531	623294.700	54	C	4	SSMS	28-03-2014
SSM 16022	271142.2	623291.8	54	E	5	SSMS	28-03-2014

SCHEDULE OF LOT SIZES & CURVED BOUNDARIES

NO.	AREA (M <sup>2</sup> )	CURVED	ARC	QUANTITIES
1	4,718.94	14.84	68.28	154.7
2	2,178.28	15.55	74.57	114.3
3	27,824.55	31.29	31.54	71.9
4	27,824.55	11.49	1,495	42
5	27,824.55	17,579	17,585	157.4
6	118,257.5	15.44	11,52	32
7	217,43	8.95	8,195	46

- (2A) EASEMENT TO DRAIN WATER 2 WIDE (DP 270613)
- (2B) EASEMENT TO DRAIN WATER 1.5 WIDE (DP 280038 DOCL)
- (2C) EASEMENT FOR WATER SUPPLY PURPOSES 1 WIDE (DP 280038 DOCL)
- (2D) EASEMENT FOR OVERHEAD POWER LINES 9 WIDE (DP 280038 DOCL)
- (2E) RESTRICTION FOR THE USE OF LAND (DP 280038 DOCL)

DESIGNED BY: BERTRAM JOHAN COULMANS  
 Date of Design: 20-03-2014  
 Stamp: [Professional Engineer Stamp]

PLANNING  
**SUBDIVISION OF LOT 157 IN DP 280038**

LSA: CAMDEN  
 Leader: HARRINGTON PARK  
 Subdivision No: 22 of 2014  
 Engineer: [Professional Engineer Stamp]

Registered:  
 15.5.2014

**DP280038**  
 ADDITIONAL SHEET 8

CAMDEN VALLEY WAY  
 VALLEY WAY  
 PT 23  
 DP 1147275  
 DP 1147186  
 PT 23  
 DP 270613

FOREST GROVE DRIVE  
 WHITTEN PARADE  
 WINGHAM  
 AVENUE  
 SORELL WAY  
 PT 23  
 DP 270613

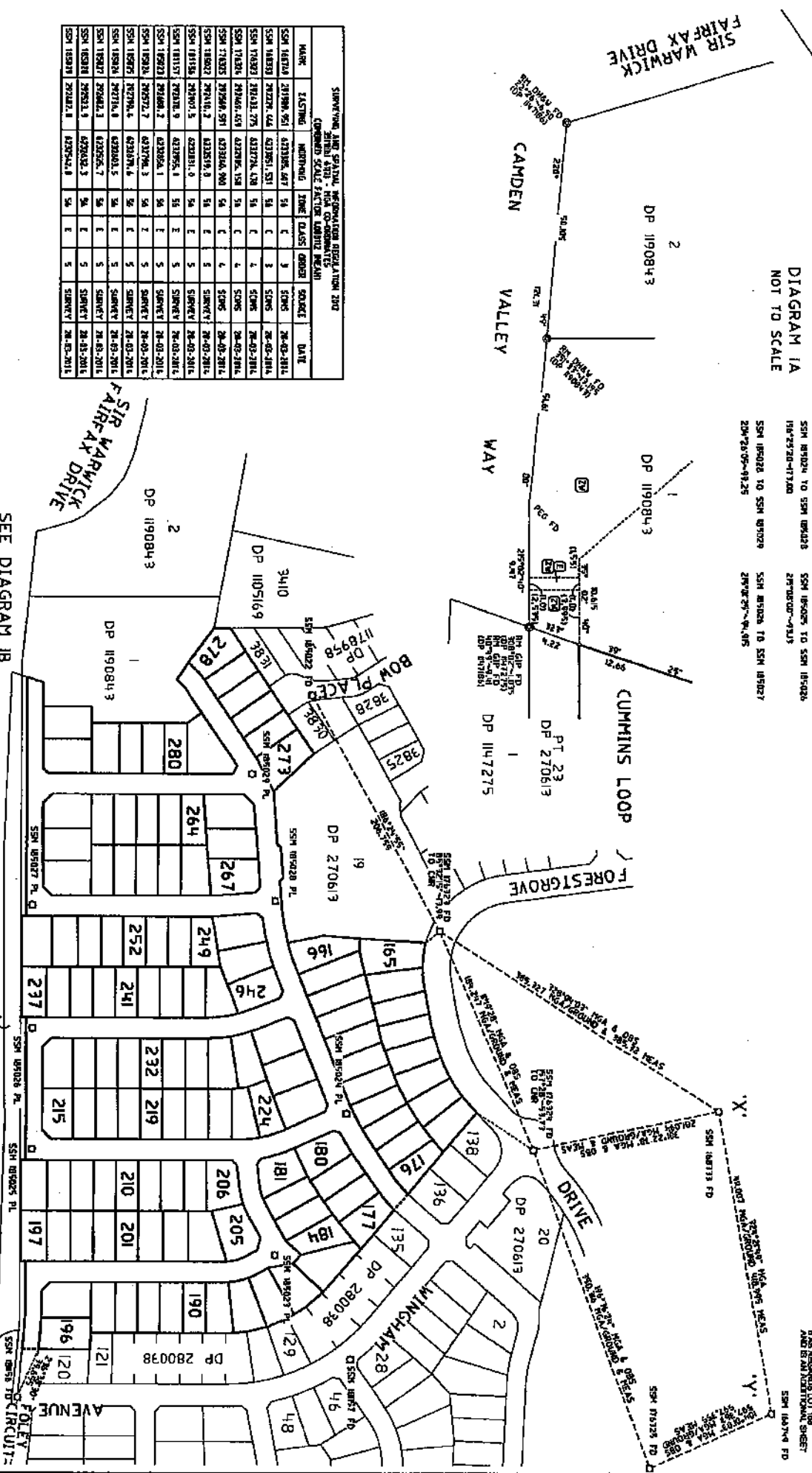
SEE DIAGRAM  
 AREA RESERVED BY THE DEPARTMENT OF TRANSPORT AND INFRASTRUCTURE  
 FOR FUTURE ROAD WORKS

CONNECTIONS  
 SSP 176324 TO SSP 16022  
 SSP 176324 TO SSP 16022  
 SSP 176324 TO SSP 16022

**PRECINCT PLAN  
 DETAIL PLAN**  
 ON 7 SHEETS  
 THIS IS SHEET 9 OF DP 280038  
 AND IT REPLACES SHEETS  
 DP 270613 AND DP 270613  
 AND DP 270613 SHEET

DIAGRAM 1A  
 NOT TO SCALE

- CONNECTIONS**
- SSM 18923 TO SSM 18924
  - SSM 18923 TO SSM 18925
  - SSM 18923 TO SSM 18926
  - SSM 18923 TO SSM 18927
  - SSM 18923 TO SSM 18928
  - SSM 18923 TO SSM 18929
  - SSM 18923 TO SSM 18930
  - SSM 18923 TO SSM 18931
  - SSM 18923 TO SSM 18932
  - SSM 18923 TO SSM 18933
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  - SSM 18923 TO SSM 18942
  - SSM 18923 TO SSM 18943
  - SSM 18923 TO SSM 18944
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  - SSM 18923 TO SSM 18947
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  - SSM 18923 TO SSM 18995
  - SSM 18923 TO SSM 18996
  - SSM 18923 TO SSM 18997
  - SSM 18923 TO SSM 18998
  - SSM 18923 TO SSM 18999
  - SSM 18923 TO SSM 19000



**SUBDIVISION AND SPATIAL INFORMATION REGULATION 2017**  
 (COMPASS SCALE FACTOR: 1:1000)

MARK	EASTING	NORTHING	LINE CLASS	ORDER	SOURCE	DATE
SSM 18923	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18924	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18925	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18926	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18927	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18928	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18929	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18930	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18931	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18932	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18933	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18934	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18935	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18936	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18937	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18938	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18939	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18940	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18941	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18942	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18943	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18944	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18945	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18946	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18947	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18948	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18949	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18950	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18951	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18952	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18953	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18954	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18955	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18956	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18957	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18958	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18959	3410.0	42300.0	S	1	SSM	28-03-2014
SSM 18960	3410.0	42300.0	S	1	SSM	28-03-2014

**EASEMENT FOR UNDERGROUND CABLES 1 VIDE  
 EASEMENT FOR OVERHEAD POWER LINES 10, 75 VIDE AND  
 VARIABLE DP 1009175**

**Subdivisor:** BENJAMIN JOHN CUMMINS  
 Date of Survey: 28-03-2014  
 Survey No: 063006/1/PP /issue 09

**Plan:** LOT 158 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1180843

**Locality:** CAMDEN VALLEY  
 DP 1147275

**Regulation:** 21.5.2014

**DP 280038  
 ADDITIONAL SHEET 8**

**PRECINCT PLAN  
 DETAIL PLAN**  
 (OF 7 SHEETS)

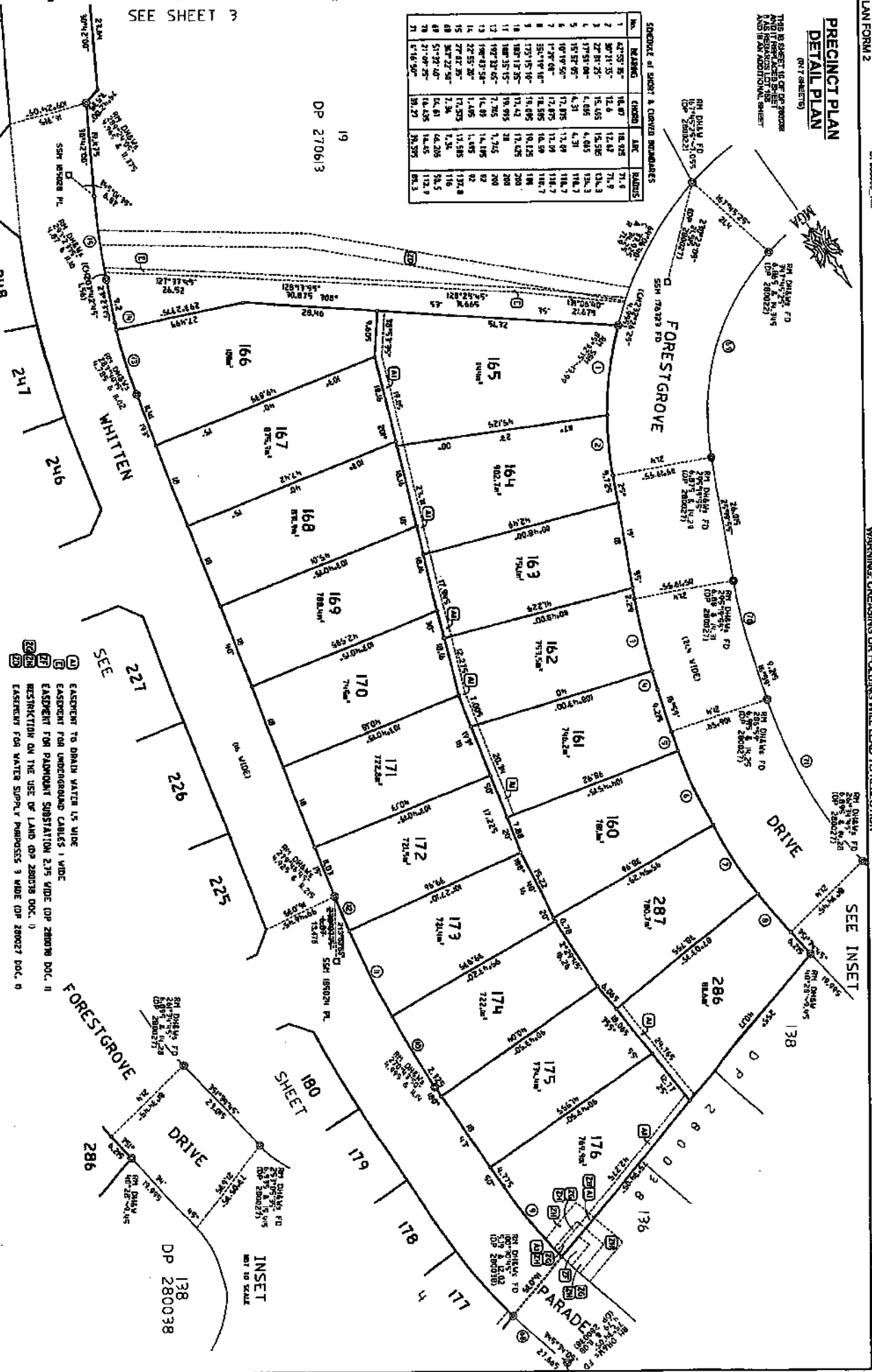
THIS IS SHEET 10 OF 10 PRECINCT PLANS FOR THE SUBDIVISION OF LOT 19 IN DP 270613 AND IS AN ADDITIONAL SHEET.

SCHEDULE of SHORT & CURVED BOUNDARIES

No.	BEARING	LENGTH	ARC	PLACES
1	42°55'25"	16.87	16.825	71.8
2	22°18'25"	12.6	12.6	71.9
3	175°51'00"	6.005	15.585	134.3
4	175°51'00"	4.31	4.015	134.3
5	15°27'05"	17.875	17.875	118.7
6	1°37'04"	17.875	17.875	118.7
7	175°15'10"	15.085	15.085	118.7
8	188°17'25"	13.42	13.425	200
9	188°17'25"	19.995	19.995	200
10	197°31'05"	7.285	7.285	200
11	197°31'05"	14.05	14.05	200
12	197°31'05"	14.05	14.05	200
13	197°31'05"	14.05	14.05	200
14	197°31'05"	14.05	14.05	200
15	197°31'05"	14.05	14.05	200
16	197°31'05"	14.05	14.05	200
17	197°31'05"	14.05	14.05	200
18	197°31'05"	14.05	14.05	200
19	197°31'05"	14.05	14.05	200
20	197°31'05"	14.05	14.05	200
21	197°31'05"	14.05	14.05	200

SEE SHEET 3

DP 270613



- (N) EASEMENT TO DRAIN WATER 1.5 WIDE
- (E) EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- (W) EASEMENT FOR PAVEMENT SUBSTATION 2.75 WIDE (DP 280038 DOC. II)
- (R) RESTRICTION ON THE USE OF LAND (DP 280038 DOC. I)
- (S) EASEMENT FOR WATER SUPPLY PURPOSES 3 WIDE (DP 280027 DOC. R)

Surveyor: BENJAMIN JOHN CLARKSON  
 Date of Survey: 28.09.2014  
 Shire/Local Govt: ORANGE/ST/FP  
 Issued by:

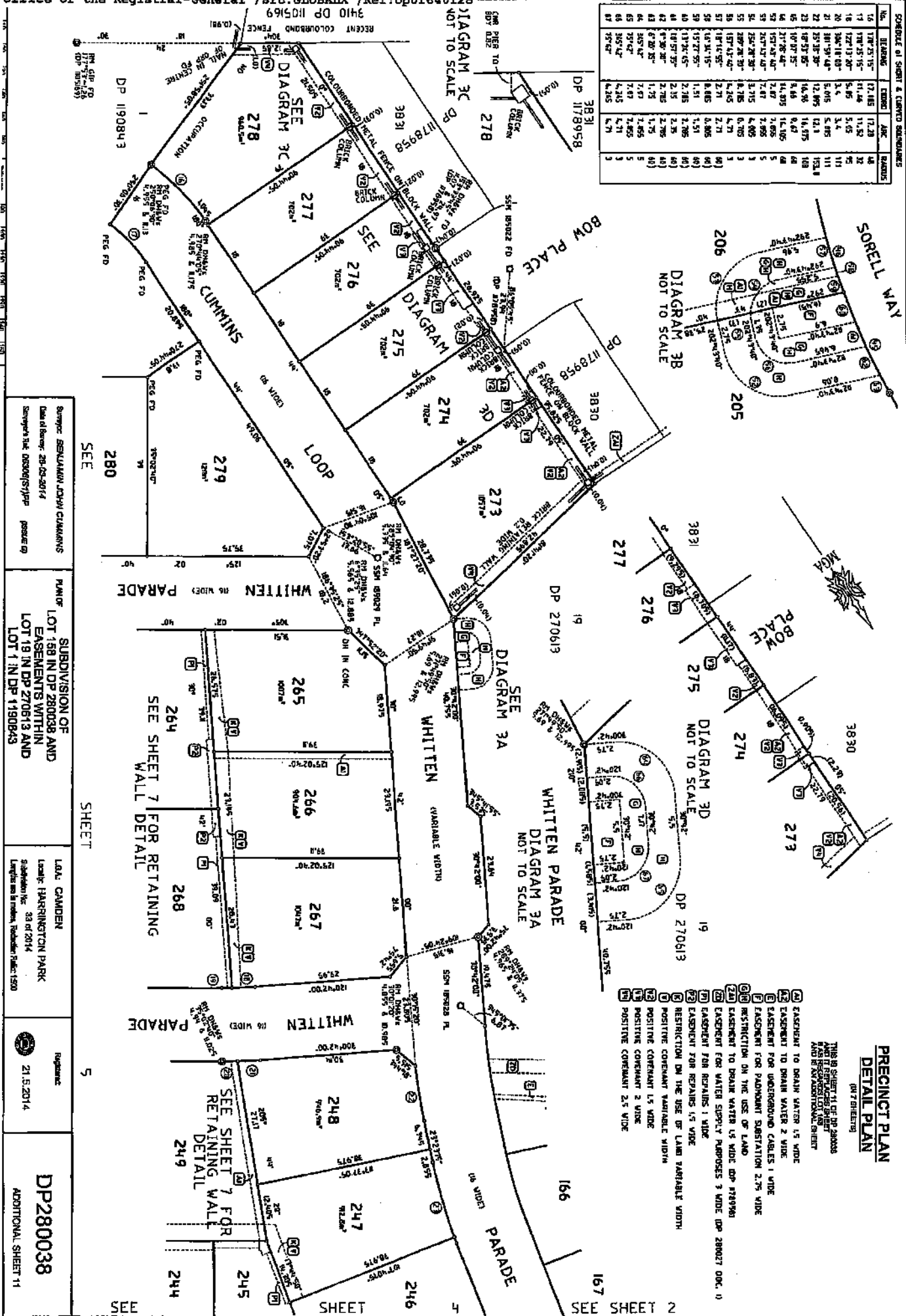
PLAN OF  
 LOT 19 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1190843

LOCAL COUNCIL  
 LINDSEY HARRINGTON PARK  
 Shire/Local Govt: 30 of 2014  
 Length of time: 1500

Registered:  
 21.5.2014

DP280038  
 ADDITIONAL SHEET 10

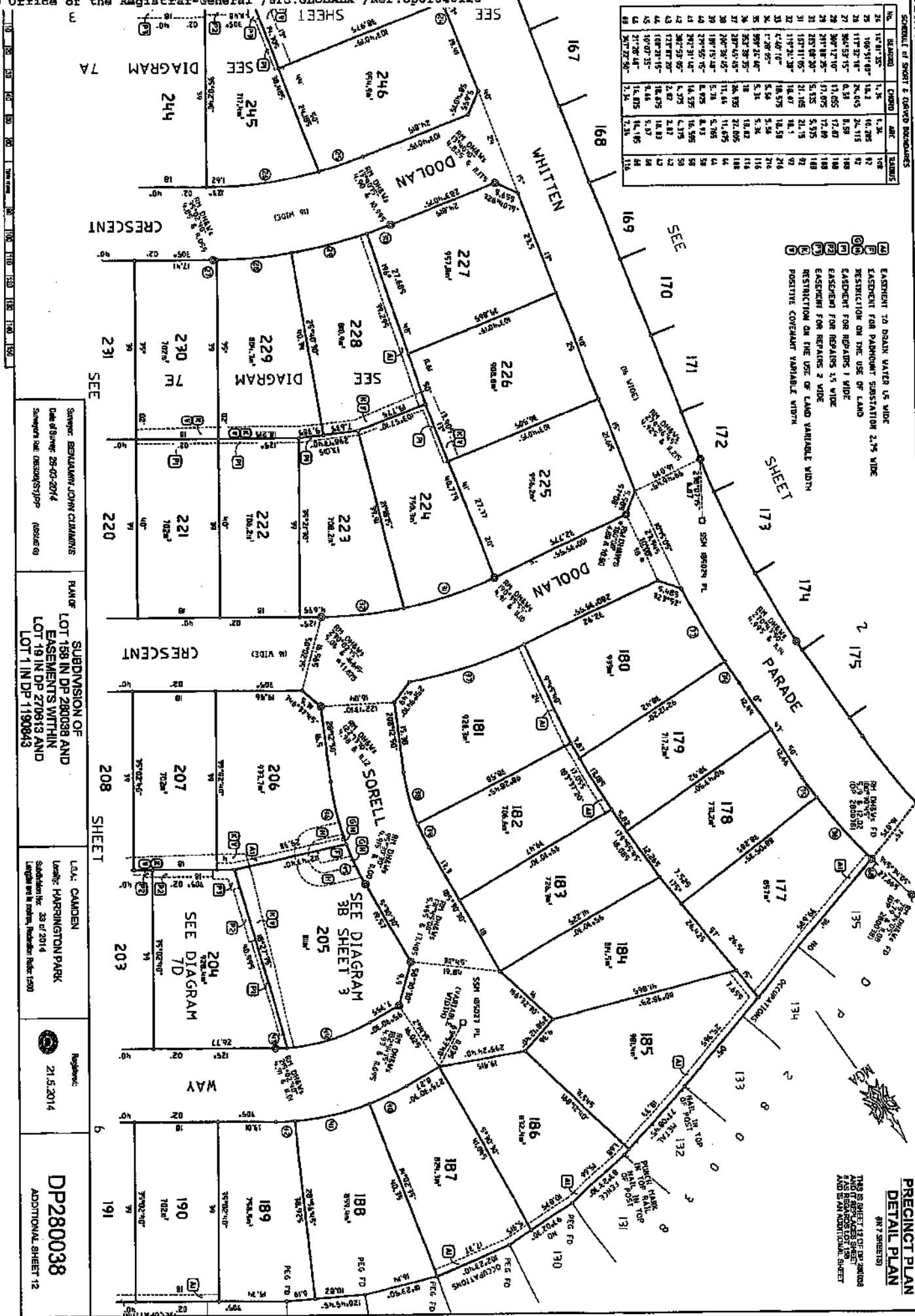
No.	AREA	AREA	PERCENTAGE	PERCENTAGE
1	178.25	12.18	7.28	14.22
2	178.25	14.14	11.52	16.22
3	178.25	5.45	3.45	6.11
4	178.25	5.45	3.45	6.11
5	178.25	5.45	3.45	6.11
6	178.25	5.45	3.45	6.11
7	178.25	5.45	3.45	6.11
8	178.25	5.45	3.45	6.11
9	178.25	5.45	3.45	6.11
10	178.25	5.45	3.45	6.11
11	178.25	5.45	3.45	6.11
12	178.25	5.45	3.45	6.11
13	178.25	5.45	3.45	6.11
14	178.25	5.45	3.45	6.11
15	178.25	5.45	3.45	6.11
16	178.25	5.45	3.45	6.11
17	178.25	5.45	3.45	6.11
18	178.25	5.45	3.45	6.11
19	178.25	5.45	3.45	6.11
20	178.25	5.45	3.45	6.11
21	178.25	5.45	3.45	6.11
22	178.25	5.45	3.45	6.11
23	178.25	5.45	3.45	6.11
24	178.25	5.45	3.45	6.11
25	178.25	5.45	3.45	6.11
26	178.25	5.45	3.45	6.11
27	178.25	5.45	3.45	6.11
28	178.25	5.45	3.45	6.11
29	178.25	5.45	3.45	6.11
30	178.25	5.45	3.45	6.11
31	178.25	5.45	3.45	6.11
32	178.25	5.45	3.45	6.11
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34	178.25	5.45	3.45	6.11
35	178.25	5.45	3.45	6.11
36	178.25	5.45	3.45	6.11
37	178.25	5.45	3.45	6.11
38	178.25	5.45	3.45	6.11
39	178.25	5.45	3.45	6.11
40	178.25	5.45	3.45	6.11
41	178.25	5.45	3.45	6.11
42	178.25	5.45	3.45	6.11
43	178.25	5.45	3.45	6.11
44	178.25	5.45	3.45	6.11
45	178.25	5.45	3.45	6.11
46	178.25	5.45	3.45	6.11
47	178.25	5.45	3.45	6.11
48	178.25	5.45	3.45	6.11
49	178.25	5.45	3.45	6.11
50	178.25	5.45	3.45	6.11
51	178.25	5.45	3.45	6.11
52	178.25	5.45	3.45	6.11
53	178.25	5.45	3.45	6.11
54	178.25	5.45	3.45	6.11
55	178.25	5.45	3.45	6.11
56	178.25	5.45	3.45	6.11
57	178.25	5.45	3.45	6.11
58	178.25	5.45	3.45	6.11
59	178.25	5.45	3.45	6.11
60	178.25	5.45	3.45	6.11
61	178.25	5.45	3.45	6.11
62	178.25	5.45	3.45	6.11
63	178.25	5.45	3.45	6.11
64	178.25	5.45	3.45	6.11
65	178.25	5.45	3.45	6.11
66	178.25	5.45	3.45	6.11
67	178.25	5.45	3.45	6.11
68	178.25	5.45	3.45	6.11
69	178.25	5.45	3.45	6.11
70	178.25	5.45	3.45	6.11
71	178.25	5.45	3.45	6.11
72	178.25	5.45	3.45	6.11
73	178.25	5.45	3.45	6.11
74	178.25	5.45	3.45	6.11
75	178.25	5.45	3.45	6.11
76	178.25	5.45	3.45	6.11
77	178.25	5.45	3.45	6.11
78	178.25	5.45	3.45	6.11
79	178.25	5.45	3.45	6.11
80	178.25	5.45	3.45	6.11
81	178.25	5.45	3.45	6.11
82	178.25	5.45	3.45	6.11
83	178.25	5.45	3.45	6.11
84	178.25	5.45	3.45	6.11
85	178.25	5.45	3.45	6.11
86	178.25	5.45	3.45	6.11
87	178.25	5.45	3.45	6.11
88	178.25	5.45	3.45	6.11
89	178.25	5.45	3.45	6.11
90	178.25	5.45	3.45	6.11
91	178.25	5.45	3.45	6.11
92	178.25	5.45	3.45	6.11
93	178.25	5.45	3.45	6.11
94	178.25	5.45	3.45	6.11
95	178.25	5.45	3.45	6.11
96	178.25	5.45	3.45	6.11
97	178.25	5.45	3.45	6.11
98	178.25	5.45	3.45	6.11
99	178.25	5.45	3.45	6.11
100	178.25	5.45	3.45	6.11



SCHEDULE OF SHEET & EASEMENT DIMENSIONS

No.	BEARING	CHORD	ARC	CHORDS	ARC
1	167°31'35"	1.36	1.36	1.00	1.00
2	168°54'48"	1.61	1.61	1.20	1.20
3	170°27'18"	2.04	2.04	1.50	1.50
4	172°00'00"	2.50	2.50	1.80	1.80
5	173°32'45"	3.00	3.00	2.20	2.20
6	175°05'30"	3.50	3.50	2.60	2.60
7	176°38'15"	4.00	4.00	3.00	3.00
8	178°11'00"	4.50	4.50	3.40	3.40
9	179°43'45"	5.00	5.00	3.80	3.80
10	181°16'30"	5.50	5.50	4.20	4.20
11	182°49'15"	6.00	6.00	4.60	4.60
12	184°22'00"	6.50	6.50	5.00	5.00
13	185°54'45"	7.00	7.00	5.40	5.40
14	187°27'30"	7.50	7.50	5.80	5.80
15	189°00'15"	8.00	8.00	6.20	6.20
16	190°33'00"	8.50	8.50	6.60	6.60
17	192°05'45"	9.00	9.00	7.00	7.00
18	193°38'30"	9.50	9.50	7.40	7.40
19	195°11'15"	10.00	10.00	7.80	7.80
20	196°44'00"	10.50	10.50	8.20	8.20
21	198°16'45"	11.00	11.00	8.60	8.60
22	199°49'30"	11.50	11.50	9.00	9.00
23	201°22'15"	12.00	12.00	9.40	9.40
24	202°55'00"	12.50	12.50	9.80	9.80
25	204°27'45"	13.00	13.00	10.20	10.20
26	206°00'30"	13.50	13.50	10.60	10.60
27	207°33'15"	14.00	14.00	11.00	11.00
28	209°06'00"	14.50	14.50	11.40	11.40
29	210°38'45"	15.00	15.00	11.80	11.80
30	212°11'30"	15.50	15.50	12.20	12.20
31	213°44'15"	16.00	16.00	12.60	12.60
32	215°17'00"	16.50	16.50	13.00	13.00
33	216°49'45"	17.00	17.00	13.40	13.40
34	218°22'30"	17.50	17.50	13.80	13.80
35	219°55'15"	18.00	18.00	14.20	14.20
36	221°28'00"	18.50	18.50	14.60	14.60
37	223°00'45"	19.00	19.00	15.00	15.00
38	224°33'30"	19.50	19.50	15.40	15.40
39	226°06'15"	20.00	20.00	15.80	15.80
40	227°39'00"	20.50	20.50	16.20	16.20
41	229°11'45"	21.00	21.00	16.60	16.60
42	230°44'30"	21.50	21.50	17.00	17.00
43	232°17'15"	22.00	22.00	17.40	17.40
44	233°50'00"	22.50	22.50	17.80	17.80
45	235°22'45"	23.00	23.00	18.20	18.20
46	236°55'30"	23.50	23.50	18.60	18.60
47	238°28'15"	24.00	24.00	19.00	19.00
48	240°01'00"	24.50	24.50	19.40	19.40
49	241°33'45"	25.00	25.00	19.80	19.80
50	243°06'30"	25.50	25.50	20.20	20.20

- ① EASTERN TO DRAIN WATER 1.5 WIDE
- ② EASEMENT FOR PAVEMENT SUBSTITUTION 2.75 WIDE
- ③ RESTRICTION ON THE USE OF LAND
- ④ EASEMENT FOR REPAIRS 1 WIDE
- ⑤ EASEMENT FOR REPAIRS 1.5 WIDE
- ⑥ EASEMENT FOR REPAIRS 2 WIDE
- ⑦ RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- ⑧ POSITIVE COVENANT VARIABLE WIDTH



Surveyor: BENJAMIN JOHN CUMMINGS  
 Date of Survey: 28-03-2014  
 Surveying and Design (S/D) (Issue 6)

PLAN OF SUBDIVISION OF LOT 158 IN DP 280038 AND EASEMENTS WITHIN LOT 19 IN DP 270613 AND LOT 1 IN DP 1150843

L.S.A.: CAMDEN  
 Location: HARRINGTON PARK  
 Subdivision No: 28 of 2014  
 Length of the Plan: Revision Index: 1500

Registered: 21.5.2014

DP280038  
 ADDITIONAL SHEET 12

**PRECINCT PLAN  
DETAIL PLAN**  
(11 SHEETS)

SCHEDULE OF SPOTS & CURVED BOUNDARIES

No.	BEARING	CURVED ARC	RADIUS
19	124°23'45"	2.195	2.195
20	202°10'46"	3.1	3.1

THIS IS SHEET 13 OF DP 280038 AND IT IS ONE OF SEVEN SHEETS THAT FORM THE PRECINCT PLAN AND IT IS AN ADDITIONAL SHEET



DP 1190843

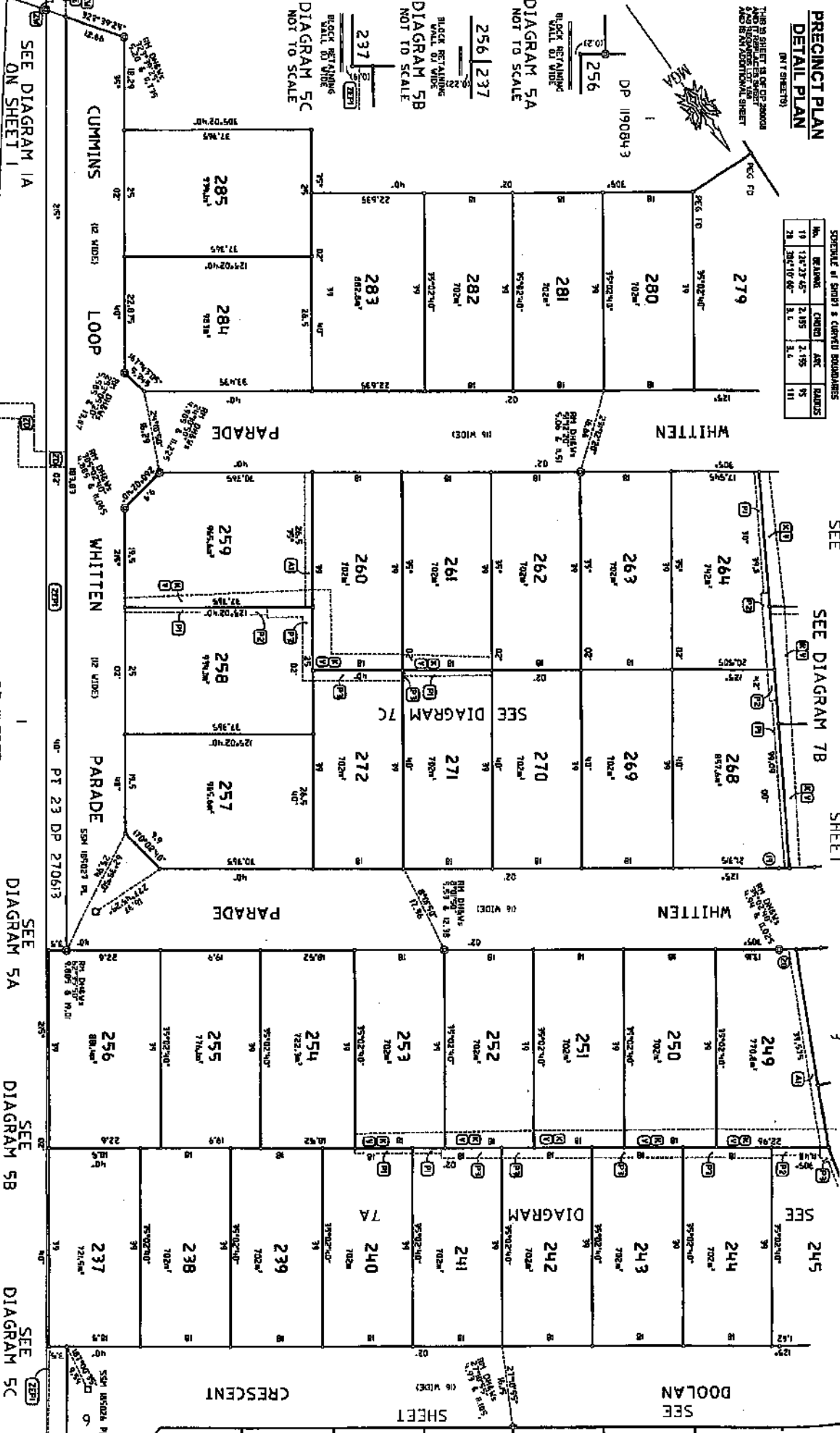
DIAGRAM 5A  
NOT TO SCALE

256 | 237

DIAGRAM 5B  
NOT TO SCALE

237 | 5

DIAGRAM 5C  
NOT TO SCALE



SEE DIAGRAM 1A  
ON SHEET 1

CAMDEN

VALLEY

SEE DIAGRAM 5A

DIAGRAM 5B

SEE DIAGRAM 5C

- 19 EASEMENT FOR UNDERGROUND CABLES 1 MILE
- 20 EASEMENT FOR OVERHEAD POWER LINES VARIABLE WIDTH DP 280038 DOC 1
- 21 EASEMENT FOR WATER SUPPLY PURPOSES 1 MILE DP 280037 DOC 1
- 22 EASEMENT FOR OVERHEAD POWER LINES 70.75 MILE AND VARIABLE DP 2709351
- 23 EASEMENT FOR REPAIRS 1 MILE
- 24 EASEMENT FOR REPAIRS 1.5 MILE
- 25 EASEMENT FOR REPAIRS 2 MILE
- 26 RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- 27 POSITIVE COVENANT VARIABLE WIDTH

Survey: BENJAMIN JOHN CUMMINS  
 Date of Survey: 28-03-2014  
 Surveyor's No: 083907(5)PPE (practice)

PURPOSE: SUBDIVISION OF LOT 158 IN DP 280038 AND EASEMENTS WITHIN LOT 19 IN DP 270613 AND LOT 1 IN DP 1190843

LOCALITY: CAMDEN  
 Locality: HARRINGTON PARK  
 Subdivision No: 33 of 2014  
 Length of the Instrument: 1500

Registered: 21.5.2014

DP280038  
 ADDITIONAL SHEET 13

PLAN FORM 2

DP280038\_190

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

Sheet 6 of 7 sheets

**PRECINCT PLAN  
DETAIL PLAN**  
(NOT SHOWN)

THIS IS SHEET 14 OF 20 SHEETS  
AND IT IS NOT TO BE SEPARATED  
AND IS AN ADDITIONAL SHEET

SCHEDULE OF SHOT & GUNED SQUARES

No.	BEARING	COORD	ANG	RANGE
1	215° 24' 15"	1.185	1.195	1.18
2	215° 11' 25"	1.485	1.49	1.48
3	215° 42' 00"	1.85	1.855	1.85

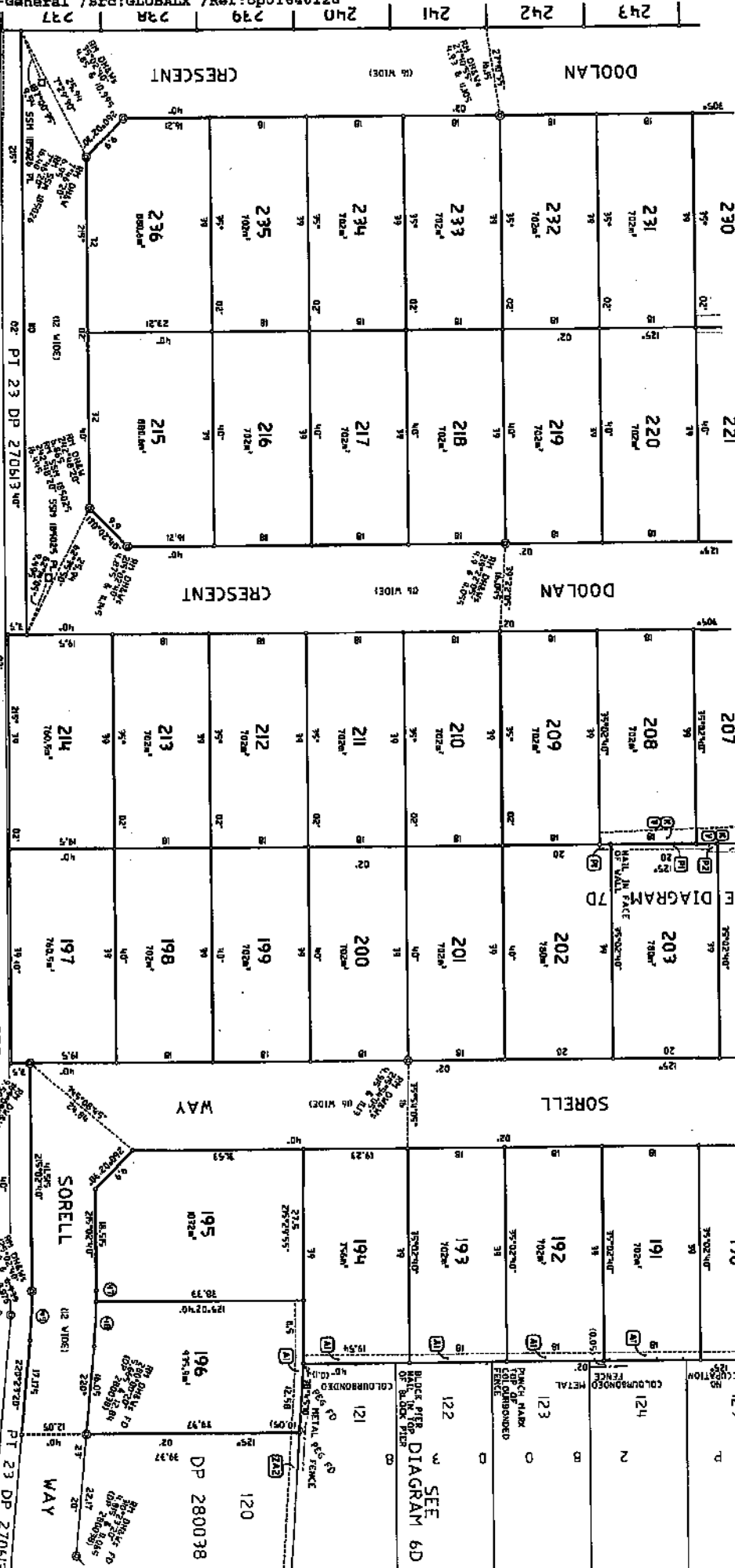
SEE DIAGRAM 7E  
SEE

- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) EASEMENT FOR OVERHEAD POWER LINES
- (C) VARIABLE WIDTH DP 280038 DOC. B
- (D) EASEMENT TO DRAIN WATER 1.5 WIDE DP 280038 DOC. B

DIAGRAM 6A  
NOT TO SCALE

DIAGRAM 6B  
NOT TO SCALE

DIAGRAM 6C  
NOT TO SCALE



CAMDEN

VALLEY

WAY

- (A) EASEMENT FOR REPAIRS 1.5 WIDE
- (B) EASEMENT FOR REPAIRS 1.5 WIDE
- (C) RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- (D) POSITIVE COVENANT VARIABLE WIDTH

DP 1147275

SEE DIAGRAM 6A

SEE DIAGRAM 6B

SEE DIAGRAM 6C

PT 23 DP 270613

193  
194  
NOT TO SCALE  
BLOCK PIER  
SUBDIVISION  
DP 280038

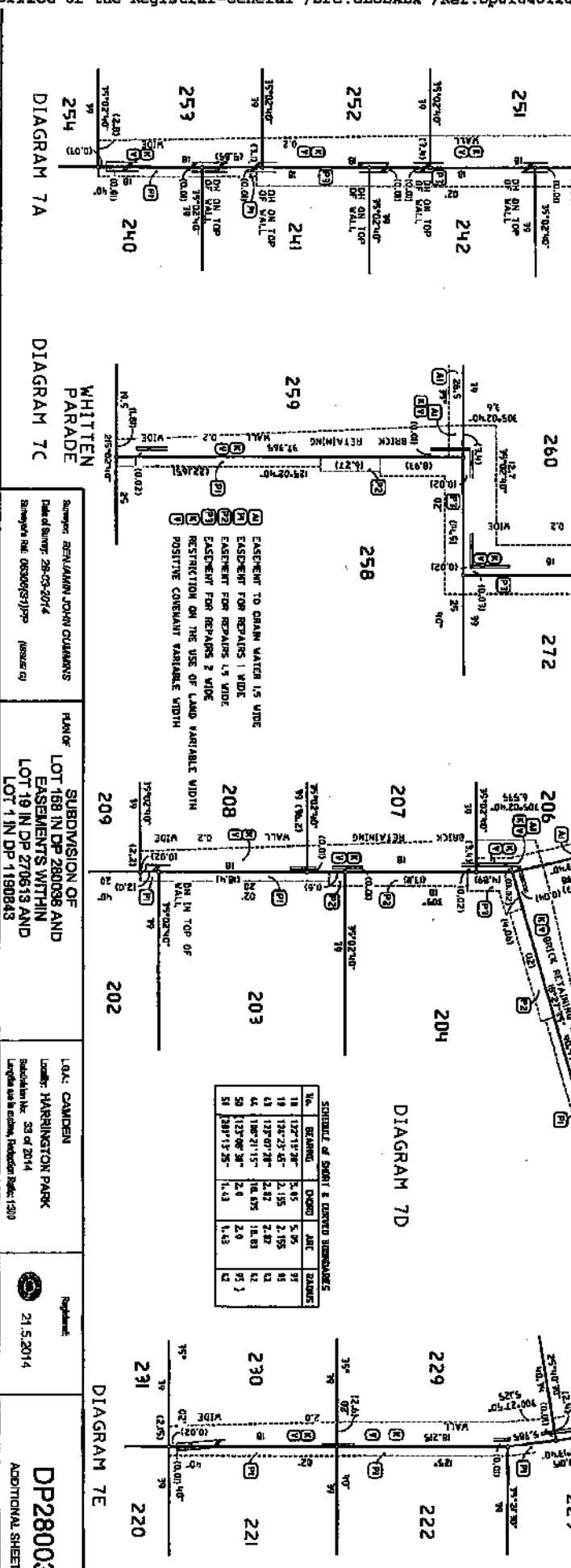
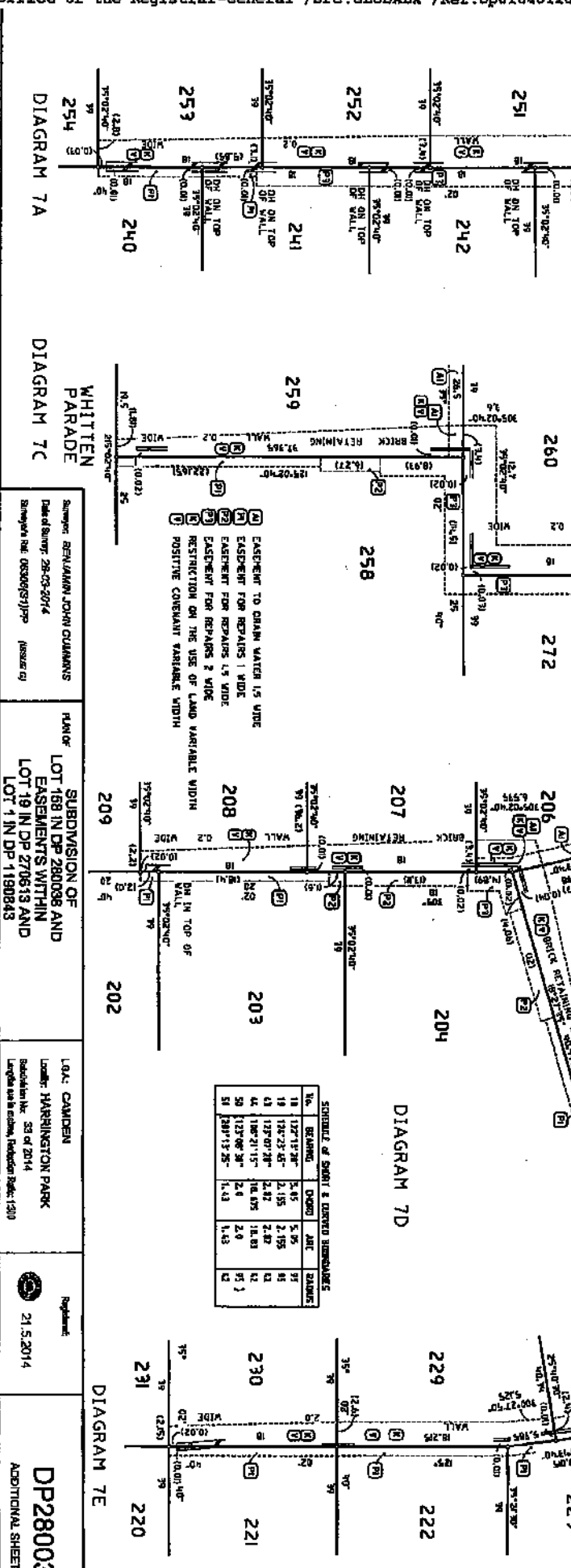
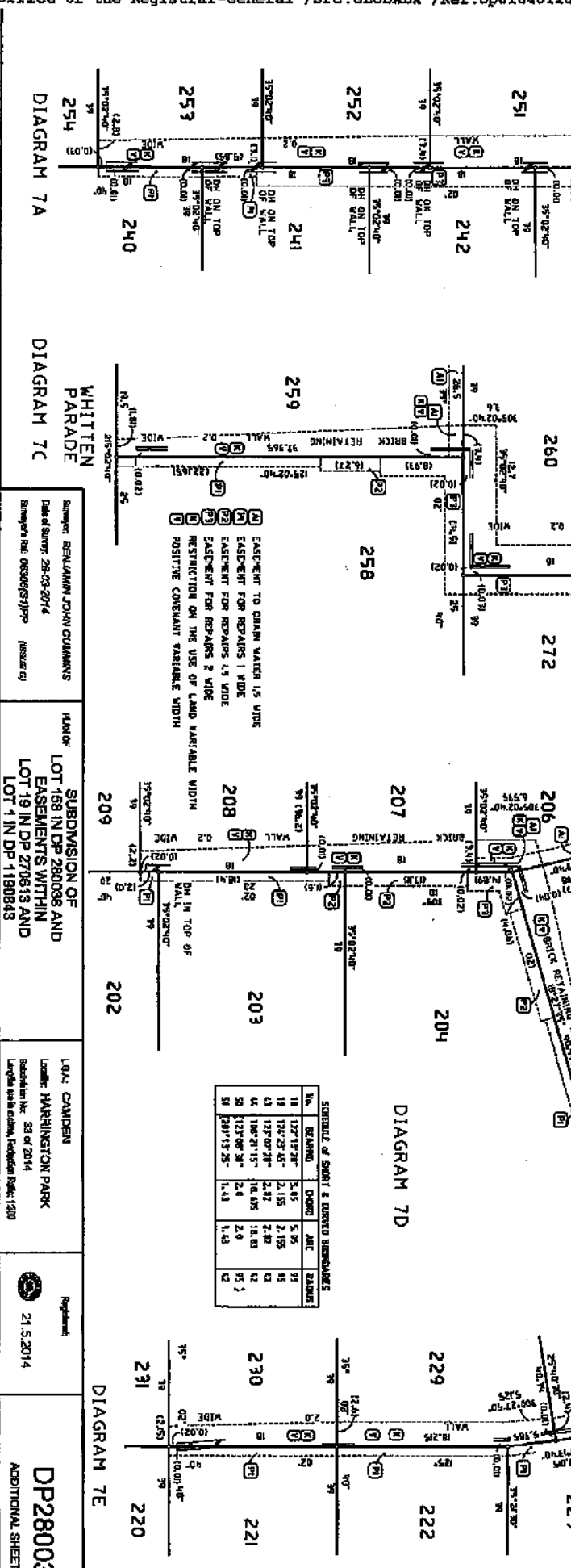
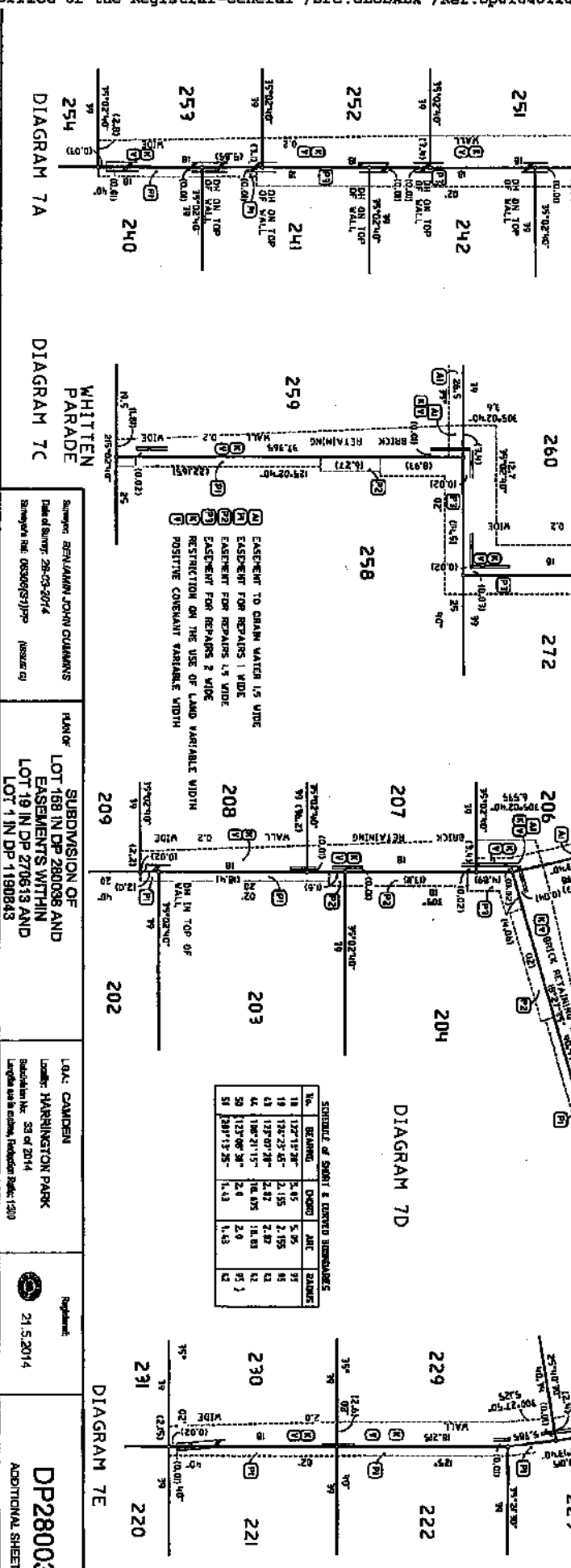
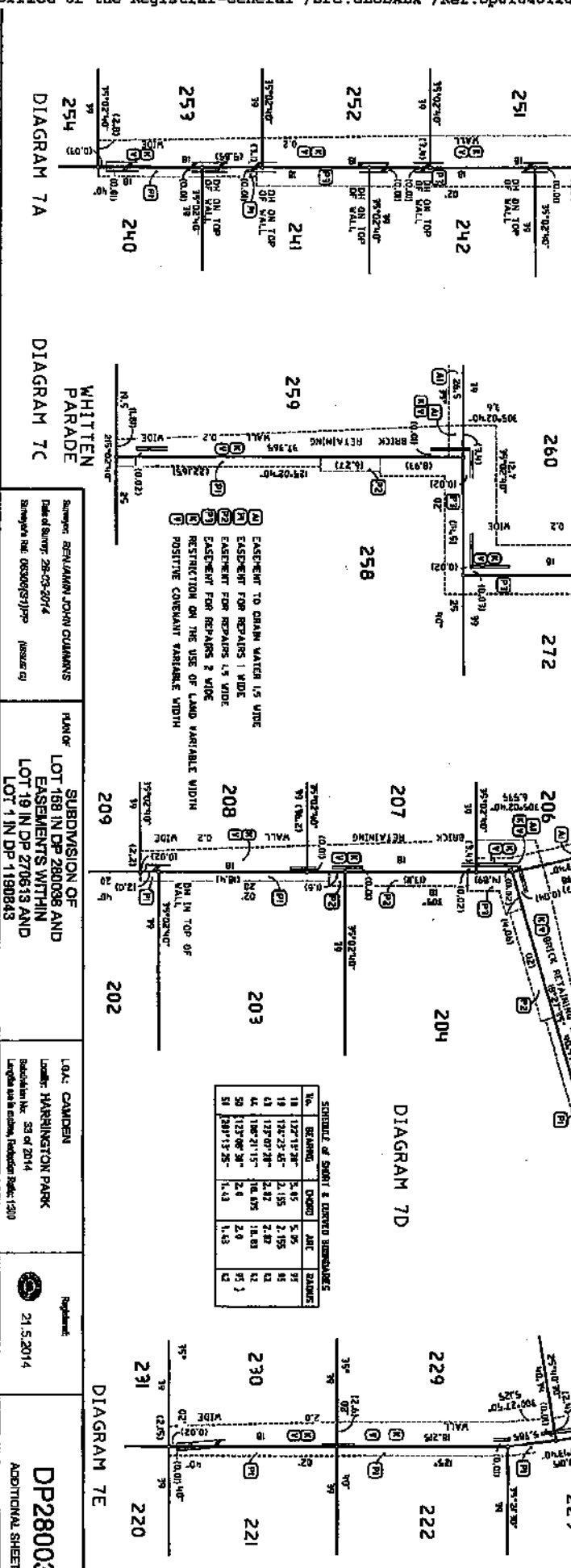
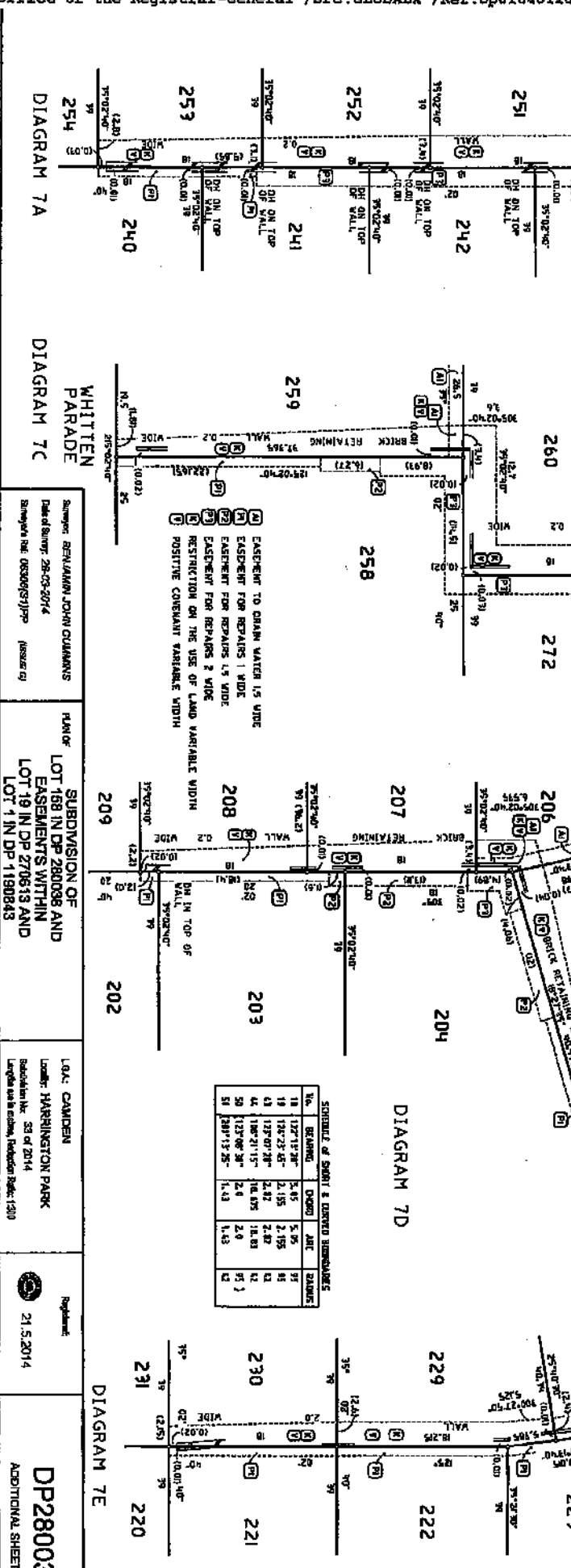
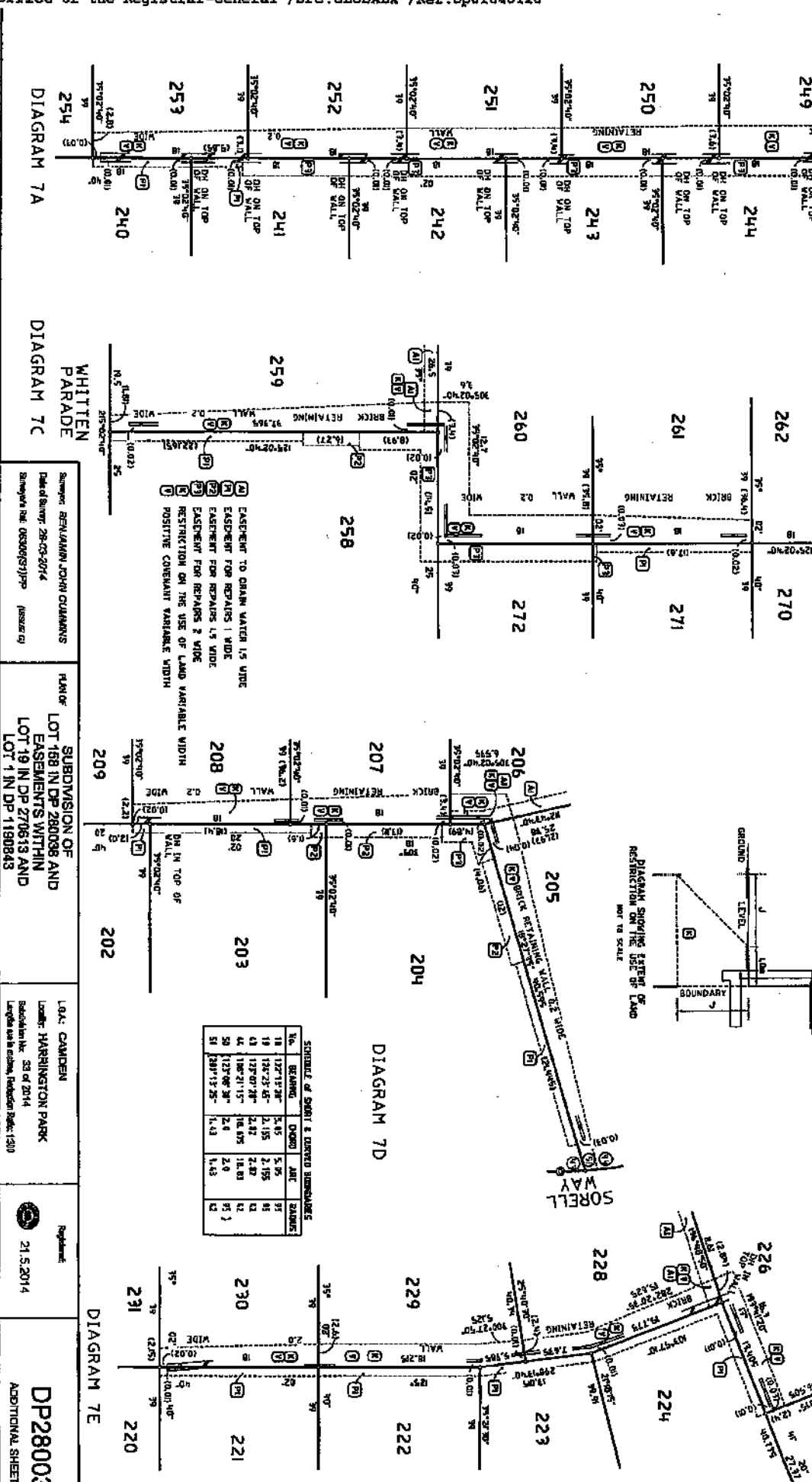
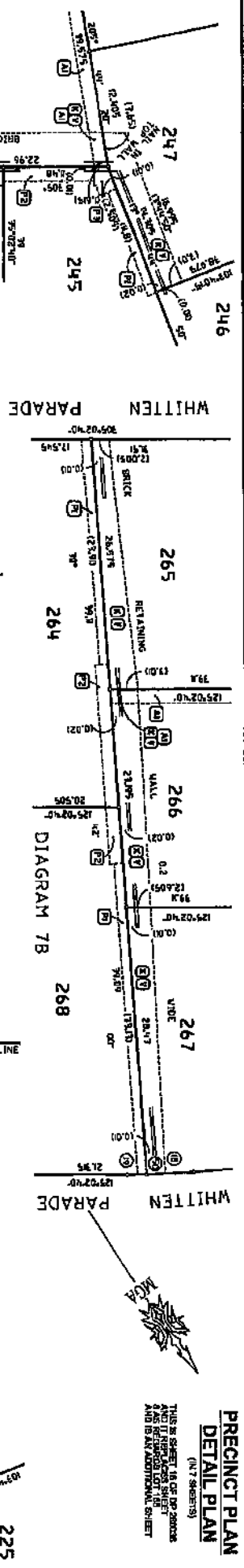
SWAMP BENJAMIN JOHN CUMMINGS  
Date of Survey: 28-08-2014  
Surveyor No: 0880495-1PP

PLAN OF  
LOT 158 IN DP 280038 AND  
EASEMENTS WITHIN  
LOT 19 IN DP 270613 AND  
LOT 1 IN DP 1190843

LGA: CAMDEN  
Locality: HARRINGTON PARK  
Subdivision No. 33 of 2014  
Length in m: meters, Position: Total: 1500

21.5.2014

DP280038  
ADDITIONAL SHEET 14



SCHEDULE OF SPOTS & CURVED DIMENSIONS

No.	BEARING	DIAM	ARC	START	END
18	132°27'13"	5.45	5.95	79	79
19	136°25'45"	2.185	2.185	81	81
20	132°27'13"	2.82	2.82	82	82
21	136°25'45"	18.675	18.675	83	83
22	132°27'13"	2.0	2.0	84	84
23	136°25'45"	1.43	1.43	85	85

Surveyor: BENJAMIN JOHN CUMMINGS  
 Date of Survey: 28-03-2014  
 Sydney No: 085306(93)/PP  
 (ISSUE 1)

PLAN OF SUBDIVISION OF LOT 168 IN DP 280038 AND LOT 19 IN DP 270673 AND LOT 1 IN DP 1190843

LOCAL: CAMDEN  
 LOCATION: HARRINGTON PARK  
 Subdivision No: 53 of 2014  
 Lengths are in metres, Reduction Factor: 1.010

Prepared: 21.5.2014

DP280038  
 ADDITIONAL SHEET 15

PRECINCT PLAN  
 DETAIL PLAN  
 (N.T. SHEETS)  
 THIS IS SHEET 15 OF 16 SHEETS  
 AND IT REPRESENTS LOT 168  
 AND IS AN ADDITIONAL SHEET




PLAN FORM 6 (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 10 sheet(s)

Office Use Only  
 Registered:  3.6.2013  
 Title System: TORRENS  
 Purpose: SUBDIVISION

Office Use Only  
**DP280038**  
 (DOC.A)

**PLAN OF**  
 SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

L.G.A.: CAMDEN  
 Locality: HARRINGTON PARK  
 Parish: COOK  
 County: CUMBERLAND

Crown Lands NSW/Western Lands Office Approval  
 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: .....

Survey Certificate  
 I BENJAMIN JOHN CUMMINS  
 of JOHN M. DALY & ASSOC. PTY. LTD. P.O. BOX 25, CAMPBELL TOWN  
 a surveyor registered under the *Surveying and Spatial Information Act,*  
*2002,* certify that:  
 \*(a) The land shown in the plan was surveyed in accordance with the  
*Surveying and Spatial Information Regulation 2012,* is accurate  
 and the survey was completed on 12-12-2012  
 \*(b) The part of the land in the plan (being/excluding .....)  
.....  
 was surveyed in accordance with the *Surveying and Spatial*  
*Information Regulation 2012,* is accurate and the survey was  
 completed on ..... the part not surveyed was compiled  
 in accordance with that Regulation.

Subdivision Certificate  
Noole Magurren  
 I .....  
 \*Authorised Person\* General Manager \*Accredited Certifier, certify that  
 the provisions of s.109J 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: N Magurren  
 Accreditation number: .....  
 Consent Authority: Camden Council  
 Date of endorsement: 6th May 2013  
 Subdivision Certificate number: 15 / 2013  
 File number: DA 1267 / 2006  
 \* Strike through if inapplicable.

\*(c) The land shown in this plan was compiled in accordance with the  
Surveying and Spatial Information Regulation 2012.  
 Signature Ben Dated: 14-03-2013  
 Surveyor ID: 3301  
 Datum Line: X-Y  
 Type: Urban/Rural  
 The terrain is \*Level-Undulating / \*Steep-Mountainous.  
 \* Strike through if inapplicable.  
 ^ Specify the land actually surveyed or specify any land shown in the plan that  
 is not the subject of the survey.

STATEMENTS of intention to dedicate public roads, public reserves and  
 drainage reserves.  
 IT IS INTENDED TO DEDICATE BEECHWORTH PARADE,  
 BENALLA COVE, DALEY LOOP, DARGIN CLOSE,  
 FOLEY CIRCUIT, LOWRY CLOSE, PEISLEY COURT,  
 SORELL WAY, WHITTEN PARADE AND WINGHAM AVENUE  
 TO THE PUBLIC AS PUBLIC ROAD.  
 IT IS INTENDED TO CREATE LOT 156  
 AS A DRAINAGE RESERVE.

Plans used in the preparation of survey/compilation  
 DP 270613  
 DP 280018  
 DP 280022  
 DP 1075065  
 DP 1105169  
 DP 1147275  
 DP 280027  
 If space is insufficient continue on PLAN FORM 6A

Signatures, Seals and Section 88B Statements should appear on  
 PLAN FORM 6A


Surveyor's Reference: 06306(N)PP (ISSUE G)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

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DEPOSITED PLAN ADMINISTRATION SHEET Sheet 2 of 10 sheet(s)

<p>Office Use Only</p> <p>Registered:  3.6.2013</p> <p>Office Use Only</p>	<p>Office Use Only</p> <p><b>DP280038</b></p> <p>(DOC.A)</p>
<p>PLAN OF</p> <p>SUBDIVISION OF LOT 22 IN DP 270613 AND EASEMENTS WITHIN LOTS 21 AND 23 IN DP 270613</p>	<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 2012</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>
<p>Subdivision Certificate Number: <u>15 / 2013</u></p> <p>Date of Endorsement: <u>6th May 2013</u></p>	

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919,  
IT IS INTENDED TO CREATE :

1. EASEMENT TO DRAIN WATER 1.5 WIDE (A1)
2. EASEMENT TO DRAIN WATER 3 WIDE AND VARIABLE (A2)
3. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E)
4. EASEMENT FOR UNDERGROUND CABLES AND STREET LIGHTING EQUIPMENT 1 WIDE (EL)
5. EASEMENT FOR OVERHEAD POWER LINES VARIABLE WIDTH (EP1)
6. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F)
7. RESTRICTION ON THE USE OF LAND (G) (H)
8. RESTRICTION ON THE USE OF LAND
9. RESTRICTION ON THE USE OF LAND

IT IS INTENDED TO RELEASE :

1. PART OF EASEMENT FOR OVERHEAD POWER LINES 30, 35 WIDE AND VARIABLE (CREATED BY DP1078935) (EP2)

Schedule of Street Addresses				
Lot	Street No.	Street Name	Street type	Locality
1	B	Oran Park	Drive	Harrington Park
2	4	Foley	Circuit	Harrington Park
3	6	Foley	Circuit	Harrington Park
4	8	Foley	Circuit	Harrington Park
5	10	Foley	Circuit	Harrington Park
6	12	Foley	Circuit	Harrington Park
7	14	Foley	Circuit	Harrington Park
8	16	Foley	Circuit	Harrington Park
9	18	Foley	Circuit	Harrington Park
10	20	Foley	Circuit	Harrington Park
11	22	Foley	Circuit	Harrington Park
12	24	Foley	Circuit	Harrington Park
13	26	Foley	Circuit	Harrington Park
14	28	Foley	Circuit	Harrington Park
15	30	Foley	Circuit	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(N)PP

(ISSUE G)

PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 10 sheet(s)

Registered:



3.6.2013

Office Use Only

Office Use Only

DP280038

(DOC.A)

PLAN OF

SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 15/2013

Date of Endorsement: 6th May 2013

Schedule of Street Addresses

Lot	Street No.	Street Name	Street type	Locality
16	32	Foley	Circuit	Harrington Park
17	34	Foley	Circuit	Harrington Park
18	21	Beechworth	Parade	Harrington Park
19	19	Beechworth	Parade	Harrington Park
20	17	Beechworth	Parade	Harrington Park
21	15	Beechworth	Parade	Harrington Park
22	13	Beechworth	Parade	Harrington Park
23	11	Beechworth	Parade	Harrington Park
24	9	Beechworth	Parade	Harrington Park
25	7	Beechworth	Parade	Harrington Park
26	5	Beechworth	Parade	Harrington Park
27	3	Beechworth	Parade	Harrington Park
28	1	Beechworth	Parade	Harrington Park
29	9	Wingham	Avenue	Harrington Park
30	7	Wingham	Avenue	Harrington Park
31	5	Wingham	Avenue	Harrington Park
32	3	Wingham	Avenue	Harrington Park
33	42	Foley	Circuit	Harrington Park
34	40	Foley	Circuit	Harrington Park
35	38	Foley	Circuit	Harrington Park
36	36	Foley	Circuit	Harrington Park
37	20	Beechworth	Parade	Harrington Park
38	18	Beechworth	Parade	Harrington Park
39	16	Beechworth	Parade	Harrington Park
40	14	Beechworth	Parade	Harrington Park
41	12	Beechworth	Parade	Harrington Park
42	10	Beechworth	Parade	Harrington Park
43	8	Beechworth	Parade	Harrington Park
44	6	Beechworth	Parade	Harrington Park
45	4	Beechworth	Parade	Harrington Park
46	13	Wingham	Avenue	Harrington Park
47	15	Wingham	Avenue	Harrington Park
48	17	Wingham	Avenue	Harrington Park
49	3	Dargin	Close	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference:

06306(N)PP

(ISSUE G)


PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 4 of 10 sheet(s)

Registered:  3.6.2013  
 Office Use Only

Office Use Only

PLAN OF  
 SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

DP280038

(DOC.A)

Subdivision Certificate Number: 15/2013  
 Date of Endorsement: 6th May 2013

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
  - Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
  - Signatures and seals- see 195D *Conveyancing Act 1919*
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Schedule of Street Addresses

Lot	Street No.	Street Name	Street type	Locality
50	5	Dargin	Close	Harrington Park
51	7	Dargin	Close	Harrington Park
52	9	Dargin	Close	Harrington Park
53	11	Dargin	Close	Harrington Park
54	13	Dargin	Close	Harrington Park
55	15	Dargin	Close	Harrington Park
56	17	Dargin	Close	Harrington Park
57	19	Dargin	Close	Harrington Park
58	21	Dargin	Close	Harrington Park
59	18	Dargin	Close	Harrington Park
60	16	Dargin	Close	Harrington Park
61	14	Dargin	Close	Harrington Park
62	12	Dargin	Close	Harrington Park
63	10	Dargin	Close	Harrington Park
64	8	Dargin	Close	Harrington Park
65	6	Dargin	Close	Harrington Park
66	4	Dargin	Close	Harrington Park
67	2	Dargin	Close	Harrington Park
68	1	Peisley	Court	Harrington Park
69	3	Peisley	Court	Harrington Park
70	5	Peisley	Court	Harrington Park
71	7	Peisley	Court	Harrington Park
72	9	Peisley	Court	Harrington Park
73	11	Peisley	Court	Harrington Park
74	13	Peisley	Court	Harrington Park
75	12	Peisley	Court	Harrington Park
76	10	Peisley	Court	Harrington Park
77	8	Peisley	Court	Harrington Park
78	6	Peisley	Court	Harrington Park
79	4	Peisley	Court	Harrington Park
80	2	Peisley	Court	Harrington Park
81	94	Foley	Circuit	Harrington Park
82	92	Foley	Circuit	Harrington Park
83	90	Foley	Circuit	Harrington Park
84	88	Foley	Circuit	Harrington Park
85	86	Foley	Circuit	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(N)PP

(ISSUE G)


PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 5 of 10 sheet(s)

Office Use Only  
 Registered:  3.6.2013

Office Use Only

PLAN OF  
 SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

DP280038

(DOC.A)

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 15/2013  
 Date of Endorsement: 6<sup>th</sup> May 2013

Schedule of Street Addresses

Lot	Street No.	Street Name	Street type	Locality
86	84	Foley	Circuit	Harrington Park
87	80	Foley	Circuit	Harrington Park
88	78	Foley	Circuit	Harrington Park
89	76	Foley	Circuit	Harrington Park
90	74	Foley	Circuit	Harrington Park
91	72	Foley	Circuit	Harrington Park
92	70	Foley	Circuit	Harrington Park
93	68	Foley	Circuit	Harrington Park
94	66	Foley	Circuit	Harrington Park
95	64	Foley	Circuit	Harrington Park
96	62	Foley	Circuit	Harrington Park
97	60	Foley	Circuit	Harrington Park
98	58	Foley	Circuit	Harrington Park
99	56	Foley	Circuit	Harrington Park
100	54	Foley	Circuit	Harrington Park
101	52	Foley	Circuit	Harrington Park
102	50	Foley	Circuit	Harrington Park
103	48	Foley	Circuit	Harrington Park
104	46	Foley	Circuit	Harrington Park
105	3	Lowry	Close	Harrington Park
106	5	Lowry	Close	Harrington Park
107	7	Lowry	Close	Harrington Park
108	9	Lowry	Close	Harrington Park
109	11	Lowry	Close	Harrington Park
110	13	Lowry	Close	Harrington Park
111	15	Lowry	Close	Harrington Park
112	10	Lowry	Close	Harrington Park
113	8	Lowry	Close	Harrington Park
114	6	Lowry	Close	Harrington Park
115	4	Lowry	Close	Harrington Park
116	2	Lowry	Close	Harrington Park
117	8	Benalla	Cove	Harrington Park
118	6	Benalla	Cove	Harrington Park
119	4	Benalla	Cove	Harrington Park
120	2	Sorell	Way	Harrington Park
121	36	Wingham	Avenue	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(N)PP

(ISSUE G)


PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 6 of 10 sheet(s)

Office Use Only  
 Registered:  3.6.2013

Office Use Only  
**DP280038**  
 (DOC.A)

PLAN OF  
 SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

This sheet is for the provision of the following information as required:  
 • A schedule of lots and addresses - See 60(c) SSI Regulation 2012  
 • Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919  
 • Signatures and seals- see 195D Conveyancing Act 1919  
 • Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 15 / 2013  
 Date of Endorsement: 6th May 2013

Schedule of Street Addresses				
Lot	Street No.	Street Name	Street type	Locality
122	34	Wingham	Avenue	Harrington Park
123	32	Wingham	Avenue	Harrington Park
124	30	Wingham	Avenue	Harrington Park
125	28	Wingham	Avenue	Harrington Park
126	26	Wingham	Avenue	Harrington Park
127	24	Wingham	Avenue	Harrington Park
128	22	Wingham	Avenue	Harrington Park
129	20	Wingham	Avenue	Harrington Park
130	18	Wingham	Avenue	Harrington Park
131	16	Wingham	Avenue	Harrington Park
132	14	Wingham	Avenue	Harrington Park
133	12	Wingham	Avenue	Harrington Park
134	10	Wingham	Avenue	Harrington Park
135	8	Wingham	Avenue	Harrington Park
136	6	Wingham	Avenue	Harrington Park
137	4	Wingham	Avenue	Harrington Park
138	2	Wingham	Avenue	Harrington Park
139	59	Foley	Circuit	Harrington Park
140	4	Daley	Loop	Harrington Park
141	6	Daley	Loop	Harrington Park
142	8	Daley	Loop	Harrington Park
143	10	Daley	Loop	Harrington Park
144	12	Daley	Loop	Harrington Park
145	14	Daley	Loop	Harrington Park
146	16	Daley	Loop	Harrington Park
147	18	Daley	Loop	Harrington Park
148	20	Daley	Loop	Harrington Park
149	22	Daley	Loop	Harrington Park
150	24	Daley	Loop	Harrington Park
151	26	Daley	Loop	Harrington Park
152	28	Daley	Loop	Harrington Park
153	30	Daley	Loop	Harrington Park
154	63	Foley	Circuit	Harrington Park
155	61	Foley	Circuit	Harrington Park
156	A	Foley	Circuit	Harrington Park
157	A	Forestgrove	Drive	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference: **06306(N)PP**

(ISSUE G)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 7 of 10 sheet(s)

Office Use Only

Office Use Only

Registered:



3.6.2013

DP280038

(DOC.A)

PLAN OF

SUBDIVISION OF LOT 22 IN DP 270613  
AND EASEMENTS WITHIN  
LOTS 21 AND 23 IN DP 270613

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 15/2013

Date of Endorsement: 6<sup>th</sup> May 2013

LEE THOMAS  
(DIRECTOR)

LORI HESSION  
(SECRETARY)



If space is insufficient use additional annexure sheet

Surveyor's Reference:

06306(N)PP

(ISSUE F)



PLAN FORM 6D (2012) (Community annexure)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 8 of 10 sheet(s)

<p style="text-align: right;">Office Use Only</p> <p>Registered:  3.6.2013</p>	<p style="text-align: right;">Office Use Only</p> <p style="text-align: center; font-size: 24pt; font-weight: bold;">DP280038</p> <p style="text-align: right;">(DOC.A)</p>
<p><b>PLAN OF</b></p> <p style="text-align: center;"><b>SUBDIVISION OF LOT 22 IN DP 270613 AND EASEMENTS WITHIN LOTS 21 AND 23 IN DP 270613</b></p>	<p>Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A</p>
<p>Subdivision Certificate No: <u>15/2013</u></p> <p>Date of Endorsement: <u>6<sup>th</sup> May 2013</u></p>	
<p style="text-align: center;">Name of Development (Optional)</p> <p style="text-align: center; font-size: 18pt; font-weight: bold;">MAGNOLIA</p>	<p style="text-align: center;">Address for Service of Notice</p> <p style="text-align: center;">1 FORESTGROVE DRIVE HARRINGTON PARK N.S.W. 2567</p>
<p><b>WARNING STATEMENT (Approved Form 7)</b></p> <p>This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 <i>Community Land Development Act 1989</i>.</p> <p>Any changes will be recorded in a replacement schedule.</p>	<p><b>VALUER'S CERTIFICATE (Approved Form 9)</b></p> <p>I, <u>TIMOTHY JAMES ELLIOTT</u> of <u>TIM ELLIOTT PROPERTY CONSULTANTS</u> being a Valuer registered under the <i>Valuers Registration Act 1975</i>, certify that;</p> <p>(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on <u>13 MAR 2013</u></p> <p>(b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on <u>7 October 2008</u> being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.</p> <p style="text-align: right;">Signature:  Dated: <u>10/4/13</u></p> <p><small>* Strike out which ever is inapplicable ^ Insert date of valuation</small></p>
<p><b>UPDATE NOTE (Approved Form 8)</b></p> <p>This document contains an *updated* revised Schedule of Unit Entitlements and replaces the existing schedule registered on ^ .....</p> <p><small>* Strike out which ever is inapplicable ^ Insert date</small></p>	

**SCHEDULE OF UNIT ENTITLEMENT**

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	73	
2	79		17	78	
3	81		18	75	
4	84		19	69	
5	74		20	69	
6	73		21	69	
7	72		22	69	
8	72		23	69	
9	72		24	78	
10	73		25	80	
11	74		26	80	
12	74		27	74	
13	76		28	74	
14	80		29	74	
15	73		30	73	


If space is insufficient use annexure sheet - Plan Form 6A

Surveyor's Reference: **06306(N)PP**

(ISSUE F)

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 9 of 10 sheet(s)

Registered:  3.6.2013  
 Office Use Only

Office Use Only

PLAN OF  
 SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

DP280038

(DOC.A)

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 80(c) SSI Regulation 2012
- Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
- Signatures and seals- see 195D Conveyancing Act 1919
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 15/2013  
 Date of Endorsement: 6th May 2013

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	69	
32	78	
33	70	
34	76	
35	78	
36	78	
37	74	
38	68	
39	68	
40	67	
41	67	
42	67	
43	67	
44	70	
45	75	
46	73	
47	73	
48	74	
49	66	
50	67	
51	65	
52	65	
53	65	
54	65	
55	73	
56	75	
57	73	
58	69	
59	74	
60	69	
61	66	
62	65	
63	65	
64	66	
65	66	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	72	
67	75	
68	75	
69	68	
70	65	
71	65	
72	66	
73	67	
74	76	
75	77	
76	63	
77	63	
78	63	
79	63	
80	72	
81	68	
82	61	
83	61	
84	62	
85	63	
86	72	
87	68	
88	61	
89	61	
90	61	
91	61	
92	61	
93	61	
94	61	
95	68	
96	63	
97	65	
98	66	
99	70	
100	73	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(N)PP

(ISSUE G)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 10 of 10 sheet(s)

Office Use Only

Office Use Only

Registered:



3.6.2013

DP280038

(DOC.A)

PLAN OF

SUBDIVISION OF LOT 22 IN DP 270613  
 AND EASEMENTS WITHIN  
 LOTS 21 AND 23 IN DP 270613

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 15/2013

Date of Endorsement: 6<sup>th</sup> May 2013

LOT	UNIT ENTITLEMENT	SUBDIVISION
101	74	
102	74	
103	74	
104	79	
105	73	
106	73	
107	73	
108	73	
109	65	
110	65	
111	75	
112	74	
113	75	
114	69	
115	69	
116	74	
117	78	
118	75	
119	69	
120	69	
121	63	
122	63	
123	63	
124	64	
125	64	
126	64	
127	72	
128	72	
129	72	
130	72	
131	72	
132	72	
133	72	
134	72	
135	79	

LOT	UNIT ENTITLEMENT	SUBDIVISION
136	79	
137	79	
138	77	
139	78	
140	74	
141	75	
142	79	
143	84	
144	81	
145	77	
146	73	
147	75	
148	76	
149	75	
150	73	
151	72	
152	72	
153	73	
154	68	
155	74	
156	DRAINAGE RESERVE	
157	9097	
TOTAL	20021	

HISTORICAL FILE

SEE ADMINISTRATION SHEET (DOC. B)


If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(N)PP

(ISSUE G)

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 5 sheet(s)

Registered:  15.5.2014 Title System: TORRENS Purpose: SUBDIVISION	Office Use Only Office Use Only <h1 style="text-align: center;">DP280038</h1> (DOC.B)
<b>PLAN OF</b> SUBDIVISION OF LOT 157 IN DP 280038	L.G.A.: CAMDEN Locality: HARRINGTON PARK Parish: COOK County: CUMBERLAND
Crown Lands NSW/Western Lands Office Approval 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: .....	Survey Certificate I, <b>BENJAMIN JOHN CUMMINS</b> of <b>JOHN M. DALY &amp; ASSOC. PTY LTD P.O. BOX 25 CAMPRELLTOWN</b> a surveyor registered under the <i>Surveying and Spatial Information Act, 2002</i> , certify that: * (a) The land shown in the plan was surveyed in accordance with the <i>Surveying and Spatial Information Regulation 2012</i> , is accurate and the survey was completed on ..... * (b) The part of the land in the plan (being <sup>^</sup> excluding <sup>^</sup> <b>PART OF LOT 158</b> ..... ) was surveyed in accordance with the <i>Surveying and Spatial Information Regulation 2012</i> , is accurate and the survey was completed on <b>20-03-2014</b> , the part not surveyed was compiled in accordance with that Regulation. * (c) The land shown in this plan was compiled in accordance with the <del>Surveying and Spatial Information Regulation 2012.</del>
Subdivision Certificate I, <b>Jeremy Swan</b> *Authorised Person *General Manager *Accredited Certifier, certify that the provisions of s.109J of the <i>Environmental Planning and Assessment Act 1979</i> have been satisfied in relation to the proposed subdivision, new road or reserve set out herein. Signature: <b>JD Swan</b> Accreditation number: ..... Consent Authority: <b>Camden Council</b> Date of endorsement: <b>1st May 2014</b> Subdivision Certificate number: <b>22 of 2014</b> File number: <b>DA/2006/1267/27</b> * Strike through if inapplicable.	Signature: <b>B. Cummins</b> Dated: <b>20-03-2014</b> Surveyor ID: <b>3301</b> Datum Line: <b>'X'-'Y'</b> Type: <del>Urban/Rural</del> The terrain is <del>*Level-Undulating / *Steep-Mountainous.</del> * Strike through if inapplicable. ^ Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.
STATEMENTS of intention to dedicate public roads, public reserves and drainage reserves,	Plans used in the preparation of survey/compilation DP 270613 DP 280038 DP 1075065 DP 1105169 DP 1147186 DP 1147275 DP 1178958 If space is insufficient continue on PLAN FORM 6A
Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A	Surveyor's Reference: <b>06306(157)PP</b> (ISSUE C)


PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

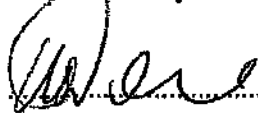

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 5 sheet(s)

<p>Office Use Only</p> <p>Registered:  15.5.2014</p> <p>PLAN OF</p> <p style="text-align: center;">SUBDIVISION OF LOT 157 IN DP 280038</p> <p>Subdivision Certificate Number: <u>22 of 2014</u></p> <p>Date of Endorsement: <u>1st May 2014</u></p>	<p>Office Use Only</p> <p style="text-align: center; font-size: 24pt;"><b>DP280038</b></p> <p style="text-align: right;">(DOC.B)</p> <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 2012</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>
--	---

STREET ADDRESSES OF ALL LOTS ARE NOT AVAILABLE.

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of :

Signature: 	Signature: 
Print Name: <u>PETER JOHN DONE</u>	Print Name: <u>JAMES HAMILTON MOWSER</u>
Office Held: <u>DIRECTOR</u>	Office Held: <u>DIRECTOR</u>



If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(157)PP

(ISSUE B)

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 5 sheet(s)

Registered:  15.5.2014

Office Use Only

Office Use Only

DP280038

PLAN OF

SUBDIVISION OF  
 LOT 157  
 IN DP 280038

(DOC.B)

Subdivision Certificate No: 22 of 2014  
 Date of Endorsement: 1st May 2014

Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A

Name of Development (Optional)

Address for Service of Notice

1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 N.S.W. 2567

WARNING STATEMENT (Approved Form 7)

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

Any changes will be recorded in a replacement schedule.

UPDATE NOTE (Approved Form 8)

This document contains an ~~updated~~ <sup>revised</sup> Schedule of Unit Entitlements and replaces the existing schedule registered on 03-06-2013

\* Strike out whichever is inapplicable  
 ^ Insert date

VALUER'S CERTIFICATE (Approved Form 9)

TIMOTHY JAMES ELLIOTT  
 of TIM ELLIOTT PROPERTY CONSULTANT  
 being a Valuer registered under the Valuers Registration Act 1975, certify that;

- (a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on 15 May 2014
- (b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on <sup>^</sup>.....being the date of the valuer's certificate lodged with the original Initial schedule or the revised schedule.

Signature:  Dated: 15/5/14  
 \* Strike out whichever is inapplicable  
 ^ Insert date of valuation

SCHEDULE OF UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	73	
2	79		17	78	
3	81		18	75	
4	84		19	69	
5	74		20	69	
6	73		21	69	
7	72		22	69	
8	72		23	69	
9	72		24	78	
10	73		25	80	
11	74		26	80	
12	74		27	74	
13	76		28	74	
14	80		29	74	
15	73		30	73	

If space is insufficient use annexure sheet - Plan Form 6A HISTORICAL FILE - SEE DOC. C

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 4 of 5 sheet(s)

Office Use Only

Office Use Only

Registered:



15.5.2014

PLAN OF

SUBDIVISION OF  
 LOT 157  
 IN DP 280038

DP280038

(DOC.B)

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 22 of 2014

Date of Endorsement: 1st May 2014

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	69	
32	78	
33	70	
34	76	
35	78	
36	78	
37	74	
38	68	
39	68	
40	67	
41	67	
42	67	
43	67	
44	70	
45	75	
46	73	
47	73	
48	74	
49	66	
50	67	
51	65	
52	65	
53	65	
54	65	
55	73	
56	75	
57	73	
58	69	
59	74	
60	69	
61	66	
62	65	
63	65	
64	66	
65	66	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	72	
67	75	
68	75	
69	68	
70	65	
71	65	
72	66	
73	67	
74	76	
75	77	
76	63	
77	63	
78	63	
79	63	
80	72	
81	68	
82	61	
83	61	
84	62	
85	63	
86	72	
87	68	
88	61	
89	61	
90	61	
91	61	
92	61	
93	61	
94	61	
95	68	
96	63	
97	65	
98	56	
99	70	
100	73	

If space is insufficient use additional annexure sheet HISTORICAL FILE - SEE DOC. C

Surveyor's Reference:

06306(157)PP

(ISSUE C)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 5 of 5 sheet(s)

Registered:



15.5.2014

Office Use Only

Office Use Only

DP280038

(DOC.B)

PLAN OF

SUBDIVISION OF  
 LOT 157  
 IN DP 280038

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 22 of 2014

Date of Endorsement: 1st May 2014

LOT	UNIT ENTITLEMENT	SUBDIVISION
101	74	
102	74	
103	74	
104	79	
105	73	
106	73	
107	73	
108	73	
109	65	
110	65	
111	75	
112	74	
113	75	
114	69	
115	69	
116	74	
117	78	
118	75	
119	69	
120	69	
121	63	
122	63	
123	63	
124	64	
125	64	
126	64	
127	72	
128	72	
129	72	
130	72	
131	72	
132	72	
133	72	
134	72	
135	79	

LOT	UNIT ENTITLEMENT	SUBDIVISION
136	79	
137	79	
138	77	
139	78	
140	74	
141	75	
142	79	
143	84	
144	81	
145	77	
146	73	
147	75	
148	76	
149	75	
150	73	
151	72	
152	72	
153	73	
154	68	
155	74	
156	DRAINAGE RESERVE	
157	SUBDIVIDED INTO LOTS 158 & 159	
158	8897	PLAN SHEET 8
159	200	
TOTAL	20021	

HISTORICAL FILE - SEE DOC. C

If space is insufficient use additional annexure sheet

Surveyor's Reference:

06306(157)PP


(ISSUE C)

PLAN FORM 6D (2012) (Community annexure)

WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 3 sheet(s)

Office Use Only  
 Registered:  19.5.2014

Use Only  
**DP 280038**  
 Document "C"

**PLAN OF**  
 ADMINISTRATION SHEETS  
 TO SHOW SEVERANCE OF  
 LOT 159 FROM THE SCHEME

Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A

Subdivision Certificate No:.....  
 Date of Endorsement:.....

Name of Development (Optional)

Address for Service of Notice  
 1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 N.S.W. 2567

**WARNING STATEMENT (Approved Form 7)**  
 This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.  
 Any changes will be recorded in a replacement schedule.

**VALUER'S CERTIFICATE (Approved Form 9)**  
 I, Timothy James Elliott  
 of Time Elliott Property Investments  
 being a Valuer registered under the Valuers Registration Act 1975, certify that:  
 (a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on 15 APRIL 2014  
 (b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on ^ being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.  
 Signature: T. Elliott Dated: 15/4/14  
 \* Strike out whichever is inapplicable  
 ^ insert date of valuation

**UPDATE NOTE (Approved Form 8)**  
 This document contains an 'updated'/'revised' Schedule of Unit Entitlements and replaces the existing schedule registered on ^  
 \* Strike out whichever is inapplicable  
 ^ insert date

SCHEDULE OF UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	73	
2	79		17	78	
3	81		18	75	
4	84		19	69	
5	74		20	69	
6	73		21	69	
7	72		22	69	
8	72		23	69	
9	72		24	78	
10	73		25	80	
11	74		26	80	
12	74		27	74	
13	76		28	74	
14	80		29	74	
15	73		30	73	

If space is insufficient use annexure sheet - Plan Form 6A

Surveyor's Reference: 06306(159)PP-SEV

HISTORICAL FILE  
 SEE DOC. D

(ISSUE A)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 3 sheet(s)

Registered:



19.5.2014

Office Use Only

DP 280038

Only

Document "C"

PLAN OF

ADMINISTRATION SHEETS  
 TO SHOW SEVERANCE OF  
 LOT 159 FROM THE SCHEME

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number:.....

Date of Endorsement:.....

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	69	
32	78	
33	70	
34	76	
35	78	
36	78	
37	74	
38	68	
39	68	
40	67	
41	67	
42	67	
43	67	
44	70	
45	75	
46	73	
47	73	
48	74	
49	66	
50	67	
51	65	
52	65	
53	65	
54	65	
55	73	
56	75	
57	73	
58	69	
59	74	
60	69	
61	66	
62	65	
63	65	
64	66	
65	66	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	72	
67	75	
68	75	
69	68	
70	65	
71	65	
72	66	
73	67	
74	76	
75	77	
76	63	
77	63	
78	63	
79	63	
80	72	
81	68	
82	61	
83	61	
84	62	
85	63	
86	72	
87	68	
88	61	
89	61	
90	61	
91	61	
92	61	
93	61	
94	61	
95	68	
96	63	
97	65	
98	66	
99	70	
100	73	

If space is insufficient use additional annexure sheet

Surveyor's Reference:

06306(159)PP-SEV

HISTORICAL FILE SEE

Doc. D


(ISSUE A)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 3 sheet(s)

Office Use Only  
 Registered:  19.5.2016

Use Only  
**DP 280038**  
 Document "C"

PLAN OF

ADMINISTRATION SHEETS  
 TO SHOW SEVERANCE OF  
 LOT 159 FROM THE SCHEME

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number:.....

Date of Endorsement:.....

LOT	UNIT ENTITLEMENT	SUBDIVISION
101	74	
102	74	
103	74	
104	79	
105	73	
106	73	
107	73	
108	73	
109	65	
110	65	
111	75	
112	74	
113	75	
114	69	
115	69	
116	74	
117	78	
118	75	
119	69	
120	69	
121	63	
122	63	
123	63	
124	64	
125	64	
126	64	
127	72	
128	72	
129	72	
130	72	
131	72	
132	72	
133	72	
134	72	
135	79	

LOT	UNIT ENTITLEMENT	SUBDIVISION
136	79	
137	79	
138	77	
139	78	
140	74	
141	75	
142	79	
143	84	
144	81	
145	77	
146	73	
147	75	
148	76	
149	75	
150	73	
151	72	
152	72	
153	73	
154	68	
155	74	
156	DRAINAGE RESERVE	
157	SUBDIVIDED INTO LOTS 158 & 159	PLAN SHEET 8
158	8897	
159	SEVERED LOT	
<b>TOTAL</b>	<b>19821</b>	

HISTORICAL FILE  
 SEE DOC. D.

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(159)PP-SEV

(ISSUE A)


PLAN FORM 6 (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 12 sheet(s)

Registered:  21.5.2014  
Title System: TORRENS  
Purpose: SUBDIVISION

Office Use Only

Office Use Only

DP280038

(DOC.D)

PLAN OF SUBDIVISION OF  
LOT 158 IN DP 280038 AND  
EASEMENTS WITHIN  
LOT 19 IN DP 270613 AND  
LOT 1 IN DP 1190843

L.G.A.: CAMDEN  
Locality: HARRINGTON PARK  
Parish: COOK  
County: CUMBERLAND

Crown Lands NSW/Western Lands Office Approval

Survey Certificate

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.

I BENJAMIN JOHN CUMMINS  
of JOHN M. DALY & ASSOC. PTY LTD P.O. BOX 25 CAMPBELL TOWN  
a surveyor registered under the *Surveying and Spatial Information Act,*  
2002, certify that:

Signature: .....  
Date: .....  
File Number: .....  
Office: .....

\*(a) The land shown in the plan was surveyed in accordance with the  
*Surveying and Spatial Information Regulation 2012*, is accurate  
and the survey was completed on 28-03-2014

\*(b) The part of the land in the plan (being <sup>A</sup>.....  
.....)  
was surveyed in accordance with the *Surveying and Spatial*  
*Information Regulation 2012*, is accurate and the survey was  
completed on ....., the part not surveyed was compiled  
in accordance with that Regulation.

\*(c) The land shown in this plan was compiled in accordance with the  
*Surveying and Spatial Information Regulation 2012*

Signature Ben Cummins Dated: 28-03-2014  
Surveyor ID: 3301  
Datum Line: X-Y  
Type: Urban/Rural  
The terrain is \*Level-Undulating / \*Steep-Mountainous

\* Strike through if inapplicable.  
<sup>A</sup> Specify the land actually surveyed or specify any land shown in the plan that  
is not the subject of the survey.

Subdivision Certificate  
Jeremy Swan  
\*Authorised Person/\*General Manager/\*Accredited Certifier, certify that  
the provisions of s.109J 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: J A Swan  
Accreditation number: .....  
Consent Authority: Camden Council  
Date of endorsement: 28th May 2014  
Subdivision Certificate number: 33 of 2014  
File number: DA/2006/1267/26

STATEMENTS of intention to dedicate public roads, public reserves and  
drainage reserves.  
  
IT IS INTENDED TO DEDICATE  
CUMMINS LOOP, DOOLAN CRESCENT,  
SORELL WAY AND WHITTEN PARADE  
TO THE PUBLIC AS PUBLIC ROAD.

Plans used in the preparation of survey/compilation  
  
DP 270613      DP 1147275  
DP 280018      DP 1178958  
DP 280022      DP 1190843  
DP 280027  
DP 280038  
DP 1075065  
DP 1105169  
DP 1147186  
If space is insufficient continue on PLAN FORM 6A

Signatures, Seals and Section 88B Statements should appear on  
PLAN FORM 6A

Surveyor's Reference: 06306(S1)PP (ISSUE F)


PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 12 sheet(s)

<p>Registered:  21.5.2014</p> <p>Office Use Only</p>	<p>Office Use Only</p> <p style="text-align: center;"><b>DP280038</b></p> <p style="text-align: right;">(DOC.D)</p>
<p><b>PLAN OF</b></p> <p style="text-align: center;">SUBDIVISION OF LOT 158 IN DP 280038 AND EASEMENTS WITHIN LOT 19 IN DP 270613 AND LOT 1 IN DP 1190843</p>	<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) <i>SSI Regulation 2012</i></li><li>• Statements of intention to create and release affecting interests in accordance with section 88B <i>Conveyancing Act 1919</i></li><li>• Signatures and seals- see 195D <i>Conveyancing Act 1919</i></li><li>• Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.</li></ul>
<p>Subdivision Certificate Number: <u>33 of 2014</u></p> <p>Date of Endorsement: <u>8th May 2014</u></p>	

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919,

IT IS INTENDED TO CREATE :

1. EASEMENT TO DRAIN WATER 1.5 WIDE (A1)
2. EASEMENT TO DRAIN WATER 2 WIDE (A2)
3. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E)
4. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F)
5. RESTRICTION ON THE USE OF LAND (G) (H)
6. EASEMENT FOR REPAIRS 1 WIDE (P1)
7. EASEMENT FOR REPAIRS 1.5 WIDE (P2)
8. EASEMENT FOR REPAIRS 2 WIDE (P3)
9. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH (K)
10. POSITIVE COVENANT VARIABLE WIDTH (V)
11. POSITIVE COVENANT 1.5 WIDE (V2)
12. POSITIVE COVENANT 2 WIDE (V3)
13. POSITIVE COVENANT 2.5 WIDE (V4)
14. RESTRICTION ON THE USE OF LAND
15. RESTRICTION ON THE USE OF LAND
16. RESTRICTION ON THE USE OF LAND

IT IS INTENDED TO RELEASE:

1. EASEMENT FOR OVERHEAD POWER LINES 9 WIDE (CREATED BY DP280018 Doc.1)
2. EASEMENT FOR WATER SUPPLY PURPOSES 3 WIDE (CREATED BY DP280027 Doc.1)

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(S1)PP

(ISSUE F)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 12 sheet(s)

Office Use Only  
Registered:  21.5.2014

Office Use Only

PLAN OF  
SUBDIVISION OF  
LOT 158 IN DP 280038 AND  
EASEMENTS WITHIN  
LOT 19 IN DP 270613 AND  
LOT 1 IN DP 1190843

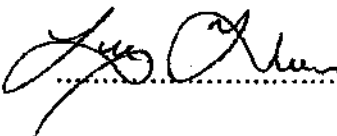
DP280038

(DOC.D)

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
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Subdivision Certificate Number: 33 of 2014  
Date of Endorsement: 8th May 2014

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of:

Signature: 

Signature: 

Print Name: Lee Thomas

Print Name: Lori Hession

Office Held: Director

Office Held: Secretary



If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(S1)PP

(ISSUE F)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 4 of 12 sheet(s)

<p>Office Use Only</p> <p>Registered:  21.5.2014</p> <p>Office Use Only</p>	<p><b>DP280038</b></p> <p>(DOC.D)</p>
<p>PLAN OF</p> <p style="text-align: center;">SUBDIVISION OF                  LOT 158 IN DP 280038 AND                  EASEMENTS WITHIN                  LOT 19 IN DP 270613 AND                  LOT 1 IN DP 1190843</p>	<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) <i>SSI Regulation 2012</i></li> <li>• Statements of Intention to create and release affecting interests in accordance with section 88B <i>Conveyancing Act 1919</i></li> <li>• Signatures and seals- see 195D <i>Conveyancing Act 1919</i></li> <li>• Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.</li> </ul>
<p>Subdivision Certificate Number:..... <u>33 of 2014</u> .....</p> <p>Date of Endorsement:..... <u>8th May 2014</u> .....</p>	

Schedule of Street Addresses				
Lot	Street No.	Street Name	Street type	Locality
160	111	Forestgrove	Drive	Harrington Park
161	109	Forestgrove	Drive	Harrington Park
162	107	Forestgrove	Drive	Harrington Park
163	105	Forestgrove	Drive	Harrington Park
164	103	Forestgrove	Drive	Harrington Park
165	101	Forestgrove	Drive	Harrington Park
166	24	Whitten	Parade	Harrington Park
167	22	Whitten	Parade	Harrington Park
168	20	Whitten	Parade	Harrington Park
169	18	Whitten	Parade	Harrington Park
170	16	Whitten	Parade	Harrington Park
171	14	Whitten	Parade	Harrington Park
172	12	Whitten	Parade	Harrington Park
173	10	Whitten	Parade	Harrington Park
174	8	Whitten	Parade	Harrington Park
175	6	Whitten	Parade	Harrington Park
176	4	Whitten	Parade	Harrington Park
177	3	Whitten	Parade	Harrington Park
178	5	Whitten	Parade	Harrington Park
179	7	Whitten	Parade	Harrington Park
180	9	Whitten	Parade	Harrington Park
181	34	Sorell	Way	Harrington Park
182	32	Sorell	Way	Harrington Park
183	30	Sorell	Way	Harrington Park
184	28	Sorell	Way	Harrington Park
185	26	Sorell	Way	Harrington Park
186	24	Sorell	Way	Harrington Park
187	22	Sorell	Way	Harrington Park
188	20	Sorell	Way	Harrington Park
189	18	Sorell	Way	Harrington Park
190	16	Sorell	Way	Harrington Park
191	14	Sorell	Way	Harrington Park
192	12	Sorell	Way	Harrington Park
193	10	Sorell	Way	Harrington Park
194	8	Sorell	Way	Harrington Park
195	6	Sorell	Way	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference: **06306(S1)PP**

(ISSUE F)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 5 of 12 sheet(s)

Office Use Only  
 Registered:  21.5.2014

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DP280038

(DOC.D)

PLAN OF  
 SUBDIVISION OF  
 LOT 158 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1190843

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
  - Statements of Intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
  - Signatures and seals- see 195D *Conveyancing Act 1919*
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 33 of 2014  
 Date of Endorsement: 8th May 2014

Schedule of Street Addresses

Lot	Street No.	Street Name	Street type	Locality
196	4	Sorell	Way	Harrington Park
197	1	Sorell	Way	Harrington Park
198	3	Sorell	Way	Harrington Park
199	5	Sorell	Way	Harrington Park
200	7	Sorell	Way	Harrington Park
201	9	Sorell	Way	Harrington Park
202	11	Sorell	Way	Harrington Park
203	13	Sorell	Way	Harrington Park
204	15	Sorell	Way	Harrington Park
205	17	Sorell	Way	Harrington Park
206	5	Doolan	Crescent	Harrington Park
207	7	Doolan	Crescent	Harrington Park
208	9	Doolan	Crescent	Harrington Park
209	11	Doolan	Crescent	Harrington Park
210	13	Doolan	Crescent	Harrington Park
211	15	Doolan	Crescent	Harrington Park
212	17	Doolan	Crescent	Harrington Park
213	19	Doolan	Crescent	Harrington Park
214	21	Doolan	Crescent	Harrington Park
215	22	Doolan	Crescent	Harrington Park
216	20	Doolan	Crescent	Harrington Park
217	18	Doolan	Crescent	Harrington Park
218	16	Doolan	Crescent	Harrington Park
219	14	Doolan	Crescent	Harrington Park
220	12	Doolan	Crescent	Harrington Park
221	10	Doolan	Crescent	Harrington Park
222	8	Doolan	Crescent	Harrington Park
223	6	Doolan	Crescent	Harrington Park
224	4	Doolan	Crescent	Harrington Park
225	11	Whitten	Parade	Harrington Park
226	13	Whitten	Parade	Harrington Park
227	15	Whitten	Parade	Harrington Park
228	40	Doolan	Crescent	Harrington Park
229	38	Doolan	Crescent	Harrington Park
230	36	Doolan	Crescent	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(S1)PP

(ISSUE F)

PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 6 of 12 sheet(s)

Office Use Only

Office Use Only

Registered:



21.5.2014

DP280038

(DOC.D)

PLAN OF

SUBDIVISION OF  
 LOT 158 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1190843

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 33 of 2014.

Date of Endorsement: 8th May 2014

Schedule of Street Addresses

Lot	Street No.	Street Name	Street type	Locality
231	34	Doolan	Crescent	Harrington Park
232	32	Doolan	Crescent	Harrington Park
233	30	Doolan	Crescent	Harrington Park
234	28	Doolan	Crescent	Harrington Park
235	26	Doolan	Crescent	Harrington Park
236	24	Doolan	Crescent	Harrington Park
237	23	Doolan	Crescent	Harrington Park
238	25	Doolan	Crescent	Harrington Park
239	27	Doolan	Crescent	Harrington Park
240	29	Doolan	Crescent	Harrington Park
241	31	Doolan	Crescent	Harrington Park
242	33	Doolan	Crescent	Harrington Park
243	35	Doolan	Crescent	Harrington Park
244	37	Doolan	Crescent	Harrington Park
245	39	Doolan	Crescent	Harrington Park
246	17	Whitten	Parade	Harrington Park
247	19	Whitten	Parade	Harrington Park
248	21	Whitten	Parade	Harrington Park
249	58	Whitten	Parade	Harrington Park
250	56	Whitten	Parade	Harrington Park
251	54	Whitten	Parade	Harrington Park
252	52	Whitten	Parade	Harrington Park
253	50	Whitten	Parade	Harrington Park
254	48	Whitten	Parade	Harrington Park
255	46	Whitten	Parade	Harrington Park
256	44	Whitten	Parade	Harrington Park
257	43	Whitten	Parade	Harrington Park
258	41	Whitten	Parade	Harrington Park
259	39	Whitten	Parade	Harrington Park
260	37	Whitten	Parade	Harrington Park
261	35	Whitten	Parade	Harrington Park
262	33	Whitten	Parade	Harrington Park
263	31	Whitten	Parade	Harrington Park
264	29	Whitten	Parade	Harrington Park
265	27	Whitten	Parade	Harrington Park
266	25	Whitten	Parade	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference:

06306(S1)PP

(ISSUE F)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 7 of 12 sheet(s)

Registered:  21.5.2014 Office Use Only

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DP280038

(DOC.D)

PLAN OF  
 SUBDIVISION OF  
 LOT 158 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1190843

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
- Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
- Signatures and seals- see 195D Conveyancing Act 1919
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 33 of 2014

Date of Endorsement: 8th May 2014

Schedule of Street Addresses

Lot	Street No.	Street Name	Street type	Locality
267	23	Whitten	Parade	Harrington Park
268	53	Whitten	Parade	Harrington Park
269	51	Whitten	Parade	Harrington Park
270	49	Whitten	Parade	Harrington Park
271	47	Whitten	Parade	Harrington Park
272	45	Whitten	Parade	Harrington Park
273	2	Cummins	Loop	Harrington Park
274	4	Cummins	Loop	Harrington Park
275	6	Cummins	Loop	Harrington Park
276	8	Cummins	Loop	Harrington Park
277	10	Cummins	Loop	Harrington Park
278	12	Cummins	Loop	Harrington Park
279	34	Whitten	Parade	Harrington Park
280	36	Whitten	Parade	Harrington Park
281	38	Whitten	Parade	Harrington Park
282	40	Whitten	Parade	Harrington Park
283	42	Whitten	Parade	Harrington Park
284	15	Cummins	Loop	Harrington Park
285	13	Cummins	Loop	Harrington Park
286	115	Forestgrove	Drive	Harrington Park
287	113	Forestgrove	Drive	Harrington Park

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(S1)PP

(ISSUE F)



PLAN FORM 6D (2012) (Community annexure)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 8 of 12 sheet(s)

<p>Office Use Only</p> <p>Registered:  21.5.2014</p>	<p>Office Use Only</p> <p style="font-size: 24pt; text-align: center;"><b>DP280038</b></p> <p style="text-align: right;">(DOC.D)</p>
<p><b>PLAN OF</b></p> <p style="text-align: center;">SUBDIVISION OF                  LOT 158 IN DP 280038 AND                  EASEMENTS WITHIN                  LOT 19 IN DP 270613 AND                  LOT 1 IN DP 1190843</p>	<p>Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A</p>
<p>Subdivision Certificate No: <u>33 of 2014</u></p> <p>Date of Endorsement: <u>8<sup>th</sup> May 2014</u></p>	
<p style="text-align: center;">Name of Development (Optional)</p>	<p style="text-align: center;">Address for Service of Notice</p> <p style="text-align: center;">1 FORESTGROVE DRIVE                  HARRINGTON PARK                  N.S.W. 2567</p>
<p><b>WARNING STATEMENT (Approved Form 7)</b></p> <p>This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.</p> <p>Any changes will be recorded in a replacement schedule.</p>	<p><b>VALUER'S CERTIFICATE (Approved Form 9)</b></p> <p>I, <u>TIMOTHY JAMES ELLIOTT</u>                  of <u>TIM ELLIOTT PROPERTY CONSULTANTS</u>                  being a Valuer registered under the Valuers Registration Act 1975, certify that;</p> <p>*(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on <u>15 April 2014</u></p> <p>(b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on <u>^</u> being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.</p> <p>Signature:  Dated: <u>15/4/2014</u></p> <p><small>* Strike out whichever is inapplicable                  ^ Insert date of valuation</small></p>
<p><b>UPDATE NOTE (Approved Form 8)</b></p> <p>This document contains an 'updated' <del>revised</del> Schedule of Unit Entitlements and replaces the existing schedule registered on <u>^</u></p> <p><small>* Strike out whichever is inapplicable                  ^ Insert date</small></p>	

**SCHEDULE OF UNIT ENTITLEMENT**

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	73	
2	79		17	78	
3	81		18	75	
4	84		19	69	
5	74		20	69	
6	73		21	69	
7	72		22	69	
8	72		23	69	
9	72		24	78	
10	73		25	80	
11	74		26	80	
12	74		27	74	
13	76		28	74	
14	80		29	74	
15	73		30	73	

If space is insufficient use annexure sheet - Plan Form 6A

Surveyor's Reference: **06306(S1)PP**

(ISSUE D)

PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 9 of 12 sheet(s)

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Registered:



21.5.2014

DP280038

(DOC.D)

PLAN OF

SUBDIVISION OF  
 LOT 158 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1190843

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
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- Signatures and seals - see 195D Conveyancing Act 1919
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 33 of 2014

Date of Endorsement: 8th May 2014

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	69	
32	78	
33	70	
34	76	
35	78	
36	78	
37	74	
38	68	
39	68	
40	67	
41	67	
42	67	
43	67	
44	70	
45	75	
46	73	
47	73	
48	74	
49	66	
50	67	
51	65	
52	65	
53	65	
54	65	
55	73	
56	75	
57	73	
58	69	
59	74	
60	69	
61	66	
62	65	
63	65	
64	66	
65	66	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	72	
67	75	
68	75	
69	68	
70	65	
71	65	
72	66	
73	67	
74	76	
75	77	
76	63	
77	63	
78	63	
79	63	
80	72	
81	68	
82	61	
83	61	
84	62	
85	63	
86	72	
87	68	
88	61	
89	61	
90	61	
91	61	
92	61	
93	61	
94	61	
95	68	
96	63	
97	65	
98	66	
99	70	
100	73	

If space is insufficient use additional annexure sheet

Surveyor's Reference:

06306(S1)PP

(ISSUE F)

PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 10 of 12 sheet(s)

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Registered:  21.5.2014

DP280038

(DOC.D)

PLAN OF  
 SUBDIVISION OF  
 LOT 158 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1190843

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- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 33 of 2014.  
 Date of Endorsement: 8th May 2014

LOT	UNIT ENTITLEMENT	SUBDIVISION
101	74	
102	74	
103	74	
104	79	
105	73	
106	73	
107	73	
108	73	
109	65	
110	65	
111	75	
112	74	
113	75	
114	69	
115	69	
116	74	
117	78	
118	75	
119	69	
120	69	
121	63	
122	63	
123	63	
124	64	
125	64	
126	64	
127	72	
128	72	
129	72	
130	72	
131	72	
132	72	
133	72	
134	72	
135	79	

LOT	UNIT ENTITLEMENT	SUBDIVISION
136	79	
137	79	
138	77	
139	78	
140	74	
141	75	
142	79	
143	84	
144	81	
145	77	
146	73	
147	75	
148	76	
149	75	
150	73	
151	72	
152	72	
153	73	
154	68	
155	74	
156	DRAINAGE RESERVE	
157	SUBDIVIDED INTO LOTS 158 & 159	PLAN SHEET 8
158	SUBDIVIDED INTO LOTS 160 TO 287	PLAN SHEETS 9 TO 15
159	SEVERED LOT	
160	70	
161	69	
162	69	
163	69	
164	77	
165	82	
166	82	
167	76	
168	75	
169	73	
170	71	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 06306(S1)PP

(ISSUE F)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 11 of 12 sheet(s)

Registered:



21.5.2014

Office Use Only

Office Use Only

DP280038

(DOC.D)

PLAN OF

SUBDIVISION OF  
 LOT 158 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1190843

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
- Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
- Signatures and seals- see 195D Conveyancing Act 1919
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 33 of 2014

Date of Endorsement: 6th May 2014

LOT	UNIT ENTITLEMENT	SUBDIVISION
171	70	
172	70	
173	70	
174	70	
175	71	
176	72	
177	75	
178	70	
179	70	
180	73	
181	74	
182	70	
183	70	
184	73	
185	74	
186	74	
187	74	
188	75	
189	68	
190	67	
191	67	
192	66	
193	65	
194	66	
195	70	
196	70	
197	63	
198	64	
199	65	
200	65	
201	66	
202	70	
203	70	
204	77	
205	77	

LOT	UNIT ENTITLEMENT	SUBDIVISION
206	75	
207	67	
208	67	
209	66	
210	66	
211	65	
212	65	
213	64	
214	63	
215	67	
216	64	
217	65	
218	65	
219	66	
220	67	
221	67	
222	68	
223	68	
224	70	
225	75	
226	78	
227	75	
228	72	
229	72	
230	67	
231	67	
232	66	
233	65	
234	65	
235	65	
236	67	
237	63	
238	63	
239	65	
240	65	

If space is insufficient use additional annexure sheet

Surveyor's Reference:

06306(S1)PP

(ISSUE F)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 12 of 12 sheet(s)

Office Use Only

Office Use Only

Registered:



21.5.2014

DP280038

(DOC.D)

PLAN OF

SUBDIVISION OF  
 LOT 158 IN DP 280038 AND  
 EASEMENTS WITHIN  
 LOT 19 IN DP 270613 AND  
 LOT 1 IN DP 1190843

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
- Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
- Signatures and seals- see 195D Conveyancing Act 1919
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 33 of 2014

Date of Endorsement: 8th May 2014

LOT	UNIT ENTITLEMENT	SUBDIVISION
241	65	
242	66	
243	67	
244	67	
245	67	
246	75	
247	78	
248	76	
249	70	
250	67	
251	67	
252	67	
253	67	
254	65	
255	64	
256	67	
257	69	
258	70	
259	69	
260	65	
261	65	
262	66	
263	67	
264	69	
265	78	
266	78	
267	78	
268	73	
269	67	
270	66	
271	65	
272	65	
273	82	
274	71	
275	71	

LOT	UNIT ENTITLEMENT	SUBDIVISION
276	71	
277	71	
278	77	
279	80	
280	67	
281	66	
282	65	
283	72	
284	69	
285	70	
286	71	
287	70	
<b>TOTAL</b>	<b>19821</b>	

If space is insufficient use additional annexure sheet

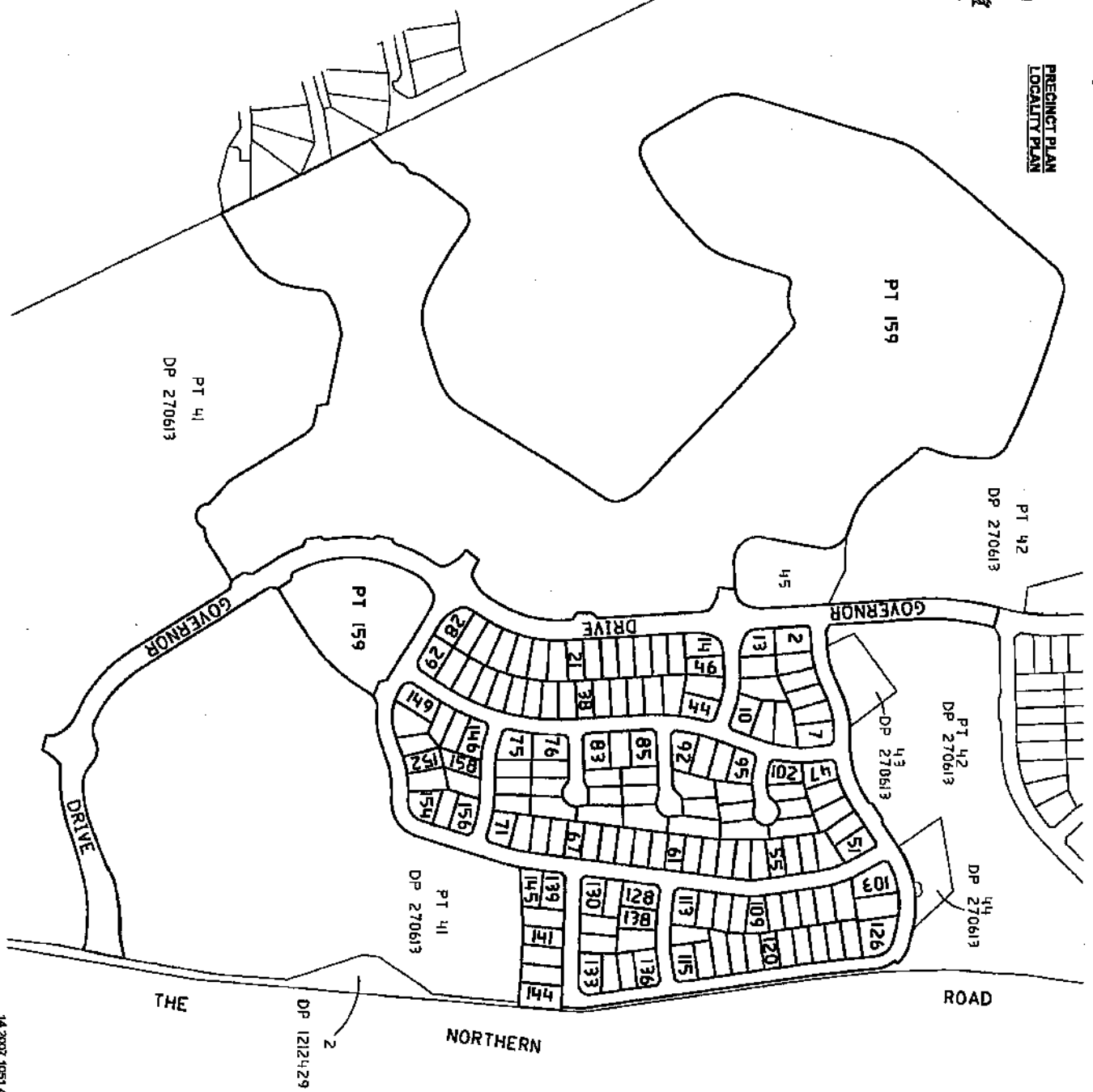
Surveyor's Reference:

06306(S1)PP

(ISSUE F)



**PRECINCT PLAN  
 LOCALITY PLAN**



THIS SHEET IS BEING CONTINUALLY UPDATED TO SHOW THE  
 CURRENT SUBDIVISION PATTERNS OF THE SCHEME. FOR DETAILS  
 OF LOTS AND ADDITIONAL AND REPLACEMENT SHEETS SEE  
 SCHEDULE BELOW

**SCHEDULE OF CHANGES TO THE  
 SCHEME**

LOT NO.	DETAILS	SHEET NO.
159	REMOVED INTO LOTS 159-204	12-19
204	REMOVED INTO LOTS 205-288	20-26

Subdivision No: 14.2007.1051.4  
 Date of Survey: 18.12.2015  
 Surveyor: PAUL MICHAEL DALY  
 Surveyor's Ref: 081280NEPP (ISSUE E)  
 Registered: 18.2.2016

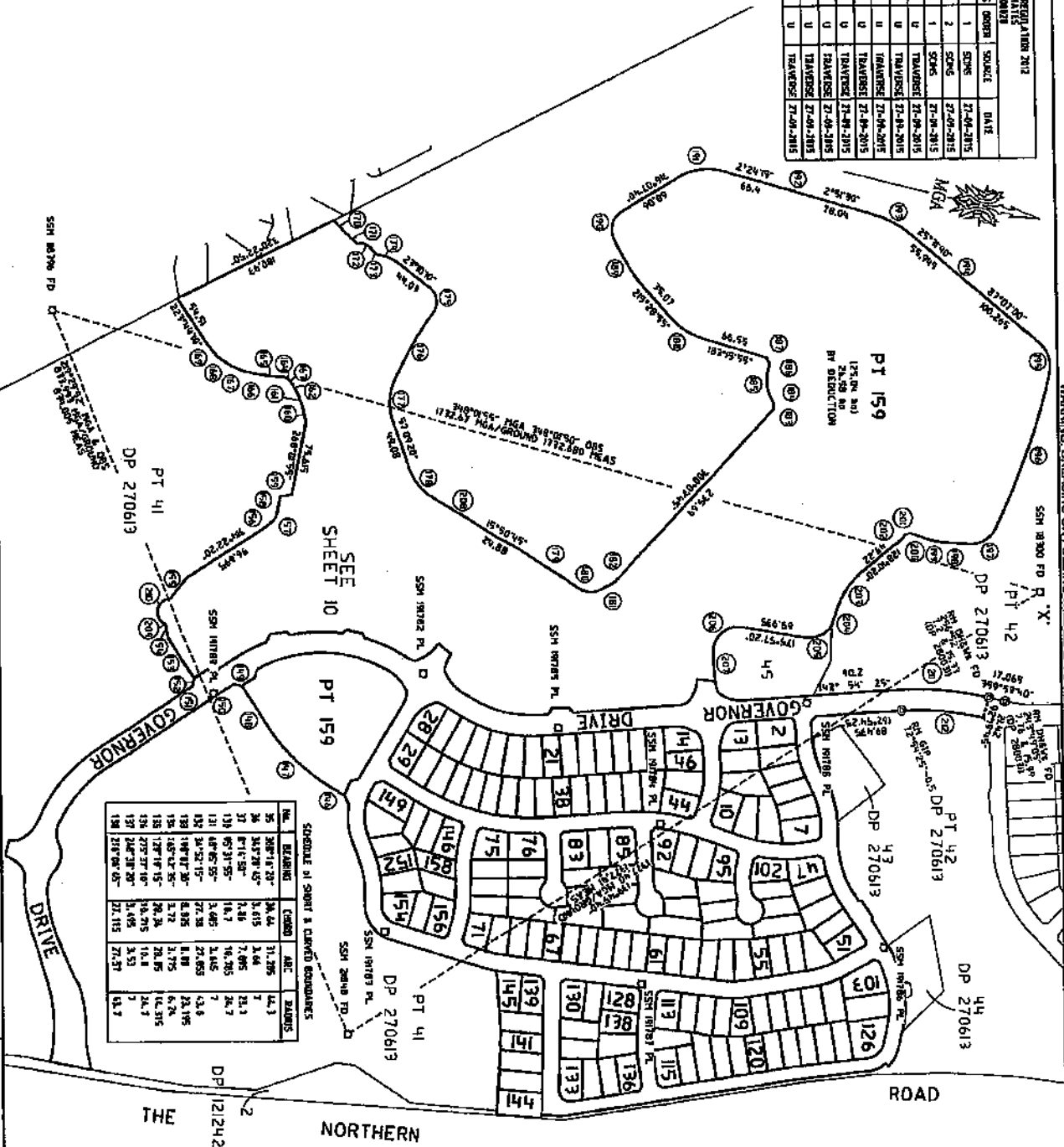
**DP280049** ©

14.2007.1051.4

MARK	EASTING	NORTHING	ZONE	CLASS	ORDER	SOURCE	DATE
SM 2100A	209971.523	4231282.154	56	A	1	SCRS	27-04-2015
SM 1800A	209971.433	4231281.739	56	B	2	SCRS	27-04-2015
SM 1900A	209971.000	4231281.513	56	A	1	SCRS	27-04-2015
SM 1810A	209971.2	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1820A	209971.1	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1830A	209971.0	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1840A	209970.9	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1850A	209970.8	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1860A	209970.7	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1870A	209970.6	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1880A	209970.5	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1890A	209970.4	4231281.5	56	U	U	TRAVELERS	27-04-2015
SM 1900A	209970.3	4231281.5	56	U	U	TRAVELERS	27-04-2015

CONNECTIONS  
 SM 1810A TO SM 1820A  
 SM 1820A TO SM 1830A  
 SM 1830A TO SM 1840A  
 SM 1840A TO SM 1850A  
 SM 1850A TO SM 1860A  
 SM 1860A TO SM 1870A  
 SM 1870A TO SM 1880A  
 SM 1880A TO SM 1890A  
 SM 1890A TO SM 1900A

SM 1810A TO SM 1820A  
 SM 1820A TO SM 1830A  
 SM 1830A TO SM 1840A  
 SM 1840A TO SM 1850A  
 SM 1850A TO SM 1860A  
 SM 1860A TO SM 1870A  
 SM 1870A TO SM 1880A  
 SM 1880A TO SM 1890A  
 SM 1890A TO SM 1900A



Lot	Bearing	Course	Dist.	Radius
1	308°10'20"	36.64	31.785	44.3
2	345°28'02"	3.415	3.464	
3	87°14'58"	7.48	7.075	24.3
4	65°31'55"	18.7	16.305	26.7
5	34°52'15"	3.465	3.445	
6	148°47'30"	6.395	6.88	23.195
7	158°42'30"	3.27	3.175	6.28
8	128°47'15"	28.28	28.28	14.315
9	275°37'00"	18.915	18.915	
10	275°37'00"	3.405	3.53	
11	275°37'00"	27.115	27.57	48.7

Lot	Bearing	Course	Dist.	Radius
122	109°52'50"	13.295		
123	210°11'20"	62.645	64.315	192.765
124	123°00'50"	64.595		
125	157°48'50"	24.9		
126	153°48'50"	24.9		
127	153°48'50"	24.9		
128	153°48'50"	24.9		
129	153°48'50"	24.9		
130	153°48'50"	24.9		
131	153°48'50"	24.9		
132	153°48'50"	24.9		
133	153°48'50"	24.9		
134	153°48'50"	24.9		
135	153°48'50"	24.9		
136	153°48'50"	24.9		
137	153°48'50"	24.9		
138	153°48'50"	24.9		
139	153°48'50"	24.9		
140	153°48'50"	24.9		
141	153°48'50"	24.9		
142	153°48'50"	24.9		
143	153°48'50"	24.9		
144	153°48'50"	24.9		
145	153°48'50"	24.9		
146	153°48'50"	24.9		
147	153°48'50"	24.9		
148	153°48'50"	24.9		
149	153°48'50"	24.9		
150	153°48'50"	24.9		
151	153°48'50"	24.9		
152	153°48'50"	24.9		
153	153°48'50"	24.9		
154	153°48'50"	24.9		
155	153°48'50"	24.9		
156	153°48'50"	24.9		

Surveyor: PAUL MICHAEL DALY  
 Date of Survey: 08-10-2016  
 Beneficial Use: 08/28/05/PP (SCHEDULE 7)

PURPOSE: SUBDIVISION OF LOT 40 IN DP 270613 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270613

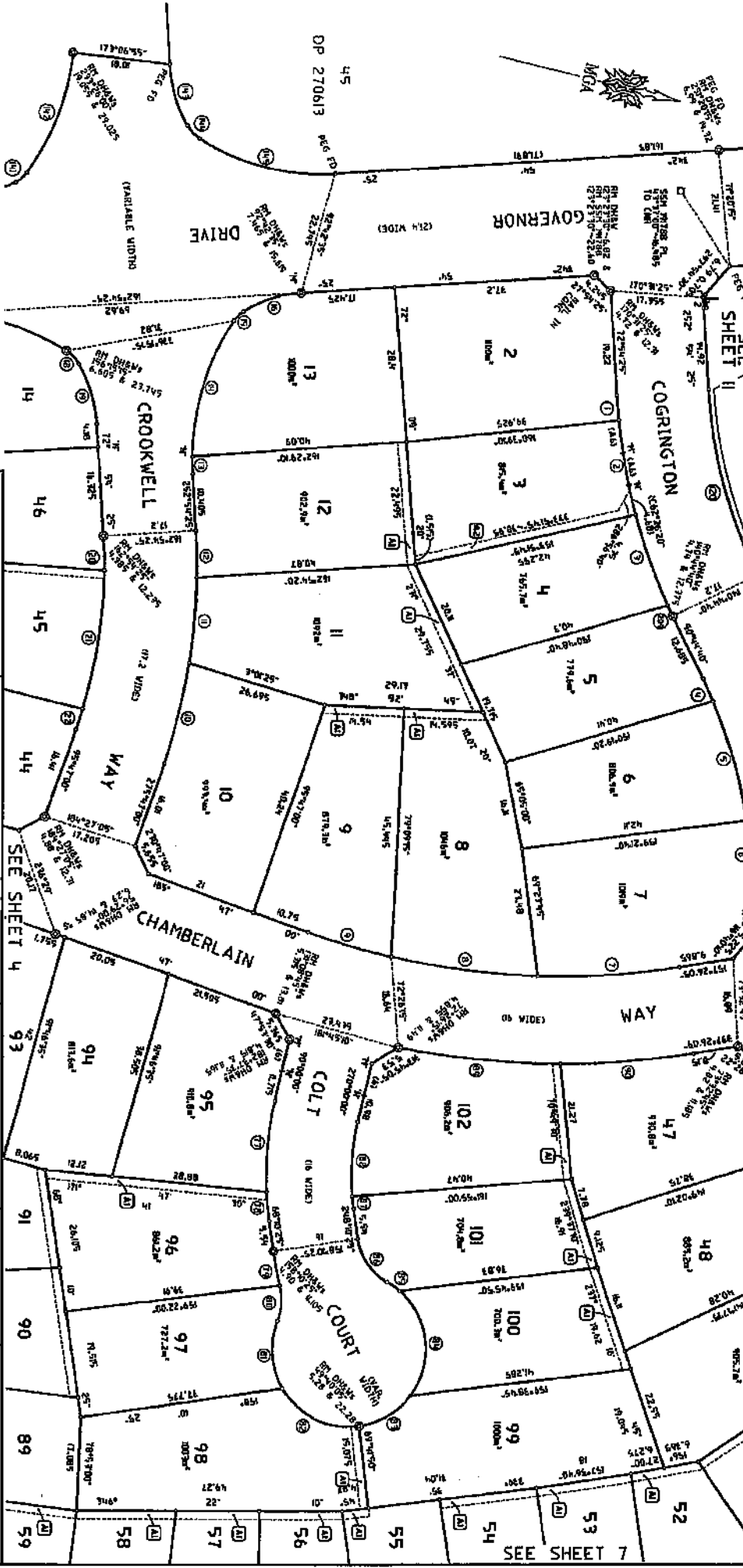
L.O.C. CAMDEN  
 Location: HARRINGTON PARK  
 Subdivision No.: 142007/1051/4  
 Length of Survey: 1600m (1.6km)

16.3.2016

DP280049

No.	BEARING	COORD	ARC	RAJMS	No.	BEARING	COORD	ARC	RAJMS
1	71°41'25"	4.405	140.4	140.4	16	207°37'48"	11.205	22.745	22.745
2	84°19'25"	13.555	17.575	108.4	17	67°23'30"	1.4	1.4	1.4
3	84°19'25"	13.555	17.475	108.4	18	67°23'30"	1.4	1.4	1.4
4	84°19'25"	13.555	17.475	108.4	19	67°23'30"	1.4	1.4	1.4
5	84°19'25"	13.555	17.475	108.4	20	67°23'30"	1.4	1.4	1.4
6	84°19'25"	13.555	17.475	108.4	21	67°23'30"	1.4	1.4	1.4
7	84°19'25"	13.555	17.475	108.4	22	67°23'30"	1.4	1.4	1.4
8	84°19'25"	13.555	17.475	108.4	23	67°23'30"	1.4	1.4	1.4
9	84°19'25"	13.555	17.475	108.4	24	67°23'30"	1.4	1.4	1.4
10	84°19'25"	13.555	17.475	108.4	25	67°23'30"	1.4	1.4	1.4
11	84°19'25"	13.555	17.475	108.4	26	67°23'30"	1.4	1.4	1.4
12	84°19'25"	13.555	17.475	108.4	27	67°23'30"	1.4	1.4	1.4
13	84°19'25"	13.555	17.475	108.4	28	67°23'30"	1.4	1.4	1.4
14	84°19'25"	13.555	17.475	108.4	29	67°23'30"	1.4	1.4	1.4
15	84°19'25"	13.555	17.475	108.4	30	67°23'30"	1.4	1.4	1.4

No.	BEARING	COORD	ARC	RAJMS	No.	BEARING	COORD	ARC	RAJMS
31	84°19'25"	13.555	17.475	108.4	61	84°19'25"	13.555	17.475	108.4
32	84°19'25"	13.555	17.475	108.4	62	84°19'25"	13.555	17.475	108.4
33	84°19'25"	13.555	17.475	108.4	63	84°19'25"	13.555	17.475	108.4
34	84°19'25"	13.555	17.475	108.4	64	84°19'25"	13.555	17.475	108.4
35	84°19'25"	13.555	17.475	108.4	65	84°19'25"	13.555	17.475	108.4
36	84°19'25"	13.555	17.475	108.4	66	84°19'25"	13.555	17.475	108.4
37	84°19'25"	13.555	17.475	108.4	67	84°19'25"	13.555	17.475	108.4
38	84°19'25"	13.555	17.475	108.4	68	84°19'25"	13.555	17.475	108.4
39	84°19'25"	13.555	17.475	108.4	69	84°19'25"	13.555	17.475	108.4
40	84°19'25"	13.555	17.475	108.4	70	84°19'25"	13.555	17.475	108.4



EASEMENT TO DRAIN WATER 1/2 WIDE  
 EASEMENT TO DRAIN WATER VARIABLE WIDTH  
 1/4" WIDE RESTRICTION ON THE USE OF LAND

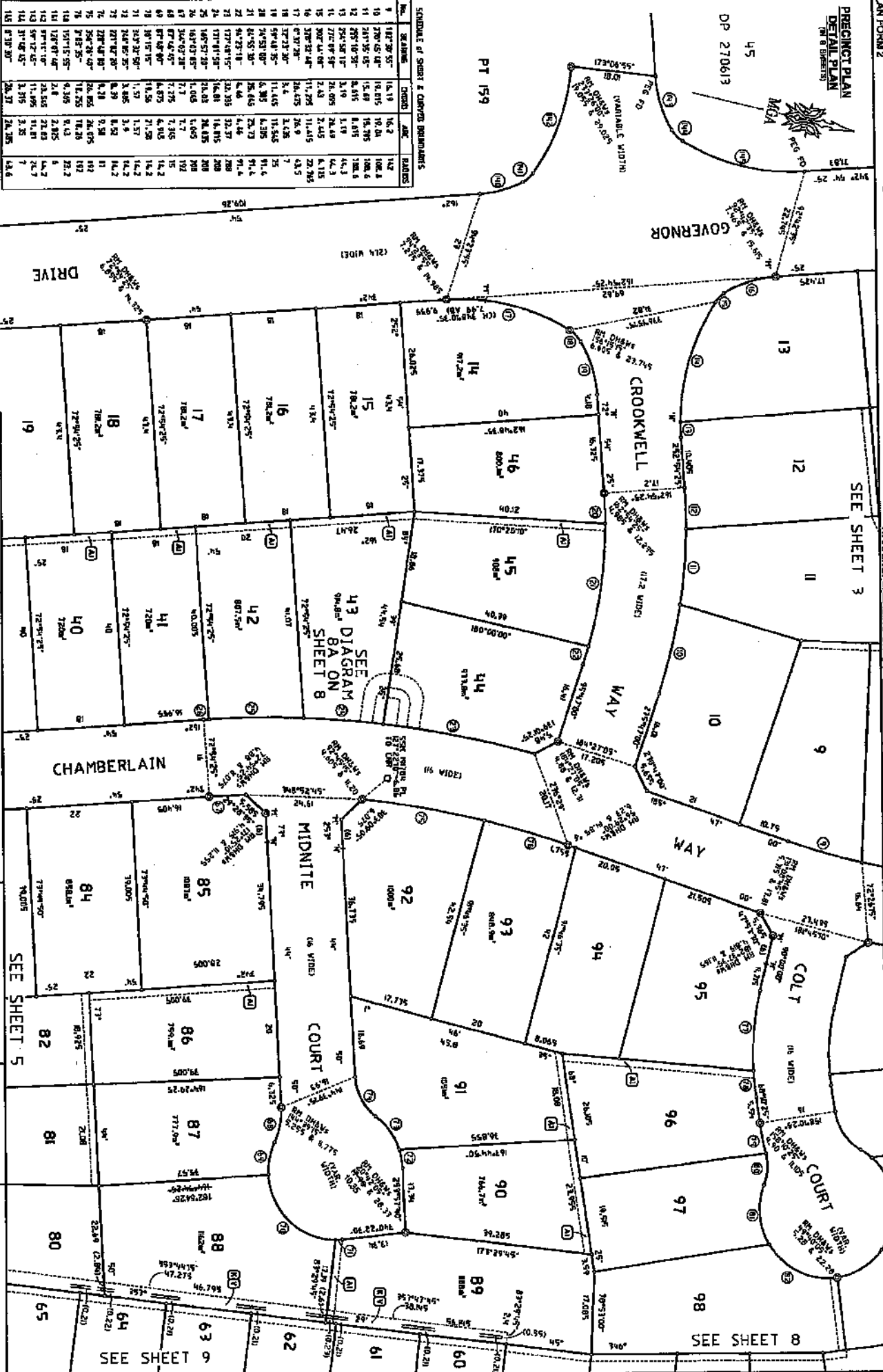
Surveyor: PAUL MICHAEL DAILY  
 Date of Survey: 05-10-2015  
 Surveyor Lic. No: 28729(P)/P

PURPOSE:  
 SUBDIVISION OF  
 LOT 40 IN DP 270613  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

L.S.A.C. CAMDEN  
 Locality: HARRINGTON PARK  
 Subdivision Lic. No: 14.2007.10514  
 Length of term to expire: 14/01/2018

Registered:  
 16.3.2016

DP280049



SCHEDULE OF QUANT & CHANGED DIMENSIONS

NO.	REMARKS	FORMER	NEW	DIFFERENCE
1	187.29	16.19	16.2	0.01
2	129.05	16.815	16.815	0.00
3	217.25	15.49	15.295	-0.195
4	287.16	16.015	16.015	0.00
5	277.47	16.19	16.19	0.00
6	277.47	21.005	21.005	0.00
7	287.16	21.43	21.43	0.00
8	208.32	11.298	11.405	0.107
9	37.28	26.425	26.9	0.475
10	37.28	5.4	5.428	0.028
11	197.48	11.145	11.545	0.4
12	245.51	6.395	6.395	0.00
13	64.55	26.665	26.73	0.065
14	94.27	4.46	4.46	0.00
15	137.48	4.46	4.46	0.00
16	137.48	16.81	16.815	0.005
17	137.48	22.315	22.317	0.002
18	137.48	22.315	22.317	0.002
19	137.48	22.315	22.317	0.002
20	137.48	22.315	22.317	0.002
21	137.48	22.315	22.317	0.002
22	137.48	22.315	22.317	0.002
23	137.48	22.315	22.317	0.002
24	137.48	22.315	22.317	0.002
25	137.48	22.315	22.317	0.002
26	137.48	22.315	22.317	0.002
27	137.48	22.315	22.317	0.002
28	137.48	22.315	22.317	0.002
29	137.48	22.315	22.317	0.002
30	137.48	22.315	22.317	0.002
31	137.48	22.315	22.317	0.002
32	137.48	22.315	22.317	0.002
33	137.48	22.315	22.317	0.002
34	137.48	22.315	22.317	0.002
35	137.48	22.315	22.317	0.002
36	137.48	22.315	22.317	0.002
37	137.48	22.315	22.317	0.002
38	137.48	22.315	22.317	0.002
39	137.48	22.315	22.317	0.002
40	137.48	22.315	22.317	0.002
41	137.48	22.315	22.317	0.002
42	137.48	22.315	22.317	0.002
43	137.48	22.315	22.317	0.002
44	137.48	22.315	22.317	0.002
45	137.48	22.315	22.317	0.002
46	137.48	22.315	22.317	0.002
47	137.48	22.315	22.317	0.002
48	137.48	22.315	22.317	0.002
49	137.48	22.315	22.317	0.002
50	137.48	22.315	22.317	0.002
51	137.48	22.315	22.317	0.002
52	137.48	22.315	22.317	0.002
53	137.48	22.315	22.317	0.002
54	137.48	22.315	22.317	0.002
55	137.48	22.315	22.317	0.002
56	137.48	22.315	22.317	0.002
57	137.48	22.315	22.317	0.002
58	137.48	22.315	22.317	0.002
59	137.48	22.315	22.317	0.002
60	137.48	22.315	22.317	0.002
61	137.48	22.315	22.317	0.002
62	137.48	22.315	22.317	0.002
63	137.48	22.315	22.317	0.002
64	137.48	22.315	22.317	0.002
65	137.48	22.315	22.317	0.002
66	137.48	22.315	22.317	0.002
67	137.48	22.315	22.317	0.002
68	137.48	22.315	22.317	0.002
69	137.48	22.315	22.317	0.002
70	137.48	22.315	22.317	0.002
71	137.48	22.315	22.317	0.002
72	137.48	22.315	22.317	0.002
73	137.48	22.315	22.317	0.002
74	137.48	22.315	22.317	0.002
75	137.48	22.315	22.317	0.002
76	137.48	22.315	22.317	0.002
77	137.48	22.315	22.317	0.002
78	137.48	22.315	22.317	0.002
79	137.48	22.315	22.317	0.002
80	137.48	22.315	22.317	0.002
81	137.48	22.315	22.317	0.002
82	137.48	22.315	22.317	0.002
83	137.48	22.315	22.317	0.002
84	137.48	22.315	22.317	0.002
85	137.48	22.315	22.317	0.002
86	137.48	22.315	22.317	0.002
87	137.48	22.315	22.317	0.002
88	137.48	22.315	22.317	0.002
89	137.48	22.315	22.317	0.002
90	137.48	22.315	22.317	0.002
91	137.48	22.315	22.317	0.002
92	137.48	22.315	22.317	0.002
93	137.48	22.315	22.317	0.002
94	137.48	22.315	22.317	0.002
95	137.48	22.315	22.317	0.002
96	137.48	22.315	22.317	0.002
97	137.48	22.315	22.317	0.002
98	137.48	22.315	22.317	0.002

EASEMENT TO DRAIN WATER 1.5' WIDE  
 RESTRICTION ON THE USE OF LAND VARIABLE WIDTH  
 POSITIVE CORNER VARIABLE WIDTH  
 TYP. RESTRICTION ON THE USE OF LAND

Surveyor: PAUL MICHAEL DAILY  
 Date of plan: 06-10-2016  
 Stamp: [Stamp] Issue: [Stamp]

SUBDIVISION OF  
 LOT 40 IN DP 270613  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

L&L: CAMDEN  
 Location: HARRINGTON PARK  
 Subdivision No: 14-2007-10514  
 Land Use: Residential (R150)

Registered:  
 16.3.2016

DP280049

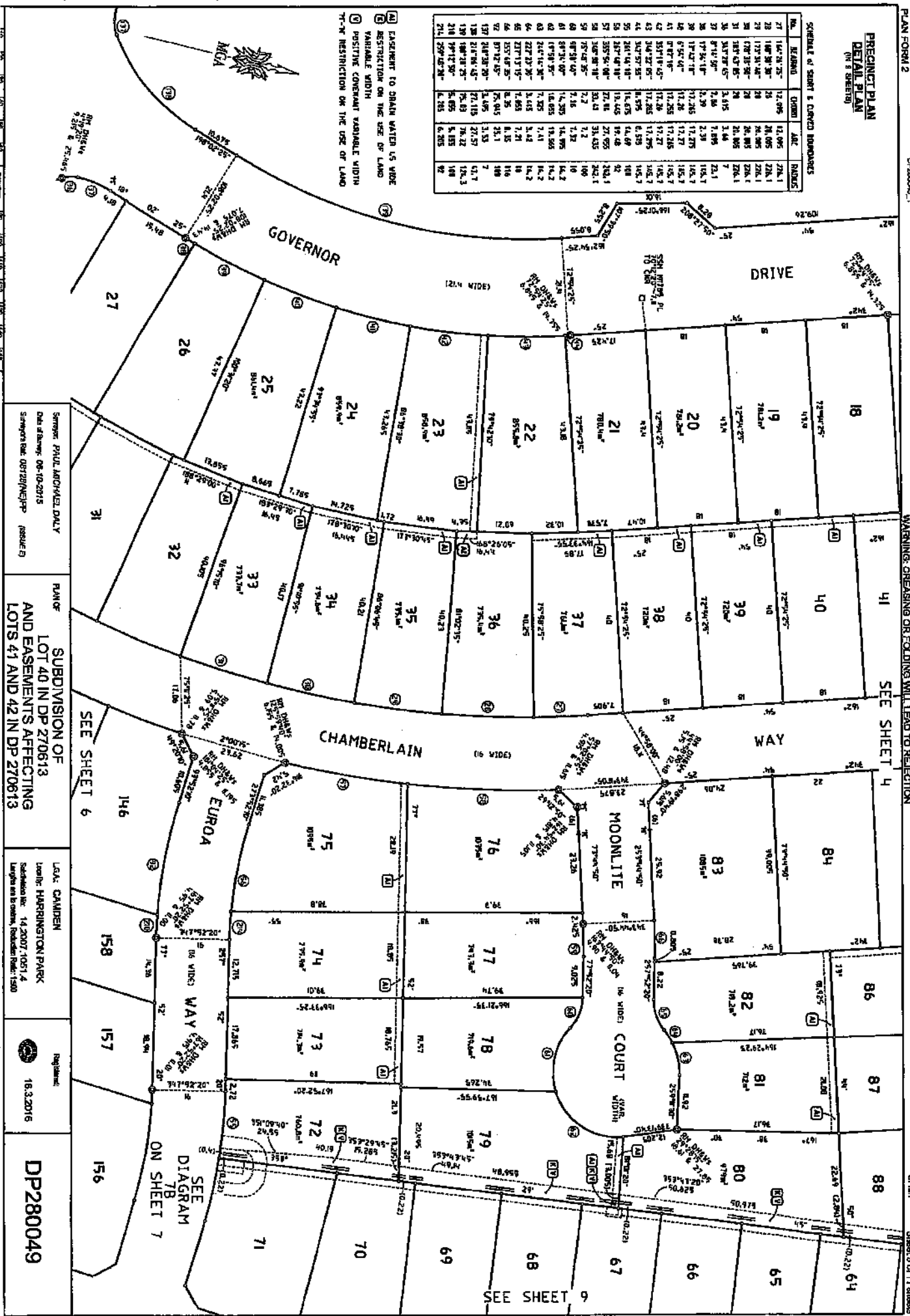
RM DISTANCE IN CORNER OF LOT 90 & COMMON BOUNDARY BEARING LOTS 87 & 88 AMENDED VIDE 2016-884 30.5.2015

**PRECINCT PLAN  
DETAIL PLAN  
(of 8 SHEETS)**

SCHEDULE of SHORT & LONG DIMENSIONS

NO.	REMARKS	LENGTH	AREA	PERMITS
1	164' 21.25"	12,095	226.1	
2	108' 30.30"	25	26.1	
3	175' 31.44"	28	26.085	
4	178' 31.30"	28	26.085	
5	180' 47.85"	21	26.085	
6	181' 37.85"	21	26.1	
7	87' 12.50"	2.86	7.889	
8	175' 36.18"	2.39	158.7	
9	174' 42.17"	11.26	12,275	
10	174' 42.17"	11.26	12,275	
11	174' 42.17"	11.26	12,275	
12	174' 42.17"	11.26	12,275	
13	174' 42.17"	11.26	12,275	
14	174' 42.17"	11.26	12,275	
15	174' 42.17"	11.26	12,275	
16	174' 42.17"	11.26	12,275	
17	174' 42.17"	11.26	12,275	
18	174' 42.17"	11.26	12,275	
19	174' 42.17"	11.26	12,275	
20	174' 42.17"	11.26	12,275	
21	174' 42.17"	11.26	12,275	
22	174' 42.17"	11.26	12,275	
23	174' 42.17"	11.26	12,275	
24	174' 42.17"	11.26	12,275	
25	174' 42.17"	11.26	12,275	
26	174' 42.17"	11.26	12,275	
27	174' 42.17"	11.26	12,275	
28	174' 42.17"	11.26	12,275	
29	174' 42.17"	11.26	12,275	
30	174' 42.17"	11.26	12,275	
31	174' 42.17"	11.26	12,275	
32	174' 42.17"	11.26	12,275	
33	174' 42.17"	11.26	12,275	
34	174' 42.17"	11.26	12,275	
35	174' 42.17"	11.26	12,275	
36	174' 42.17"	11.26	12,275	
37	174' 42.17"	11.26	12,275	
38	174' 42.17"	11.26	12,275	
39	174' 42.17"	11.26	12,275	
40	174' 42.17"	11.26	12,275	
41	174' 42.17"	11.26	12,275	
42	174' 42.17"	11.26	12,275	
43	174' 42.17"	11.26	12,275	
44	174' 42.17"	11.26	12,275	
45	174' 42.17"	11.26	12,275	
46	174' 42.17"	11.26	12,275	
47	174' 42.17"	11.26	12,275	
48	174' 42.17"	11.26	12,275	
49	174' 42.17"	11.26	12,275	
50	174' 42.17"	11.26	12,275	
51	174' 42.17"	11.26	12,275	
52	174' 42.17"	11.26	12,275	
53	174' 42.17"	11.26	12,275	
54	174' 42.17"	11.26	12,275	
55	174' 42.17"	11.26	12,275	
56	174' 42.17"	11.26	12,275	
57	174' 42.17"	11.26	12,275	
58	174' 42.17"	11.26	12,275	
59	174' 42.17"	11.26	12,275	
60	174' 42.17"	11.26	12,275	
61	174' 42.17"	11.26	12,275	
62	174' 42.17"	11.26	12,275	
63	174' 42.17"	11.26	12,275	
64	174' 42.17"	11.26	12,275	
65	174' 42.17"	11.26	12,275	
66	174' 42.17"	11.26	12,275	
67	174' 42.17"	11.26	12,275	
68	174' 42.17"	11.26	12,275	
69	174' 42.17"	11.26	12,275	
70	174' 42.17"	11.26	12,275	
71	174' 42.17"	11.26	12,275	
72	174' 42.17"	11.26	12,275	
73	174' 42.17"	11.26	12,275	
74	174' 42.17"	11.26	12,275	
75	174' 42.17"	11.26	12,275	
76	174' 42.17"	11.26	12,275	
77	174' 42.17"	11.26	12,275	
78	174' 42.17"	11.26	12,275	
79	174' 42.17"	11.26	12,275	
80	174' 42.17"	11.26	12,275	
81	174' 42.17"	11.26	12,275	
82	174' 42.17"	11.26	12,275	
83	174' 42.17"	11.26	12,275	
84	174' 42.17"	11.26	12,275	
85	174' 42.17"	11.26	12,275	
86	174' 42.17"	11.26	12,275	
87	174' 42.17"	11.26	12,275	
88	174' 42.17"	11.26	12,275	
89	174' 42.17"	11.26	12,275	
90	174' 42.17"	11.26	12,275	
91	174' 42.17"	11.26	12,275	
92	174' 42.17"	11.26	12,275	
93	174' 42.17"	11.26	12,275	
94	174' 42.17"	11.26	12,275	
95	174' 42.17"	11.26	12,275	
96	174' 42.17"	11.26	12,275	
97	174' 42.17"	11.26	12,275	
98	174' 42.17"	11.26	12,275	
99	174' 42.17"	11.26	12,275	
100	174' 42.17"	11.26	12,275	

- (A) EASEMENT TO DRAIN WATER AS WIDE
- (B) RESTRICTION ON THE USE OF LAND
- (C) VARIABLE WIDTH
- (D) POSITIVE CONSTRAINT VARIABLE WIDTH
- (E) "N" RESTRICTION ON THE USE OF LAND



Surveyor: PAUL ARCHER, DAILY  
 Date of Survey: 08-10-2015  
 Simpson Code: 00112015EJPP (ISSUE 0)

**PURPOSE**  
 SUBDIVISION OF  
 LOT 40 IN DP 270613  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

Location: CAMDEN  
 Location: HARRINGTON PARK  
 Subdivision No: 14/2007/10571/4  
 Length of the Survey: 1500

Regulation:  
 16.3.2016

**DP280049**

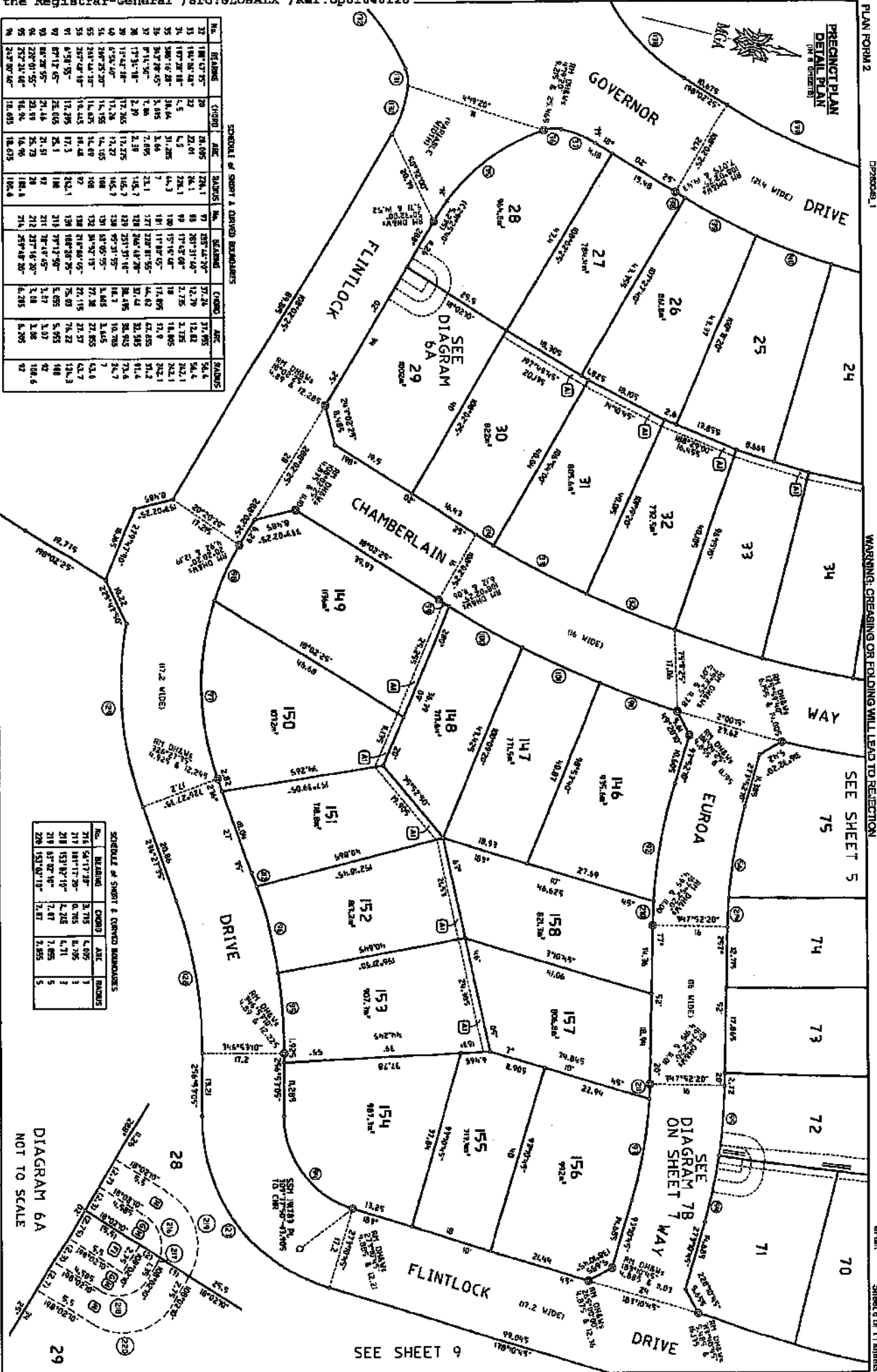
SEE  
 DIAGRAM  
 ON SHEET 7

SEE SHEET 6

SEE SHEET 4

SEE SHEET 6

SEE SHEET 7



SCHEDULE OF SHORT & CURVED BOUNDARIES

No.	BEARING	CHORD	AREA	BOUNDARY No.	BEARING	CHORD	AREA	BOUNDARY No.
1	180°00'00"	0.00	0.00	1	180°00'00"	0.00	0.00	1
2	180°00'00"	0.00	0.00	2	180°00'00"	0.00	0.00	2
3	180°00'00"	0.00	0.00	3	180°00'00"	0.00	0.00	3
4	180°00'00"	0.00	0.00	4	180°00'00"	0.00	0.00	4
5	180°00'00"	0.00	0.00	5	180°00'00"	0.00	0.00	5
6	180°00'00"	0.00	0.00	6	180°00'00"	0.00	0.00	6
7	180°00'00"	0.00	0.00	7	180°00'00"	0.00	0.00	7
8	180°00'00"	0.00	0.00	8	180°00'00"	0.00	0.00	8
9	180°00'00"	0.00	0.00	9	180°00'00"	0.00	0.00	9
10	180°00'00"	0.00	0.00	10	180°00'00"	0.00	0.00	10
11	180°00'00"	0.00	0.00	11	180°00'00"	0.00	0.00	11
12	180°00'00"	0.00	0.00	12	180°00'00"	0.00	0.00	12
13	180°00'00"	0.00	0.00	13	180°00'00"	0.00	0.00	13
14	180°00'00"	0.00	0.00	14	180°00'00"	0.00	0.00	14
15	180°00'00"	0.00	0.00	15	180°00'00"	0.00	0.00	15
16	180°00'00"	0.00	0.00	16	180°00'00"	0.00	0.00	16
17	180°00'00"	0.00	0.00	17	180°00'00"	0.00	0.00	17
18	180°00'00"	0.00	0.00	18	180°00'00"	0.00	0.00	18
19	180°00'00"	0.00	0.00	19	180°00'00"	0.00	0.00	19
20	180°00'00"	0.00	0.00	20	180°00'00"	0.00	0.00	20
21	180°00'00"	0.00	0.00	21	180°00'00"	0.00	0.00	21
22	180°00'00"	0.00	0.00	22	180°00'00"	0.00	0.00	22
23	180°00'00"	0.00	0.00	23	180°00'00"	0.00	0.00	23
24	180°00'00"	0.00	0.00	24	180°00'00"	0.00	0.00	24
25	180°00'00"	0.00	0.00	25	180°00'00"	0.00	0.00	25
26	180°00'00"	0.00	0.00	26	180°00'00"	0.00	0.00	26
27	180°00'00"	0.00	0.00	27	180°00'00"	0.00	0.00	27
28	180°00'00"	0.00	0.00	28	180°00'00"	0.00	0.00	28
29	180°00'00"	0.00	0.00	29	180°00'00"	0.00	0.00	29
30	180°00'00"	0.00	0.00	30	180°00'00"	0.00	0.00	30
31	180°00'00"	0.00	0.00	31	180°00'00"	0.00	0.00	31
32	180°00'00"	0.00	0.00	32	180°00'00"	0.00	0.00	32
33	180°00'00"	0.00	0.00	33	180°00'00"	0.00	0.00	33
34	180°00'00"	0.00	0.00	34	180°00'00"	0.00	0.00	34

SCHEDULE OF SHORT & CURVED BOUNDARIES

No.	BEARING	CHORD	AREA	BOUNDARY No.	BEARING	CHORD	AREA	BOUNDARY No.
1	180°00'00"	0.00	0.00	1	180°00'00"	0.00	0.00	1
2	180°00'00"	0.00	0.00	2	180°00'00"	0.00	0.00	2
3	180°00'00"	0.00	0.00	3	180°00'00"	0.00	0.00	3
4	180°00'00"	0.00	0.00	4	180°00'00"	0.00	0.00	4
5	180°00'00"	0.00	0.00	5	180°00'00"	0.00	0.00	5
6	180°00'00"	0.00	0.00	6	180°00'00"	0.00	0.00	6
7	180°00'00"	0.00	0.00	7	180°00'00"	0.00	0.00	7
8	180°00'00"	0.00	0.00	8	180°00'00"	0.00	0.00	8
9	180°00'00"	0.00	0.00	9	180°00'00"	0.00	0.00	9
10	180°00'00"	0.00	0.00	10	180°00'00"	0.00	0.00	10
11	180°00'00"	0.00	0.00	11	180°00'00"	0.00	0.00	11
12	180°00'00"	0.00	0.00	12	180°00'00"	0.00	0.00	12
13	180°00'00"	0.00	0.00	13	180°00'00"	0.00	0.00	13
14	180°00'00"	0.00	0.00	14	180°00'00"	0.00	0.00	14
15	180°00'00"	0.00	0.00	15	180°00'00"	0.00	0.00	15
16	180°00'00"	0.00	0.00	16	180°00'00"	0.00	0.00	16
17	180°00'00"	0.00	0.00	17	180°00'00"	0.00	0.00	17
18	180°00'00"	0.00	0.00	18	180°00'00"	0.00	0.00	18
19	180°00'00"	0.00	0.00	19	180°00'00"	0.00	0.00	19
20	180°00'00"	0.00	0.00	20	180°00'00"	0.00	0.00	20
21	180°00'00"	0.00	0.00	21	180°00'00"	0.00	0.00	21
22	180°00'00"	0.00	0.00	22	180°00'00"	0.00	0.00	22
23	180°00'00"	0.00	0.00	23	180°00'00"	0.00	0.00	23
24	180°00'00"	0.00	0.00	24	180°00'00"	0.00	0.00	24
25	180°00'00"	0.00	0.00	25	180°00'00"	0.00	0.00	25
26	180°00'00"	0.00	0.00	26	180°00'00"	0.00	0.00	26
27	180°00'00"	0.00	0.00	27	180°00'00"	0.00	0.00	27
28	180°00'00"	0.00	0.00	28	180°00'00"	0.00	0.00	28
29	180°00'00"	0.00	0.00	29	180°00'00"	0.00	0.00	29
30	180°00'00"	0.00	0.00	30	180°00'00"	0.00	0.00	30
31	180°00'00"	0.00	0.00	31	180°00'00"	0.00	0.00	31
32	180°00'00"	0.00	0.00	32	180°00'00"	0.00	0.00	32
33	180°00'00"	0.00	0.00	33	180°00'00"	0.00	0.00	33
34	180°00'00"	0.00	0.00	34	180°00'00"	0.00	0.00	34

Surveyor: PAUL MICHAEL DALY  
Date of Survey: 06-10-2015  
Surveyed by: DRIZENICPP

PLAN OF SUBDIVISION OF LOT 40 IN DP 270613 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270613

LOCAL COUNCIL: LINDFIELD HARRINGTON PARK  
Council Ref: 14/2007/00514  
Lengths in m unless indicated: 1:500

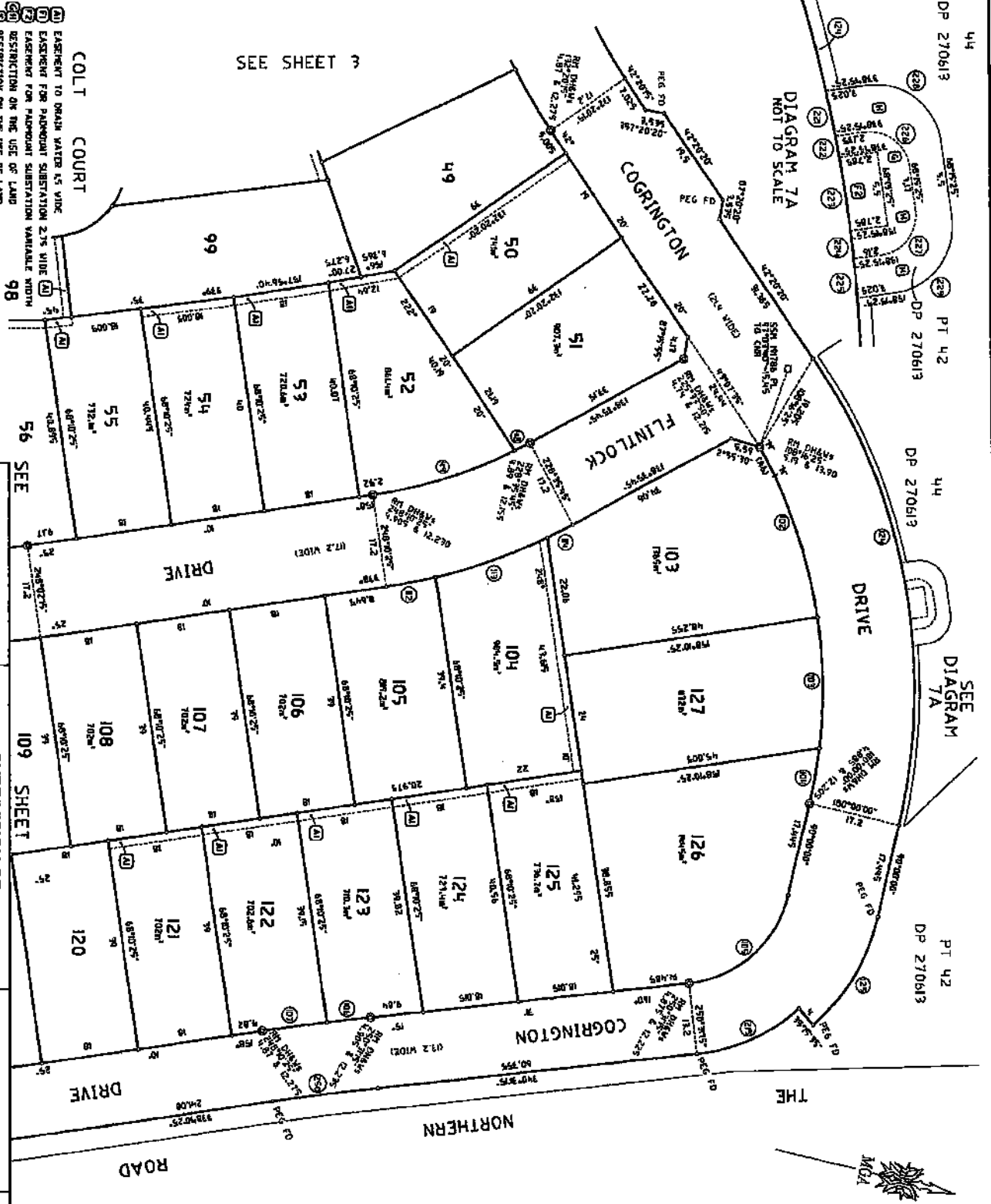


DP280049

DIAGRAM 6A NOT TO SCALE

SEE SHEET 9

- (1) EASEMENT TO DRAIN WATER 1.5 VIDE
- (2) EASEMENT FOR PANDORUM SUBSTATION 2.75 VIDE WIDTH
- (3) RESTRICTION ON THE USE OF LAND
- (4) VARIABLE WIDTH
- (5) EASEMENT FOR REPAIRS 1.5 VIDE
- (6) POSITIVE COVENANT VARIABLE WIDTH
- (7) RESTRICTION ON THE USE OF LAND



Owner: PAUL MCHAE DAILY  
 Date of Geny: 05-10-2016  
 Diagram No: 081220/NSPP

PART OF  
 SUBDIVISION OF  
 LOT 40 IN DP 270613  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

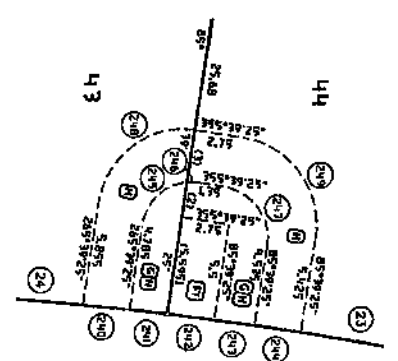
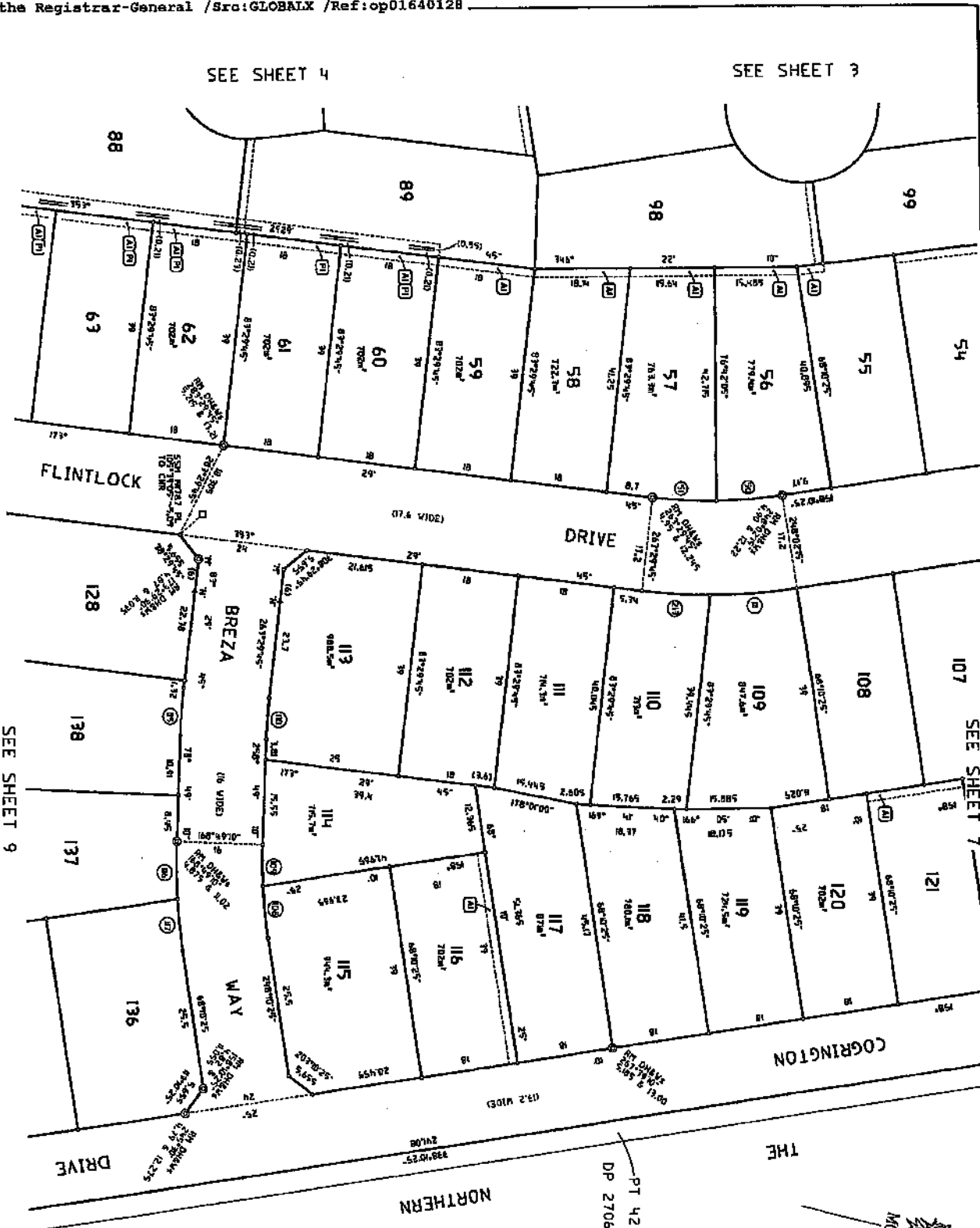
LOCAL COUNCIL  
 LINDSEY HARRINGTON PARK  
 Submission No: 14.2007.1051.4  
 Length and width in meters, Submission Ref: 150

16.3.2016

DP280049

SUMMARY OF SHORT & LARGED DIMENSIONS

NO.	BEARING	LENGTH	AREA	PERCENTAGE
1	135° 52' 19"	7.18	3.15	91.4
2	107° 22' 59"	27.92	28.07	91.6
3	149° 22' 29"	12.155	15.05	108
4	208° 20' 20"	14.425	14.425	100
5	261° 44' 19"	14.425	14.425	100
6	87° 49' 45"	32.35	33.83	91.4
7	107° 22' 59"	26.22	26.22	91.6
8	107° 22' 59"	18.35	18.35	91.6
9	107° 22' 59"	26.22	26.22	91.6
10	107° 22' 59"	18.35	18.35	91.6
11	107° 22' 59"	18.35	18.35	91.6
12	107° 22' 59"	18.35	18.35	91.6
13	107° 22' 59"	18.35	18.35	91.6
14	107° 22' 59"	18.35	18.35	91.6
15	107° 22' 59"	18.35	18.35	91.6
16	107° 22' 59"	18.35	18.35	91.6
17	107° 22' 59"	18.35	18.35	91.6
18	107° 22' 59"	18.35	18.35	91.6
19	107° 22' 59"	18.35	18.35	91.6
20	107° 22' 59"	18.35	18.35	91.6
21	107° 22' 59"	18.35	18.35	91.6
22	107° 22' 59"	18.35	18.35	91.6
23	107° 22' 59"	18.35	18.35	91.6
24	107° 22' 59"	18.35	18.35	91.6
25	107° 22' 59"	18.35	18.35	91.6
26	107° 22' 59"	18.35	18.35	91.6
27	107° 22' 59"	18.35	18.35	91.6
28	107° 22' 59"	18.35	18.35	91.6
29	107° 22' 59"	18.35	18.35	91.6
30	107° 22' 59"	18.35	18.35	91.6
31	107° 22' 59"	18.35	18.35	91.6
32	107° 22' 59"	18.35	18.35	91.6
33	107° 22' 59"	18.35	18.35	91.6
34	107° 22' 59"	18.35	18.35	91.6
35	107° 22' 59"	18.35	18.35	91.6
36	107° 22' 59"	18.35	18.35	91.6
37	107° 22' 59"	18.35	18.35	91.6
38	107° 22' 59"	18.35	18.35	91.6
39	107° 22' 59"	18.35	18.35	91.6
40	107° 22' 59"	18.35	18.35	91.6
41	107° 22' 59"	18.35	18.35	91.6
42	107° 22' 59"	18.35	18.35	91.6
43	107° 22' 59"	18.35	18.35	91.6
44	107° 22' 59"	18.35	18.35	91.6
45	107° 22' 59"	18.35	18.35	91.6
46	107° 22' 59"	18.35	18.35	91.6
47	107° 22' 59"	18.35	18.35	91.6
48	107° 22' 59"	18.35	18.35	91.6
49	107° 22' 59"	18.35	18.35	91.6
50	107° 22' 59"	18.35	18.35	91.6
51	107° 22' 59"	18.35	18.35	91.6
52	107° 22' 59"	18.35	18.35	91.6
53	107° 22' 59"	18.35	18.35	91.6
54	107° 22' 59"	18.35	18.35	91.6
55	107° 22' 59"	18.35	18.35	91.6
56	107° 22' 59"	18.35	18.35	91.6
57	107° 22' 59"	18.35	18.35	91.6
58	107° 22' 59"	18.35	18.35	91.6
59	107° 22' 59"	18.35	18.35	91.6
60	107° 22' 59"	18.35	18.35	91.6
61	107° 22' 59"	18.35	18.35	91.6
62	107° 22' 59"	18.35	18.35	91.6
63	107° 22' 59"	18.35	18.35	91.6
64	107° 22' 59"	18.35	18.35	91.6
65	107° 22' 59"	18.35	18.35	91.6
66	107° 22' 59"	18.35	18.35	91.6
67	107° 22' 59"	18.35	18.35	91.6
68	107° 22' 59"	18.35	18.35	91.6
69	107° 22' 59"	18.35	18.35	91.6
70	107° 22' 59"	18.35	18.35	91.6
71	107° 22' 59"	18.35	18.35	91.6
72	107° 22' 59"	18.35	18.35	91.6
73	107° 22' 59"	18.35	18.35	91.6
74	107° 22' 59"	18.35	18.35	91.6
75	107° 22' 59"	18.35	18.35	91.6
76	107° 22' 59"	18.35	18.35	91.6
77	107° 22' 59"	18.35	18.35	91.6
78	107° 22' 59"	18.35	18.35	91.6
79	107° 22' 59"	18.35	18.35	91.6
80	107° 22' 59"	18.35	18.35	91.6
81	107° 22' 59"	18.35	18.35	91.6
82	107° 22' 59"	18.35	18.35	91.6
83	107° 22' 59"	18.35	18.35	91.6
84	107° 22' 59"	18.35	18.35	91.6
85	107° 22' 59"	18.35	18.35	91.6
86	107° 22' 59"	18.35	18.35	91.6
87	107° 22' 59"	18.35	18.35	91.6
88	107° 22' 59"	18.35	18.35	91.6
89	107° 22' 59"	18.35	18.35	91.6
90	107° 22' 59"	18.35	18.35	91.6
91	107° 22' 59"	18.35	18.35	91.6
92	107° 22' 59"	18.35	18.35	91.6
93	107° 22' 59"	18.35	18.35	91.6
94	107° 22' 59"	18.35	18.35	91.6
95	107° 22' 59"	18.35	18.35	91.6
96	107° 22' 59"	18.35	18.35	91.6
97	107° 22' 59"	18.35	18.35	91.6
98	107° 22' 59"	18.35	18.35	91.6
99	107° 22' 59"	18.35	18.35	91.6
100	107° 22' 59"	18.35	18.35	91.6
101	107° 22' 59"	18.35	18.35	91.6
102	107° 22' 59"	18.35	18.35	91.6
103	107° 22' 59"	18.35	18.35	91.6
104	107° 22' 59"	18.35	18.35	91.6
105	107° 22' 59"	18.35	18.35	91.6
106	107° 22' 59"	18.35	18.35	91.6
107	107° 22' 59"	18.35	18.35	91.6
108	107° 22' 59"	18.35	18.35	91.6
109	107° 22' 59"	18.35	18.35	91.6
110	107° 22' 59"	18.35	18.35	91.6
111	107° 22' 59"	18.35	18.35	91.6
112	107° 22' 59"	18.35	18.35	91.6
113	107° 22' 59"	18.35	18.35	91.6
114	107° 22' 59"	18.35	18.35	91.6
115	107° 22' 59"	18.35	18.35	91.6
116	107° 22' 59"	18.35	18.35	91.6
117	107° 22' 59"	18.35	18.35	91.6
118	107° 22' 59"	18.35	18.35	91.6
119	107° 22' 59"	18.35	18.35	91.6
120	107° 22' 59"	18.35	18.35	91.6
121	107° 22' 59"	18.35	18.35	91.6
122	107° 22' 59"	18.35	18.35	91.6
123	107° 22' 59"	18.35	18.35	91.6
124	107° 22' 59"	18.35	18.35	91.6
125	107° 22' 59"	18.35	18.35	91.6
126	107° 22' 59"	18.35	18.35	91.6
127	107° 22' 59"	18.35	18.35	91.6
128	107° 22' 59"	18.35	18.35	91.6
129	107° 22' 59"	18.35	18.35	91.6
130	107° 22' 59"	18.35	18.35	91.6
131	107° 22' 59"	18.35	18.35	91.6
132	107° 22' 59"	18.35	18.35	91.6
133	107° 22' 59"	18.35	18.35	91.6
134	107° 22' 59"	18.35	18.35	91.6
135	107° 22' 59"	18.35	18.35	91.6
136	107° 22' 59"	18.35	18.35	91.6
137	107° 22' 59"	18.35	18.35	91.6
138	107° 22' 59"	18.35	18.35	91.6
139	107° 22' 59"	18.35	18.35	91.6
140	107° 22' 59"	18.35	18.35	91.6
141	107° 22' 59"	18.35	18.35	91.6
142	107° 22' 59"	18.35	18.35	91.6
143	107° 22' 59"	18.35	18.35	91.6
144	107° 22' 59"	18.35	18.35	91.6
145	107° 22' 59"	18.35	18.35	91.6
146	107° 22' 59"	18.35	18.35	91.6
147	107° 22' 59"	18.35	18.35	91.6
148	107° 22' 59"	18.35	18.35	91.6
149	107° 22' 59"	18.35	18.35	91.6
150	107° 22' 59"	18.35	18.35	91.6



SCHEDULE OF SHORT & CURVED EASEMENTS

No.	BEARING	CHORD	ARC	RADII
23	177°44'15"	32.335	32.77	288
24	117°01'54"	16.81	16.815	284
25	142°46'05"	12.525	12.525	91.4
26	109°42'35"	11.9	11.9	91.4
27	109°42'35"	6.515	6.515	92
28	254°27'35"	7.575	7.575	92
29	341°46'25"	7.595	7.595	92
30	327°06'44"	14.38	14.385	104.4
31	81°46'25"	8.81	8.815	100
32	74°07'08"	10.855	10.855	100
33	17°41'39"	6.51	6.515	100
34	209°08'55"	12.48	12.485	100.4
35	172°21'20"	2.7	2.7	200
36	172°21'20"	2.7	2.7	200
37	172°21'20"	2.7	2.7	200
38	172°21'20"	2.7	2.7	200
39	172°21'20"	2.7	2.7	200
40	172°21'20"	2.7	2.7	200
41	172°21'20"	2.7	2.7	200
42	172°21'20"	2.7	2.7	200
43	172°21'20"	2.7	2.7	200
44	172°21'20"	2.7	2.7	200
45	172°21'20"	2.7	2.7	200
46	172°21'20"	2.7	2.7	200
47	172°21'20"	2.7	2.7	200
48	172°21'20"	2.7	2.7	200
49	172°21'20"	2.7	2.7	200
50	172°21'20"	2.7	2.7	200

- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) EASEMENT FOR PAVEMENT STATIONING 2.75 WIDE
- (C) RESTRICTION ON THE USE OF LAND
- (D) EASEMENT FOR REPAIRS 1.5 WIDE
- (E) RESTRICTION ON THE USE OF LAND

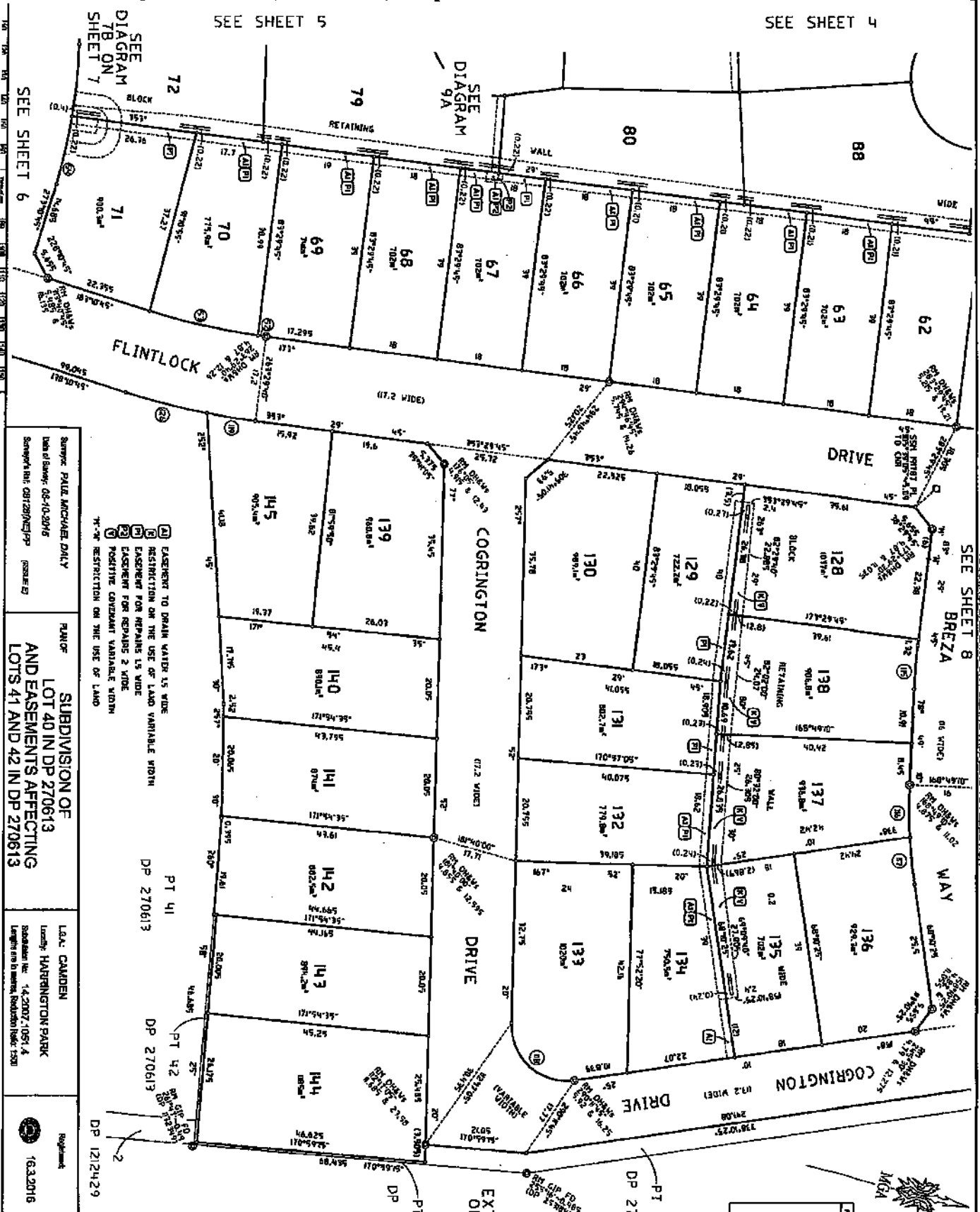
Surveyor: PAUL ANCHAUER, D.L.V.  
 Date of Survey: 06-10-2016  
 Remuneration: 88128/65PPP

PLAN OF SUBDIVISION OF LOT 40 IN DP 270613 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270613

LOCALITY: CAMDEN  
 LOCALITY: HARRINGTON PARK  
 Section 14, 2007, 1051.4  
 Land is to be used for Residential Purposes.

Regulation: 16.3.2016

DP280049



**OWNER:** PAUL MICHAEL DALY  
 Date of Stamp: 06-10-2016  
 Stamp No: 0812016/16P (ISSUE 2)

**PLAN:** SUBDIVISION OF LOT 40 IN DP 270613 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270613

**L.O.L. CAMDEN:** HARRINGTON PARK  
 Subdivision No: 14-2002-1051.4  
 Lengths are in meters. (Production Year: 1998)

**Request:** 16.3.2016

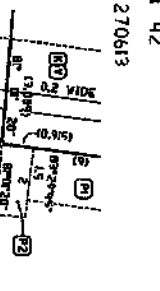
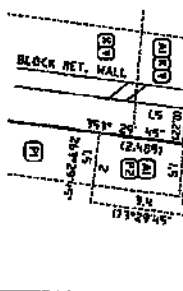
**DP280049**

- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- (C) EASEMENT FOR REPAIRS 1.5 WIDE
- (D) EASEMENT FOR REPAIRS 2 WIDE
- (E) POSITIVE CONSTRAINT VARIABLE WIDTH
- (F) "X" RESTRICTION ON THE USE OF LAND

PT 41  
 DP 270613

PT 42  
 DP 270613

DIAGRAM 9A  
 NOT TO SCALE

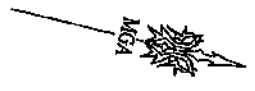


SCHEDULE 4 OF SUBMITTAL & CURRENT DIMENSIONS:

NO.	REMARKS	COORDINATE	AREA	STATUS
52	173.49 55°	1.795	14.5	14.5
53	178.49 30°	22.76	22.8	14.5
54	208.29 20°	11.315	14.165	14.5
55	171.49 55°	14.81	8.815	14.5
116	171.49 55°	14.81	8.815	14.5
117	171.49 55°	14.81	8.815	14.5
118	171.49 55°	14.81	8.815	14.5
119	171.49 55°	14.81	8.815	14.5
120	171.49 55°	14.81	8.815	14.5

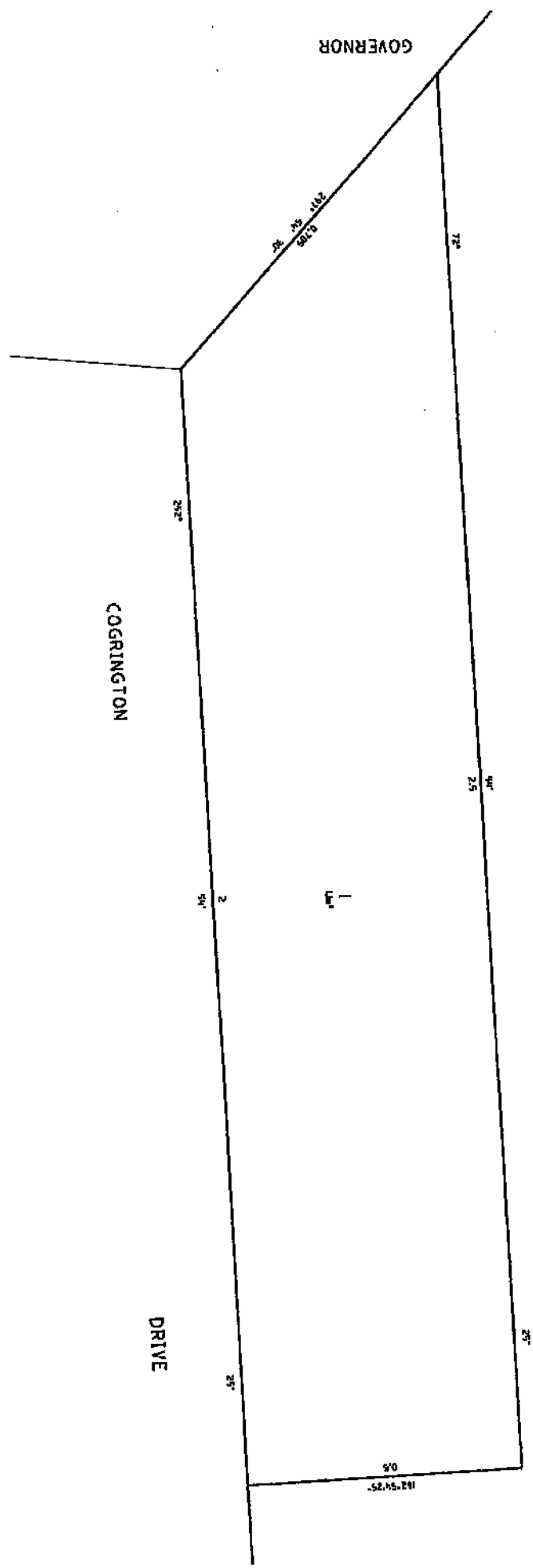






PT 42  
 DP 270613

PRECINCT PLAN  
 PRECINCT PROPERTY PLAN  
 LOT 1



Sample: PAUL MICHAEL DALY Date of Survey: 06-10-2016 Surveyor Ref: 081290NE/PS (Issue 2)	PART OF SUBDIVISION OF LOT 40 IN DP 270613 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270613	L.O.C. CAMDEN Local: HARRINGTON PARK Subdivision Ref: 14.2007.1051.4 Lengths are in metres, Radiation Ref: 15	Registered: 18.3.2016	DP280049
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NO.	BEARING	CORNER	MEAS.	BEARING	NO.
101	99°31'55"	3.045	N. 82° 7'	7	101
102	98°57'55"	2.715	N. 82° 7'	8	102
103	98°23'55"	2.385	N. 82° 7'	9	103
104	97°49'55"	2.055	N. 82° 7'	10	104
105	97°25'55"	1.725	N. 82° 7'	11	105
106	96°51'55"	1.395	N. 82° 7'	12	106
107	96°27'55"	1.065	N. 82° 7'	13	107
108	95°53'55"	0.735	N. 82° 7'	14	108
109	95°29'55"	0.405	N. 82° 7'	15	109
110	95°05'55"	0.075	N. 82° 7'	16	110
111	94°41'55"	0.745	N. 82° 7'	17	111
112	94°17'55"	1.415	N. 82° 7'	18	112
113	93°53'55"	2.085	N. 82° 7'	19	113
114	93°29'55"	2.755	N. 82° 7'	20	114
115	93°05'55"	3.425	N. 82° 7'	21	115
116	92°41'55"	4.095	N. 82° 7'	22	116
117	92°17'55"	4.765	N. 82° 7'	23	117
118	91°53'55"	5.435	N. 82° 7'	24	118
119	91°29'55"	6.105	N. 82° 7'	25	119
120	91°05'55"	6.775	N. 82° 7'	26	120
121	90°41'55"	7.445	N. 82° 7'	27	121
122	90°17'55"	8.115	N. 82° 7'	28	122
123	90°00'00"	8.445	N. 82° 7'	29	123
124	90°00'00"	8.445	N. 82° 7'	30	124
125	90°00'00"	8.445	N. 82° 7'	31	125
126	90°00'00"	8.445	N. 82° 7'	32	126
127	90°00'00"	8.445	N. 82° 7'	33	127
128	90°00'00"	8.445	N. 82° 7'	34	128
129	90°00'00"	8.445	N. 82° 7'	35	129
130	90°00'00"	8.445	N. 82° 7'	36	130
131	90°00'00"	8.445	N. 82° 7'	37	131
132	90°00'00"	8.445	N. 82° 7'	38	132
133	90°00'00"	8.445	N. 82° 7'	39	133
134	90°00'00"	8.445	N. 82° 7'	40	134
135	90°00'00"	8.445	N. 82° 7'	41	135
136	90°00'00"	8.445	N. 82° 7'	42	136
137	90°00'00"	8.445	N. 82° 7'	43	137
138	90°00'00"	8.445	N. 82° 7'	44	138
139	90°00'00"	8.445	N. 82° 7'	45	139
140	90°00'00"	8.445	N. 82° 7'	46	140
141	90°00'00"	8.445	N. 82° 7'	47	141
142	90°00'00"	8.445	N. 82° 7'	48	142
143	90°00'00"	8.445	N. 82° 7'	49	143
144	90°00'00"	8.445	N. 82° 7'	50	144
145	90°00'00"	8.445	N. 82° 7'	51	145
146	90°00'00"	8.445	N. 82° 7'	52	146
147	90°00'00"	8.445	N. 82° 7'	53	147
148	90°00'00"	8.445	N. 82° 7'	54	148
149	90°00'00"	8.445	N. 82° 7'	55	149
150	90°00'00"	8.445	N. 82° 7'	56	150
151	90°00'00"	8.445	N. 82° 7'	57	151
152	90°00'00"	8.445	N. 82° 7'	58	152
153	90°00'00"	8.445	N. 82° 7'	59	153
154	90°00'00"	8.445	N. 82° 7'	60	154

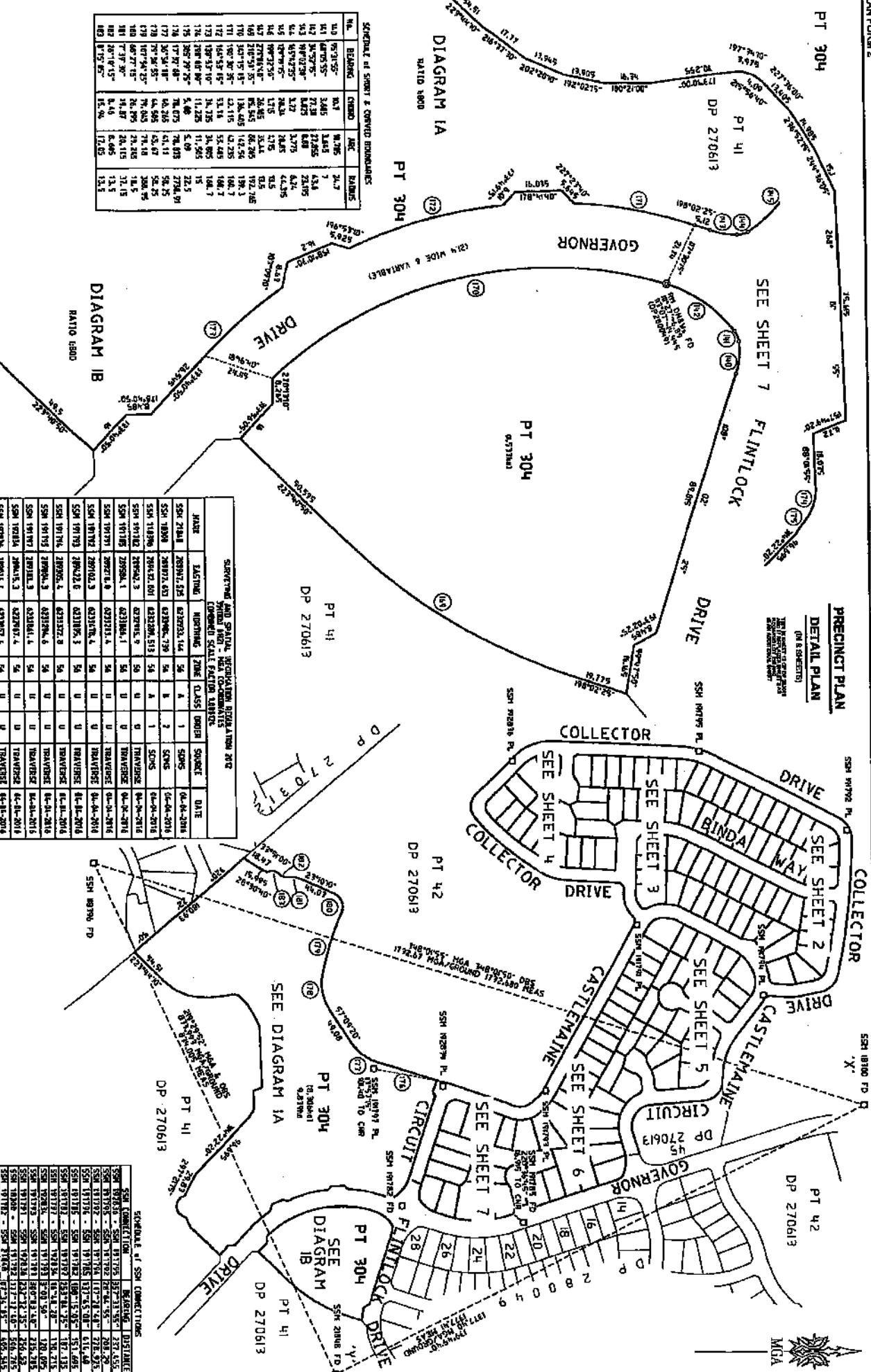
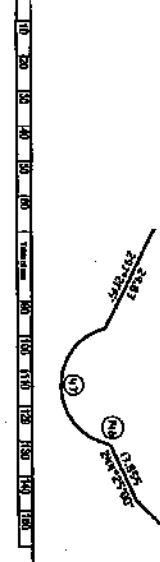
DIAGRAM IA  
RATIO 1:800

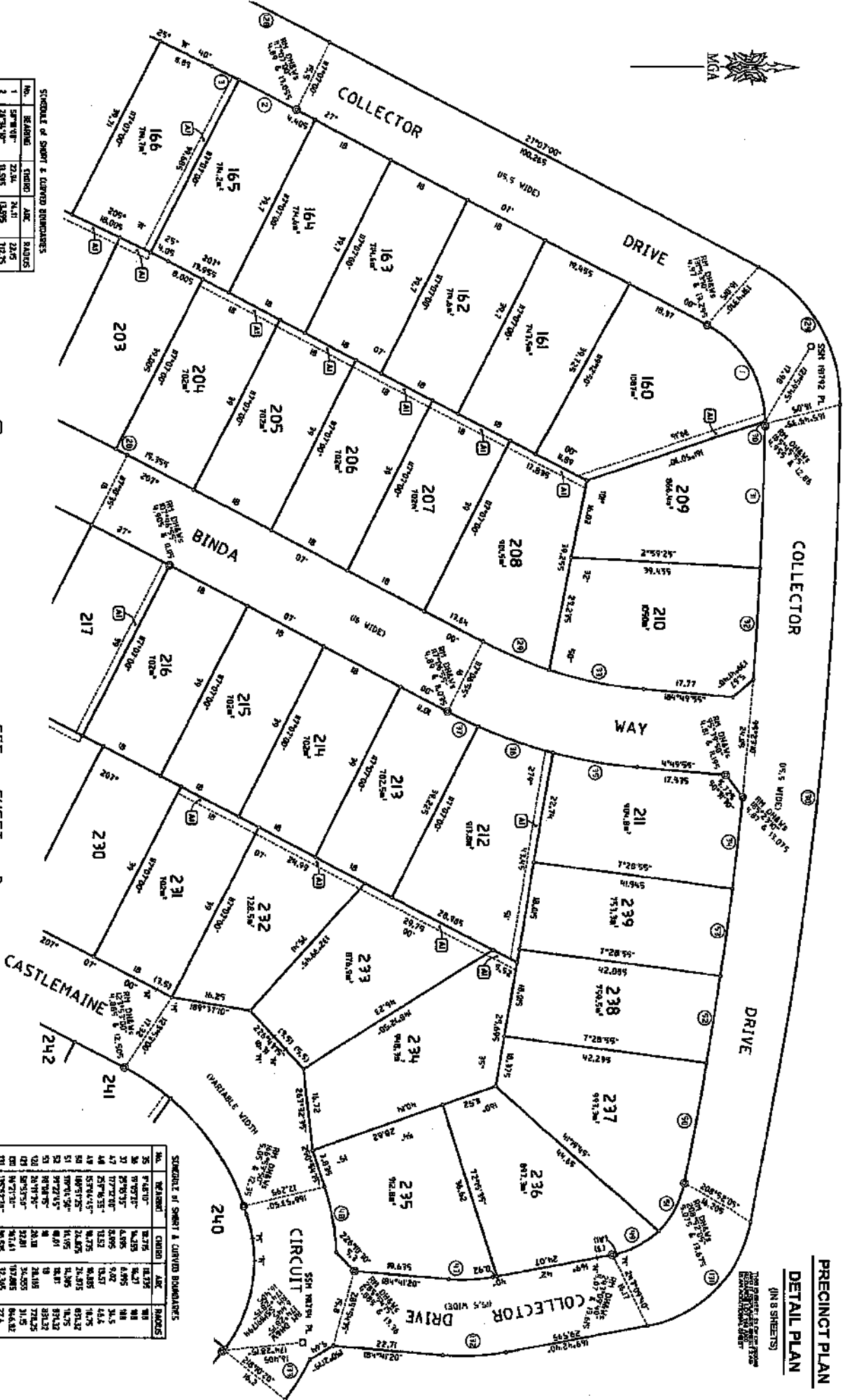
DIAGRAM IB  
RATIO 1:800

MARK	LASTING	NORTHING	ZONE	CLASS	ORDER	SOURCE	DATE
SM 2184	2017/05/01	623282.104	54	A	1	SMNS	04-04-2018
SM 1890	2017/05/01	623286.738	54	A	2	SMNS	04-04-2018
SM 1120	2017/05/01	623290.513	54	A	1	SMNS	04-04-2018
SM 1912	2017/05/01	623294.287	54	A	1	SMNS	04-04-2018
SM 1913	2017/05/01	623298.061	54	A	1	SMNS	04-04-2018
SM 1914	2017/05/01	623301.835	54	A	1	SMNS	04-04-2018
SM 1915	2017/05/01	623305.609	54	A	1	SMNS	04-04-2018
SM 1916	2017/05/01	623309.383	54	A	1	SMNS	04-04-2018
SM 1917	2017/05/01	623313.157	54	A	1	SMNS	04-04-2018
SM 1918	2017/05/01	623316.931	54	A	1	SMNS	04-04-2018
SM 1919	2017/05/01	623320.705	54	A	1	SMNS	04-04-2018
SM 1920	2017/05/01	623324.479	54	A	1	SMNS	04-04-2018
SM 1921	2017/05/01	623328.253	54	A	1	SMNS	04-04-2018
SM 1922	2017/05/01	623332.027	54	A	1	SMNS	04-04-2018
SM 1923	2017/05/01	623335.801	54	A	1	SMNS	04-04-2018
SM 1924	2017/05/01	623339.575	54	A	1	SMNS	04-04-2018
SM 1925	2017/05/01	623343.349	54	A	1	SMNS	04-04-2018
SM 1926	2017/05/01	623347.123	54	A	1	SMNS	04-04-2018
SM 1927	2017/05/01	623350.897	54	A	1	SMNS	04-04-2018
SM 1928	2017/05/01	623354.671	54	A	1	SMNS	04-04-2018
SM 1929	2017/05/01	623358.445	54	A	1	SMNS	04-04-2018
SM 1930	2017/05/01	623362.219	54	A	1	SMNS	04-04-2018
SM 1931	2017/05/01	623365.993	54	A	1	SMNS	04-04-2018
SM 1932	2017/05/01	623369.767	54	A	1	SMNS	04-04-2018
SM 1933	2017/05/01	623373.541	54	A	1	SMNS	04-04-2018
SM 1934	2017/05/01	623377.315	54	A	1	SMNS	04-04-2018
SM 1935	2017/05/01	623381.089	54	A	1	SMNS	04-04-2018
SM 1936	2017/05/01	623384.863	54	A	1	SMNS	04-04-2018
SM 1937	2017/05/01	623388.637	54	A	1	SMNS	04-04-2018
SM 1938	2017/05/01	623392.411	54	A	1	SMNS	04-04-2018
SM 1939	2017/05/01	623396.185	54	A	1	SMNS	04-04-2018
SM 1940	2017/05/01	623400.000	54	A	1	SMNS	04-04-2018
SM 1941	2017/05/01	623403.820	54	A	1	SMNS	04-04-2018
SM 1942	2017/05/01	623407.640	54	A	1	SMNS	04-04-2018
SM 1943	2017/05/01	623411.460	54	A	1	SMNS	04-04-2018
SM 1944	2017/05/01	623415.280	54	A	1	SMNS	04-04-2018
SM 1945	2017/05/01	623419.100	54	A	1	SMNS	04-04-2018
SM 1946	2017/05/01	623422.920	54	A	1	SMNS	04-04-2018
SM 1947	2017/05/01	623426.740	54	A	1	SMNS	04-04-2018
SM 1948	2017/05/01	623430.560	54	A	1	SMNS	04-04-2018
SM 1949	2017/05/01	623434.380	54	A	1	SMNS	04-04-2018
SM 1950	2017/05/01	623438.200	54	A	1	SMNS	04-04-2018

SSM NO.	SSM DESCRIPTION	SSM CLASSIFICATION	SSM DATE	SSM STATUS
SSM 1951	SSM 1951	A	04-04-2018	ACTIVE
SSM 1952	SSM 1952	A	04-04-2018	ACTIVE
SSM 1953	SSM 1953	A	04-04-2018	ACTIVE
SSM 1954	SSM 1954	A	04-04-2018	ACTIVE
SSM 1955	SSM 1955	A	04-04-2018	ACTIVE
SSM 1956	SSM 1956	A	04-04-2018	ACTIVE
SSM 1957	SSM 1957	A	04-04-2018	ACTIVE
SSM 1958	SSM 1958	A	04-04-2018	ACTIVE
SSM 1959	SSM 1959	A	04-04-2018	ACTIVE
SSM 1960	SSM 1960	A	04-04-2018	ACTIVE
SSM 1961	SSM 1961	A	04-04-2018	ACTIVE
SSM 1962	SSM 1962	A	04-04-2018	ACTIVE
SSM 1963	SSM 1963	A	04-04-2018	ACTIVE
SSM 1964	SSM 1964	A	04-04-2018	ACTIVE
SSM 1965	SSM 1965	A	04-04-2018	ACTIVE
SSM 1966	SSM 1966	A	04-04-2018	ACTIVE
SSM 1967	SSM 1967	A	04-04-2018	ACTIVE
SSM 1968	SSM 1968	A	04-04-2018	ACTIVE
SSM 1969	SSM 1969	A	04-04-2018	ACTIVE
SSM 1970	SSM 1970	A	04-04-2018	ACTIVE
SSM 1971	SSM 1971	A	04-04-2018	ACTIVE
SSM 1972	SSM 1972	A	04-04-2018	ACTIVE
SSM 1973	SSM 1973	A	04-04-2018	ACTIVE
SSM 1974	SSM 1974	A	04-04-2018	ACTIVE
SSM 1975	SSM 1975	A	04-04-2018	ACTIVE
SSM 1976	SSM 1976	A	04-04-2018	ACTIVE
SSM 1977	SSM 1977	A	04-04-2018	ACTIVE
SSM 1978	SSM 1978	A	04-04-2018	ACTIVE
SSM 1979	SSM 1979	A	04-04-2018	ACTIVE
SSM 1980	SSM 1980	A	04-04-2018	ACTIVE
SSM 1981	SSM 1981	A	04-04-2018	ACTIVE
SSM 1982	SSM 1982	A	04-04-2018	ACTIVE
SSM 1983	SSM 1983	A	04-04-2018	ACTIVE
SSM 1984	SSM 1984	A	04-04-2018	ACTIVE
SSM 1985	SSM 1985	A	04-04-2018	ACTIVE
SSM 1986	SSM 1986	A	04-04-2018	ACTIVE
SSM 1987	SSM 1987	A	04-04-2018	ACTIVE
SSM 1988	SSM 1988	A	04-04-2018	ACTIVE
SSM 1989	SSM 1989	A	04-04-2018	ACTIVE
SSM 1990	SSM 1990	A	04-04-2018	ACTIVE

Surveyor: BENJAMIN JOHN CLARKE Date of Survey: 21-04-2016 Surveyor's No: 68726(NW)/SP (ISSUED BY)	PLANC: LOT 159 IN DP 280049 AND EASEMENTS AFFECTING LOT 42 IN DP 270613	LOCAL COUNCIL: LINDSEY HARRINGTON PARK Submission No: 14-2007-10515 Landscape name: Redwood Road 7300	Signature: [Signature] 7.8.2016	DP280049 ADDITIONAL SHEET 12
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SCHEDULE of SHORT & LARGED BOUNDARIES

No.	REMARKS	LENGTH	AREA	REMARKS
1	SUBDIVISION	22.54	24.5	
2	203-100	12.95	102.75	
3	204-100	4.95	6.09	
4	205-100	2.45	2.45	
5	206-100	1.78	1.78	
6	207-100	1.57	1.57	
7	208-100	2.74	2.74	
8	209-100	2.74	2.74	
9	210-100	2.74	2.74	
10	211-100	2.74	2.74	
11	212-100	2.74	2.74	
12	213-100	2.74	2.74	
13	214-100	2.74	2.74	
14	215-100	2.74	2.74	
15	216-100	2.74	2.74	
16	217-100	2.74	2.74	
17	218-100	2.74	2.74	
18	219-100	2.74	2.74	
19	220-100	2.74	2.74	
20	221-100	2.74	2.74	
21	222-100	2.74	2.74	
22	223-100	2.74	2.74	
23	224-100	2.74	2.74	
24	225-100	2.74	2.74	
25	226-100	2.74	2.74	
26	227-100	2.74	2.74	
27	228-100	2.74	2.74	
28	229-100	2.74	2.74	
29	230-100	2.74	2.74	
30	231-100	2.74	2.74	
31	232-100	2.74	2.74	
32	233-100	2.74	2.74	
33	234-100	2.74	2.74	
34	235-100	2.74	2.74	
35	236-100	2.74	2.74	
36	237-100	2.74	2.74	
37	238-100	2.74	2.74	
38	239-100	2.74	2.74	
39	240-100	2.74	2.74	
40	241-100	2.74	2.74	
41	242-100	2.74	2.74	

(N) EASEMENT TO DRAIN WATER 1.5 WIDE  
 1/4" W/ RESTRICTION ON THE USE OF LAND

SEE SHEET 3

Surveyor: BENJAMIN JOHN CHAMBERS  
 Date of Survey: 24-04-2016  
 Surveyor's Code: 04072016/PP (private)

PLAN: SUBDIVISION OF LOT 159 IN DP 280049 AND EASEMENTS AFFECTING LOT 42 IN DP 270613

LOCAL COUNCIL: HARRINGTON PARK  
 Submission No: 14/2007/105715  
 Length of time to review: 1500



DP280049  
 ADDITIONAL SHEET 13

SCHEDULE of SHORT & LARGED BOUNDARIES

No.	REMARKS	LENGTH	AREA	REMARKS
35	FLATTOP	12.75	12.75	
36	W/OTOP	14.25	14.25	
37	203-100	4.95	6.09	
38	204-100	2.45	2.45	
39	205-100	1.78	1.78	
40	206-100	1.57	1.57	
41	207-100	2.74	2.74	
42	208-100	2.74	2.74	
43	209-100	2.74	2.74	
44	210-100	2.74	2.74	
45	211-100	2.74	2.74	
46	212-100	2.74	2.74	
47	213-100	2.74	2.74	
48	214-100	2.74	2.74	
49	215-100	2.74	2.74	
50	216-100	2.74	2.74	
51	217-100	2.74	2.74	
52	218-100	2.74	2.74	
53	219-100	2.74	2.74	
54	220-100	2.74	2.74	
55	221-100	2.74	2.74	
56	222-100	2.74	2.74	
57	223-100	2.74	2.74	
58	224-100	2.74	2.74	
59	225-100	2.74	2.74	
60	226-100	2.74	2.74	
61	227-100	2.74	2.74	
62	228-100	2.74	2.74	
63	229-100	2.74	2.74	
64	230-100	2.74	2.74	
65	231-100	2.74	2.74	
66	232-100	2.74	2.74	
67	233-100	2.74	2.74	
68	234-100	2.74	2.74	
69	235-100	2.74	2.74	
70	236-100	2.74	2.74	
71	237-100	2.74	2.74	
72	238-100	2.74	2.74	
73	239-100	2.74	2.74	
74	240-100	2.74	2.74	
75	241-100	2.74	2.74	
76	242-100	2.74	2.74	

No.	DESCRIPTION	WIDTH	AREA	STATUS
1	RESERVED	1.00	0.00	RESERVED
2	RESERVED	1.00	0.00	RESERVED
3	RESERVED	1.00	0.00	RESERVED
4	RESERVED	1.00	0.00	RESERVED
5	RESERVED	1.00	0.00	RESERVED
6	RESERVED	1.00	0.00	RESERVED
7	RESERVED	1.00	0.00	RESERVED
8	RESERVED	1.00	0.00	RESERVED
9	RESERVED	1.00	0.00	RESERVED
10	RESERVED	1.00	0.00	RESERVED
11	RESERVED	1.00	0.00	RESERVED
12	RESERVED	1.00	0.00	RESERVED
13	RESERVED	1.00	0.00	RESERVED
14	RESERVED	1.00	0.00	RESERVED
15	RESERVED	1.00	0.00	RESERVED
16	RESERVED	1.00	0.00	RESERVED
17	RESERVED	1.00	0.00	RESERVED
18	RESERVED	1.00	0.00	RESERVED
19	RESERVED	1.00	0.00	RESERVED
20	RESERVED	1.00	0.00	RESERVED
21	RESERVED	1.00	0.00	RESERVED
22	RESERVED	1.00	0.00	RESERVED
23	RESERVED	1.00	0.00	RESERVED
24	RESERVED	1.00	0.00	RESERVED
25	RESERVED	1.00	0.00	RESERVED
26	RESERVED	1.00	0.00	RESERVED
27	RESERVED	1.00	0.00	RESERVED
28	RESERVED	1.00	0.00	RESERVED
29	RESERVED	1.00	0.00	RESERVED
30	RESERVED	1.00	0.00	RESERVED
31	RESERVED	1.00	0.00	RESERVED
32	RESERVED	1.00	0.00	RESERVED
33	RESERVED	1.00	0.00	RESERVED
34	RESERVED	1.00	0.00	RESERVED
35	RESERVED	1.00	0.00	RESERVED
36	RESERVED	1.00	0.00	RESERVED
37	RESERVED	1.00	0.00	RESERVED
38	RESERVED	1.00	0.00	RESERVED
39	RESERVED	1.00	0.00	RESERVED
40	RESERVED	1.00	0.00	RESERVED
41	RESERVED	1.00	0.00	RESERVED
42	RESERVED	1.00	0.00	RESERVED
43	RESERVED	1.00	0.00	RESERVED
44	RESERVED	1.00	0.00	RESERVED
45	RESERVED	1.00	0.00	RESERVED
46	RESERVED	1.00	0.00	RESERVED
47	RESERVED	1.00	0.00	RESERVED
48	RESERVED	1.00	0.00	RESERVED
49	RESERVED	1.00	0.00	RESERVED
50	RESERVED	1.00	0.00	RESERVED
51	RESERVED	1.00	0.00	RESERVED
52	RESERVED	1.00	0.00	RESERVED
53	RESERVED	1.00	0.00	RESERVED
54	RESERVED	1.00	0.00	RESERVED
55	RESERVED	1.00	0.00	RESERVED
56	RESERVED	1.00	0.00	RESERVED
57	RESERVED	1.00	0.00	RESERVED
58	RESERVED	1.00	0.00	RESERVED
59	RESERVED	1.00	0.00	RESERVED
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62	RESERVED	1.00	0.00	RESERVED
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81	RESERVED	1.00	0.00	RESERVED
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89	RESERVED	1.00	0.00	RESERVED
90	RESERVED	1.00	0.00	RESERVED
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94	RESERVED	1.00	0.00	RESERVED
95	RESERVED	1.00	0.00	RESERVED
96	RESERVED	1.00	0.00	RESERVED
97	RESERVED	1.00	0.00	RESERVED
98	RESERVED	1.00	0.00	RESERVED
99	RESERVED	1.00	0.00	RESERVED
100	RESERVED	1.00	0.00	RESERVED

**PRECINCT PLAN**  
 (ON 8 SHEETS)  
 THIS PRECINCT PLAN IS A PART OF THE SUBDIVISION OF LOT 159 IN DP 280049 AND EASEMENTS AFFECTING LOT 42 IN DP 270613.

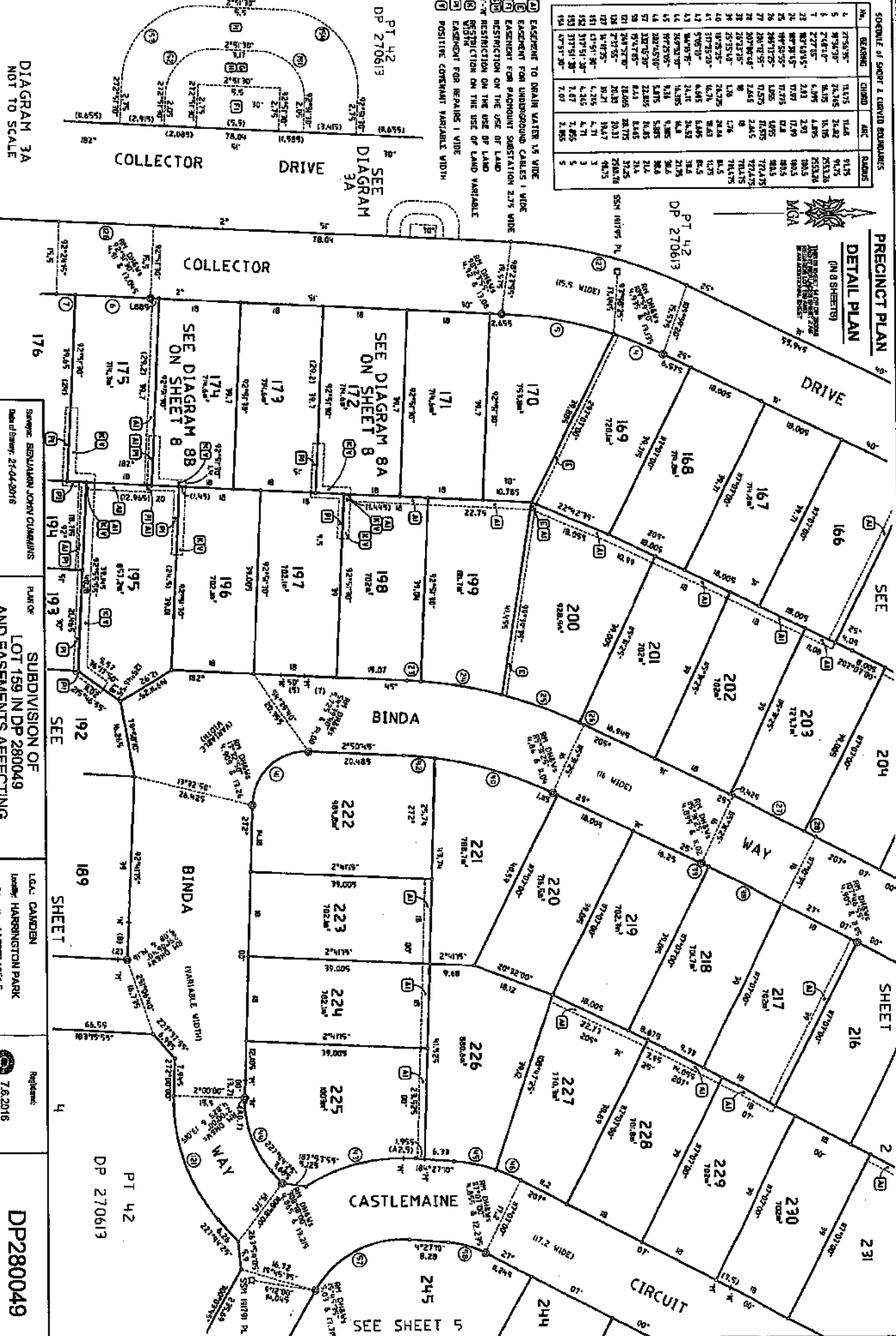


DIAGRAM 3A  
 NOT TO SCALE

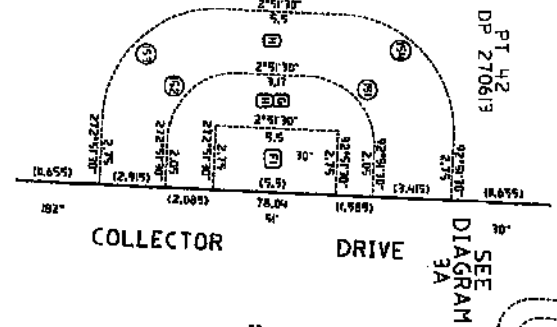
Surveyor: **BENJAMIN JOHN CUMMINGS**  
 Date of Survey: 21-04-2016  
 Surveyor's No: DB1280049P

PLAN OF  
 SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613

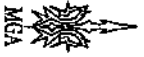
LOCAL COUNCIL  
 HARRINGTON PARK  
 Council File No: 142007/10915  
 Length of plan in metres: Production Date: 2016

Registered:  
 7.6.2016

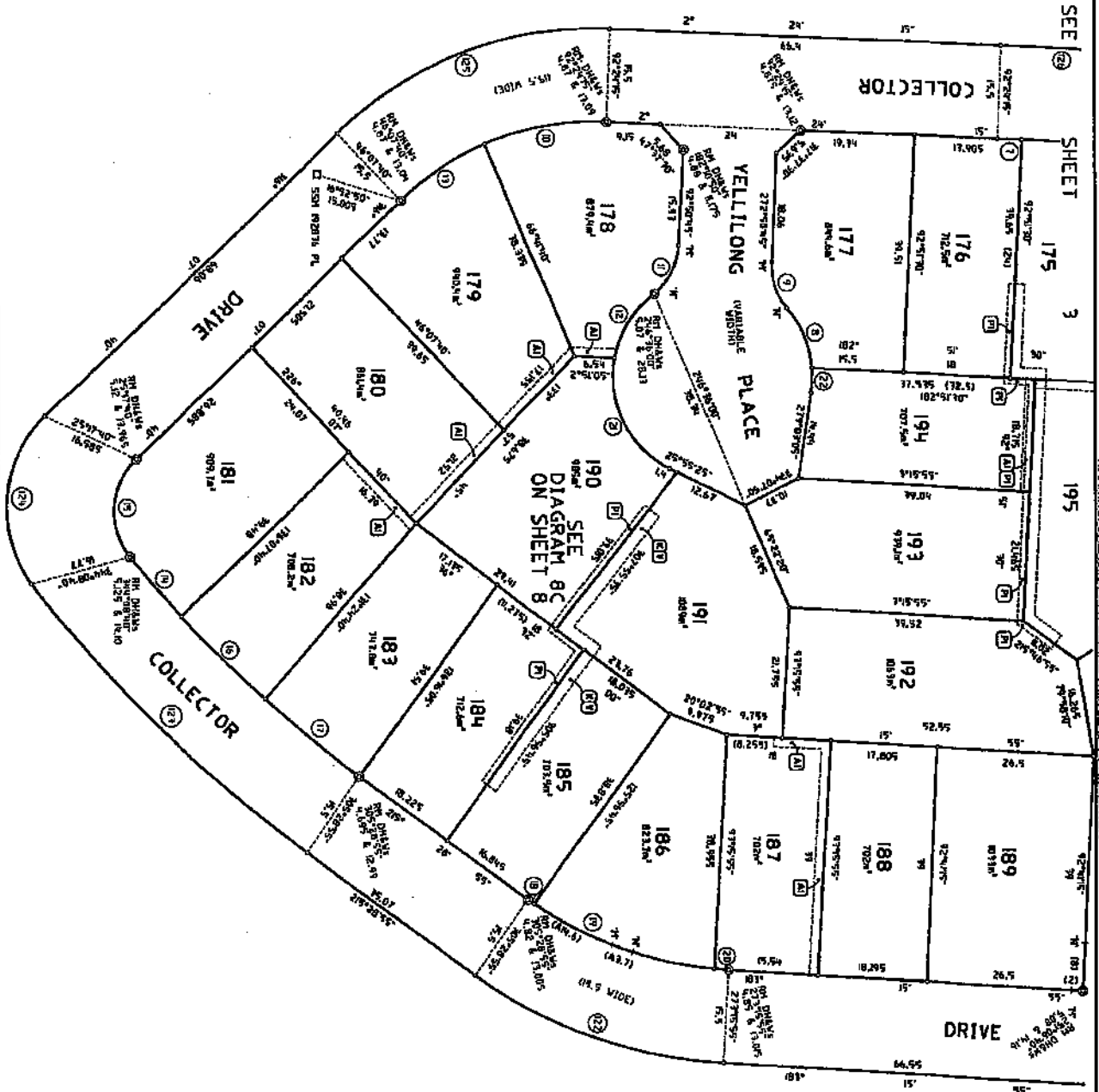
DP280049  
 ADDITIONAL SHEET 14



- (A) EASEMENT TO DRAIN WATER 1.5 WIDE
- (B) EASEMENT FOR UNDERGROUND CABLES 1.5 WIDE
- (C) EASEMENT FOR PAVEMENT SUBSTITUTION 2.75 WIDE
- (D) RESTRICTION ON THE USE OF LAND
- (E) RESTRICTION ON THE USE OF LAND
- (F) RESTRICTION ON THE USE OF LAND
- (G) RESTRICTION ON THE USE OF LAND
- (H) RESTRICTION ON THE USE OF LAND
- (I) RESTRICTION ON THE USE OF LAND
- (J) RESTRICTION ON THE USE OF LAND
- (K) RESTRICTION ON THE USE OF LAND
- (L) RESTRICTION ON THE USE OF LAND
- (M) RESTRICTION ON THE USE OF LAND
- (N) RESTRICTION ON THE USE OF LAND
- (O) RESTRICTION ON THE USE OF LAND
- (P) RESTRICTION ON THE USE OF LAND
- (Q) RESTRICTION ON THE USE OF LAND
- (R) RESTRICTION ON THE USE OF LAND
- (S) RESTRICTION ON THE USE OF LAND
- (T) RESTRICTION ON THE USE OF LAND
- (U) RESTRICTION ON THE USE OF LAND
- (V) RESTRICTION ON THE USE OF LAND
- (W) RESTRICTION ON THE USE OF LAND
- (X) RESTRICTION ON THE USE OF LAND
- (Y) RESTRICTION ON THE USE OF LAND
- (Z) RESTRICTION ON THE USE OF LAND



PT 42  
 DP 270613



Surveyor: BENJAMIN JOHN CUMMINGS  
 Date of Survey: 21-04-2016  
 Surveyor's Ref: 08128/WV/PP

PLANNING  
 SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613

LOCAL COUNCIL  
 LINDSAY HARRINGTON PARK  
 Shire Council No: 14.2007.10571.5  
 Length of term to which Resolution Relates: 500

Registration:  
 7.6.2016

DP280049  
 ADDITIONAL SHEET 15

SCHEDULE OF SHORT & CURVED BOUNDARIES

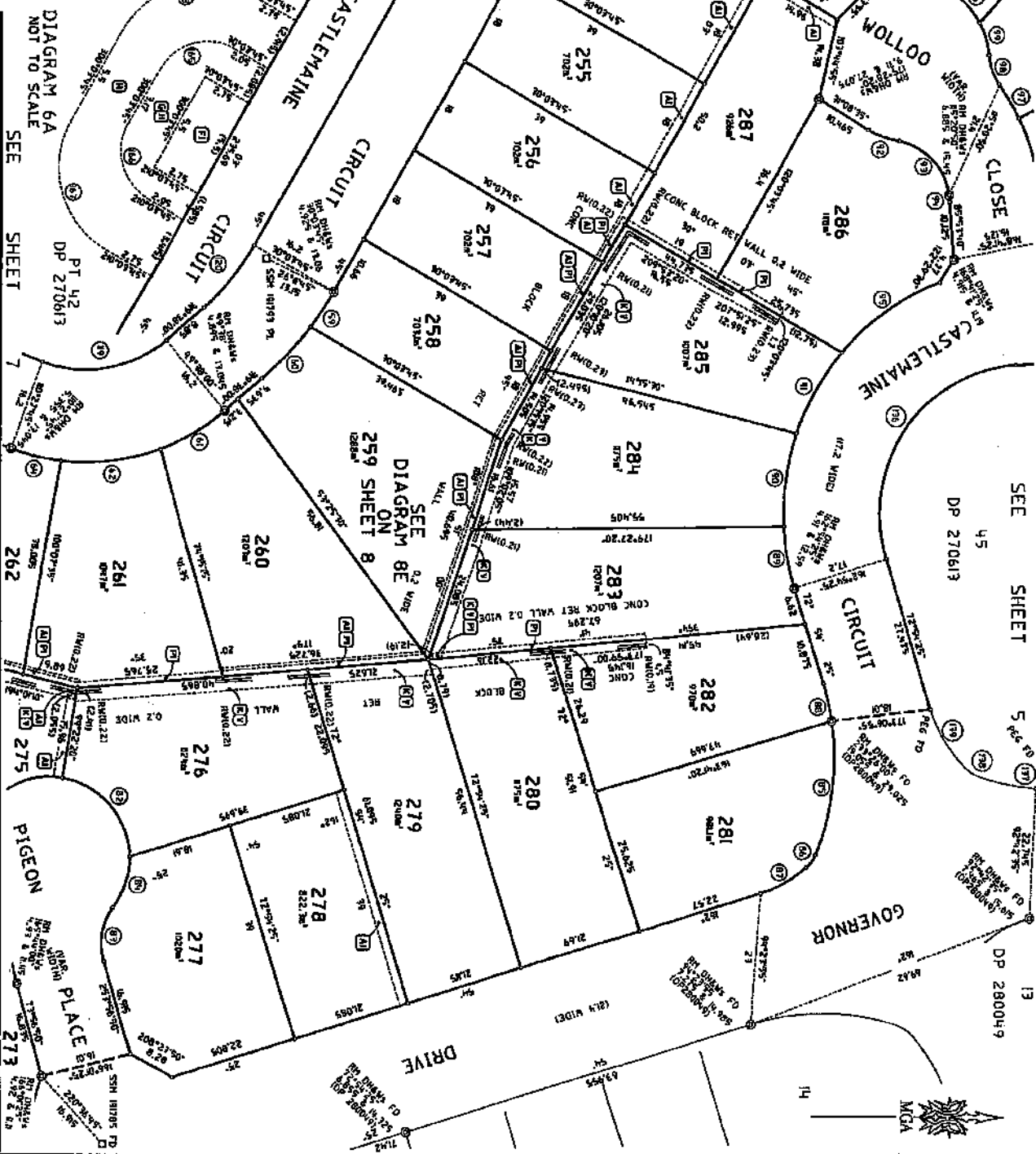
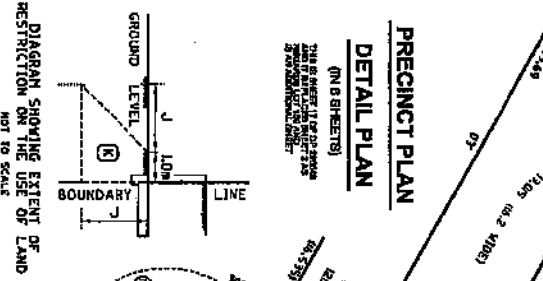
NO.	BEARING	ORDER	LINE	VALUES
1	77°05'	4.095	4.095	253.26
2	76°37'	7.041	7.041	41.1
3	307°04'	6.055	6.055	41.1
4	309°45'	18.095	18.095	41.1
5	177°05'	4.095	4.095	41.1
6	321°05'	0.215	0.215	41.1
7	320°55'	0.215	0.215	41.1
8	227°25'	0.215	0.215	41.1
9	227°25'	0.215	0.215	41.1
10	227°25'	0.215	0.215	41.1
11	227°25'	0.215	0.215	41.1
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96	227°25'	0.215	0.215	41.1
97	227°25'	0.215	0.215	41.1
98	227°25'	0.215	0.215	41.1
99	227°25'	0.215	0.215	41.1
100	227°25'	0.215	0.215	41.1

- (D) EASEMENT TO DRAIN WATER 1.5 WIDE
- (R) RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- (E) EASEMENT FOR REPAIRS 1 WIDE
- (V) POSITIVE COVENANT VARIABLE WIDTH
- (W) RESTRICTION ON THE USE OF LAND



STANDARD 41 SHEET & CURVED BOUNDARIES

NO.	REMARKS	COORD	ARC	RADIUS
01	STARTING AT	7285	2.46	58
02	BEARING	124.5	2.46	58
03	BEARING	153.4	1.41	36
04	BEARING	70.2	1.25	32
05	BEARING	4.75	1.09	28
06	BEARING	10.9	1.09	28
07	BEARING	15.4	1.09	28
08	BEARING	19.9	1.09	28
09	BEARING	24.4	1.09	28
10	BEARING	28.9	1.09	28
11	BEARING	33.4	1.09	28
12	BEARING	37.9	1.09	28
13	BEARING	42.4	1.09	28
14	BEARING	46.9	1.09	28
15	BEARING	51.4	1.09	28
16	BEARING	55.9	1.09	28
17	BEARING	60.4	1.09	28
18	BEARING	64.9	1.09	28
19	BEARING	69.4	1.09	28
20	BEARING	73.9	1.09	28
21	BEARING	78.4	1.09	28
22	BEARING	82.9	1.09	28
23	BEARING	87.4	1.09	28
24	BEARING	91.9	1.09	28
25	BEARING	96.4	1.09	28
26	BEARING	100.9	1.09	28
27	BEARING	105.4	1.09	28
28	BEARING	109.9	1.09	28
29	BEARING	114.4	1.09	28
30	BEARING	118.9	1.09	28
31	BEARING	123.4	1.09	28
32	BEARING	127.9	1.09	28
33	BEARING	132.4	1.09	28
34	BEARING	136.9	1.09	28
35	BEARING	141.4	1.09	28
36	BEARING	145.9	1.09	28
37	BEARING	150.4	1.09	28
38	BEARING	154.9	1.09	28
39	BEARING	159.4	1.09	28
40	BEARING	163.9	1.09	28
41	BEARING	168.4	1.09	28
42	BEARING	172.9	1.09	28
43	BEARING	177.4	1.09	28
44	BEARING	181.9	1.09	28
45	BEARING	186.4	1.09	28
46	BEARING	190.9	1.09	28
47	BEARING	195.4	1.09	28
48	BEARING	199.9	1.09	28
49	BEARING	204.4	1.09	28
50	BEARING	208.9	1.09	28



DESIGNED BY: REBECCAH JOHAN CLARKE  
 DATE OF PLAN: 21-04-2016  
 ENGINEER: GUY HARRINGTON P/ENG (ISSUE 01)

PLAN OF  
 SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613

L.S.M. CAMDEN  
 LOCATION: HARRINGTON PARK  
 SCALE: 1:4200 (7:1051.5)  
 LENGTH AND TO BE SHOWN, REGULATION PLATE: 500

REGISTRATION NO. 7.6.2016

DP280049  
 ADDITIONAL SHEET 17



PRECINCT PLAN  
 DETAIL PLAN  
 (IN 9 SHEETS)

SEE SHEET b

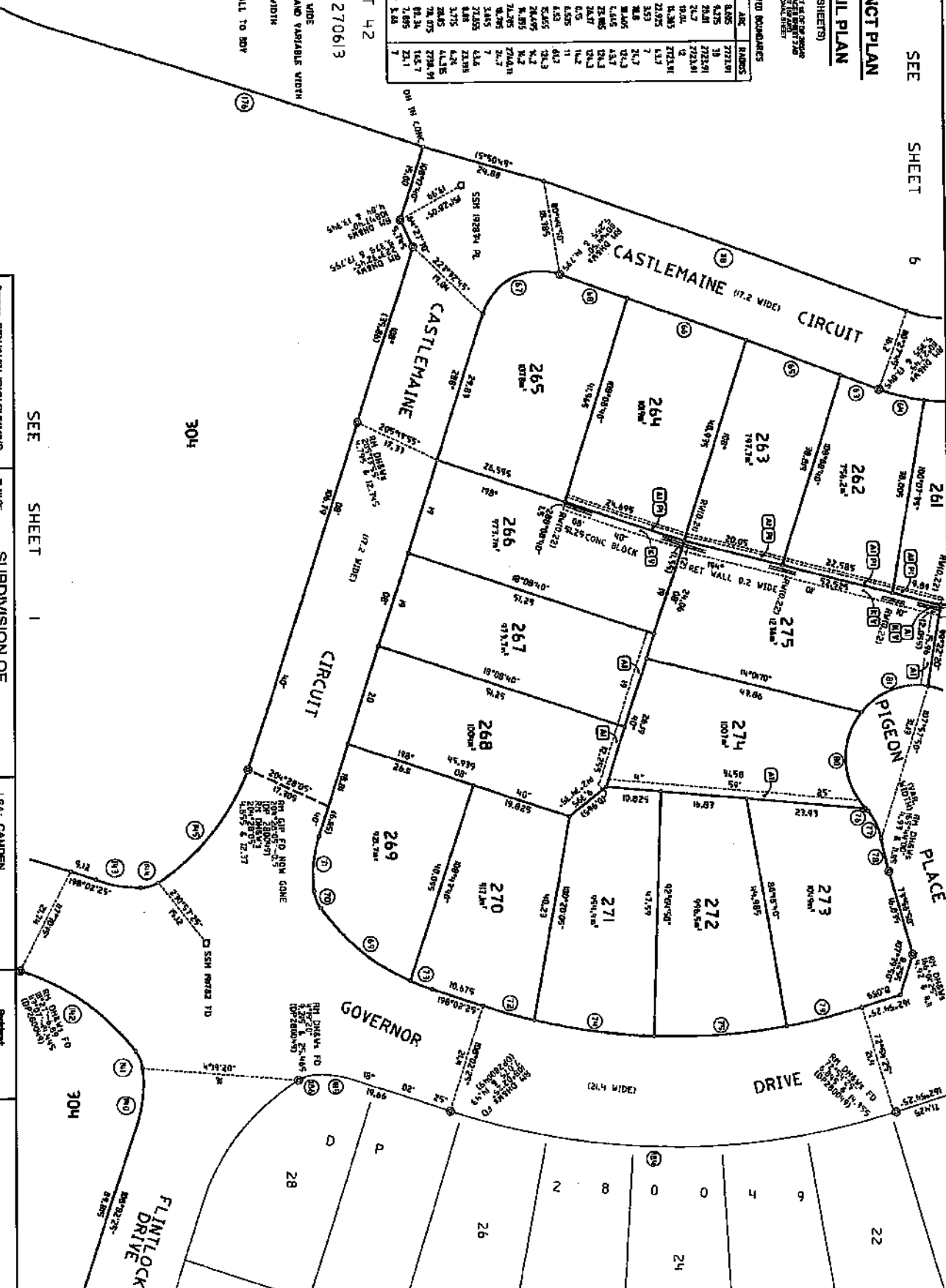
SCHEDULE OF SPENT & DUNDY ROADWAYS

No.	BEARING	CORNER	AREA	RANGES
01	297°14'S	6.820	0.005	39
02	297°14'S	6.820	0.005	39
03	297°14'S	6.820	0.005	39
04	297°14'S	6.820	0.005	39
05	297°14'S	6.820	0.005	39
06	297°14'S	6.820	0.005	39
07	297°14'S	6.820	0.005	39
08	297°14'S	6.820	0.005	39
09	297°14'S	6.820	0.005	39
10	297°14'S	6.820	0.005	39
11	297°14'S	6.820	0.005	39
12	297°14'S	6.820	0.005	39
13	297°14'S	6.820	0.005	39
14	297°14'S	6.820	0.005	39
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17	297°14'S	6.820	0.005	39
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22	297°14'S	6.820	0.005	39
23	297°14'S	6.820	0.005	39
24	297°14'S	6.820	0.005	39
25	297°14'S	6.820	0.005	39
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32	297°14'S	6.820	0.005	39
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35	297°14'S	6.820	0.005	39
36	297°14'S	6.820	0.005	39
37	297°14'S	6.820	0.005	39
38	297°14'S	6.820	0.005	39
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40	297°14'S	6.820	0.005	39
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42	297°14'S	6.820	0.005	39
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44	297°14'S	6.820	0.005	39
45	297°14'S	6.820	0.005	39
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51	297°14'S	6.820	0.005	39
52	297°14'S	6.820	0.005	39
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54	297°14'S	6.820	0.005	39
55	297°14'S	6.820	0.005	39
56	297°14'S	6.820	0.005	39
57	297°14'S	6.820	0.005	39
58	297°14'S	6.820	0.005	39
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63	297°14'S	6.820	0.005	39
64	297°14'S	6.820	0.005	39
65	297°14'S	6.820	0.005	39
66	297°14'S	6.820	0.005	39
67	297°14'S	6.820	0.005	39
68	297°14'S	6.820	0.005	39
69	297°14'S	6.820	0.005	39
70	297°14'S	6.820	0.005	39
71	297°14'S	6.820	0.005	39
72	297°14'S	6.820	0.005	39
73	297°14'S	6.820	0.005	39
74	297°14'S	6.820	0.005	39
75	297°14'S	6.820	0.005	39
76	297°14'S	6.820	0.005	39
77	297°14'S	6.820	0.005	39
78	297°14'S	6.820	0.005	39
79	297°14'S	6.820	0.005	39
80	297°14'S	6.820	0.005	39
81	297°14'S	6.820	0.005	39
82	297°14'S	6.820	0.005	39
83	297°14'S	6.820	0.005	39
84	297°14'S	6.820	0.005	39
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86	297°14'S	6.820	0.005	39
87	297°14'S	6.820	0.005	39
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93	297°14'S	6.820	0.005	39
94	297°14'S	6.820	0.005	39
95	297°14'S	6.820	0.005	39
96	297°14'S	6.820	0.005	39
97	297°14'S	6.820	0.005	39
98	297°14'S	6.820	0.005	39
99	297°14'S	6.820	0.005	39
100	297°14'S	6.820	0.005	39

PT 42  
 DP 270613

(M) EASEMENT TO DRAIN WATER IS WIDE  
 (N) RESTRICTION ON THE USE OF LAND VARIABLE WIDTH  
 (O) EASEMENT FOR REPAIRS I WIDE  
 (P) POSITIVE COVENANT VARIABLE WIDTH

RWD:20 DEMOTES FACE OF RET WALL TO BOV



SEE SHEET 1

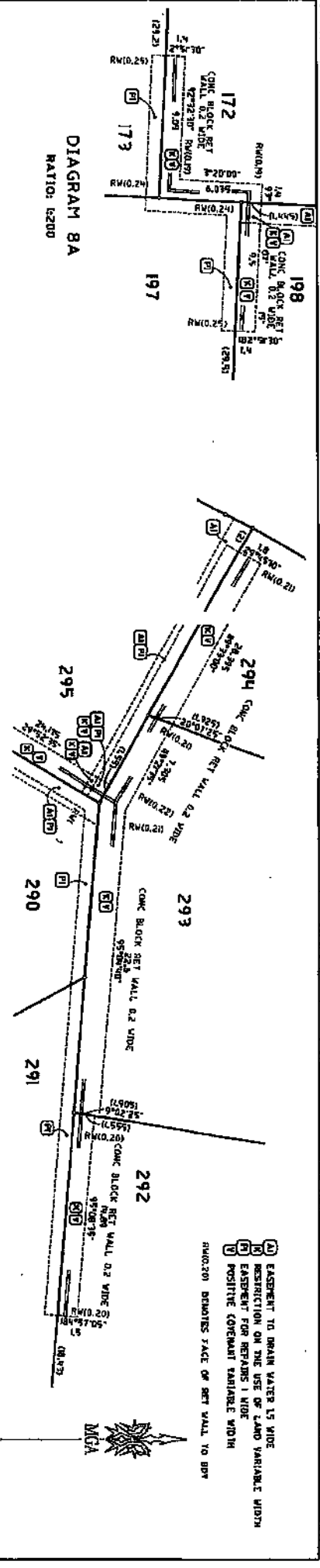
Surveyor: BERNHARD JORDAN CLARKE  
 Date of Survey: 21-04-2018  
 Surveyor Lic: 08128/MV/PP

PLAN OF SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613

LOCAL: CAMDEN  
 Locality: HARRINGTON PARK  
 Production Lic: 14,2007,1051,15  
 Landfile and to be viewed: Production Lic: 1550

Registered: 7.5.2016

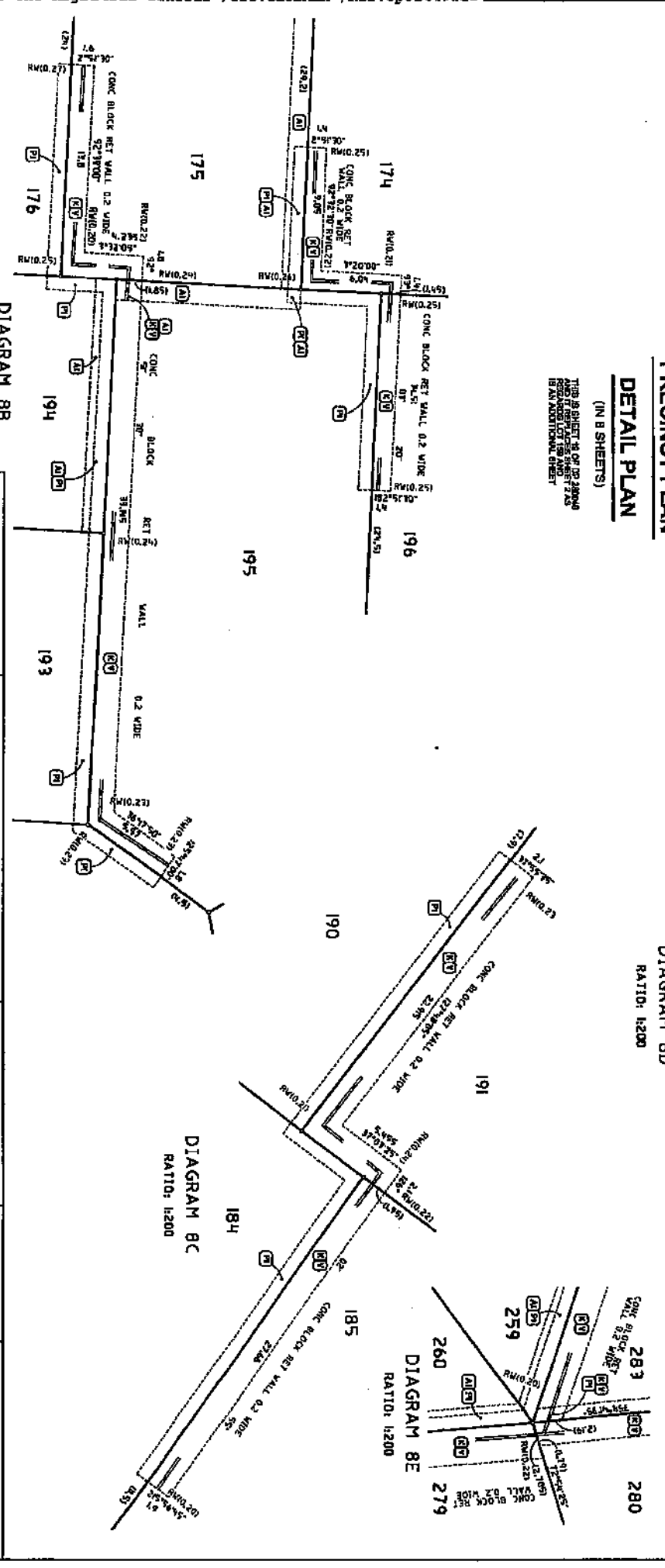
DP280049  
 ADDITIONAL SHEET 18



**PRECINCT PLAN**

**DETAIL PLAN**

(IN 8 SHEETS)  
 THIS IS SHEET 18 OF 28 SHEETS  
 THIS PLAN IS FOR THE SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613



**DIAGRAM 8A**  
 RATIO: 1:200

**DIAGRAM 8B**  
 RATIO: 1:200

**DIAGRAM 8C**  
 RATIO: 1:200

**DIAGRAM 8D**  
 RATIO: 1:200

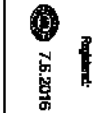
**DIAGRAM 8E**  
 RATIO: 1:200

**DIAGRAM 8F**  
 RATIO: 1:200

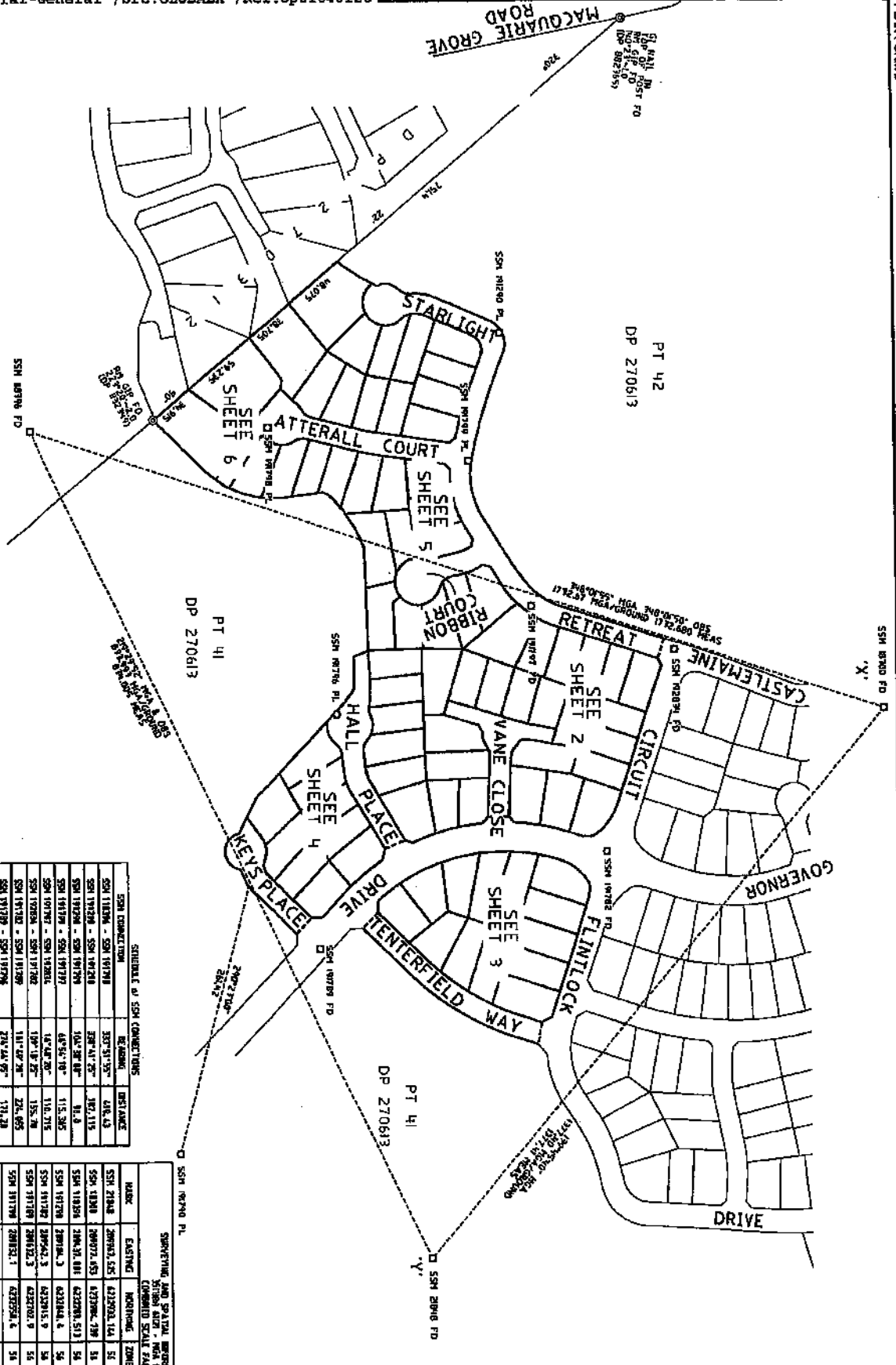
Surveyor: **BENJAMIN JOHN CHAMBERS**  
 Date of Survey: 21-04-2016  
 Surveyor's File: 081281/NW/SP (ISSUE 01)

**SUBDIVISION OF**  
**LOT 159 IN DP 280049**  
**AND EASEMENTS AFFECTING**  
**LOT 42 IN DP 270613**

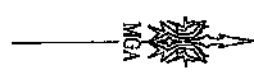
L.S.A.: **CAMDEN**  
 Landc: **HARRINGTON PARK**  
 File Reference No.: 14,2007,10271.5  
 Length of the Survey: 1200



**DP280049**  
 ADDITIONAL SHEET 18



**PRECINCT PLAN**  
**DETAIL PLAN**  
 (IN 8 SHEETS)  
 THIS IS SHEET 20 OF PROGRAM  
 DP280049 AND IS ONE OF 27  
 SHEETS IN THIS PRECINCT PLAN



SCHEDULE OF SSM CONNECTIONS

SSM CONNECTION	REMARKS	DISTANCE
SSM 11816A - SSM 11716	337.51' 55"	428.43
SSM 11816B - SSM 11716	228' 41' 25"	382.115
SSM 11816C - SSM 11716	104' 38' 00"	81.8
SSM 11716 - SSM 11717	62' 52' 10"	115.265
SSM 11716 - SSM 11718	10' 18' 25"	135.78
SSM 11716 - SSM 11719	141' 47' 20"	224.695
SSM 11716 - SSM 11720	224' 44' 05"	314.28
SSM 11716 - SSM 11721	254' 18' 55"	315.395
SSM 11716 - SSM 11722	87' 20' 57"	146.545
SSM 11716 - SSM 11723	4' 21' 57"	192.115
SSM 11716 - SSM 11724	172' 31' 42"	246.495
SSM 11716 - SSM 11725	291' 18' 18"	423.895

SUPERVISING AND SPATIAL INFORMATION REGISTRATION SIZE

MARK	EASTING	NORTHING	ZONE	CLASS	ORDER	SOURCE	DATE
SSM 27049	289933.525	423920.124	54	A	1	SCMS	12-04-2016
SSM 11816A	289872.453	423920.299	54	B	2	SCMS	04-04-2016
SSM 11816B	289821.418	423920.513	54	A	1	SCMS	04-04-2016
SSM 11716	289760.3	423920.6	54	U	U	TRAVARISE	04-04-2016
SSM 11717	289642.3	423920.5	54	U	U	TRAVARISE	04-04-2016
SSM 11718	289524.3	423920.4	54	U	U	TRAVARISE	04-04-2016
SSM 11719	289406.3	423920.3	54	U	U	TRAVARISE	04-04-2016
SSM 11720	289288.3	423920.2	54	U	U	TRAVARISE	04-04-2016
SSM 11721	289170.3	423920.1	54	U	U	TRAVARISE	04-04-2016
SSM 11722	289052.3	423919.9	54	U	U	TRAVARISE	04-04-2016
SSM 11723	288934.3	423919.8	54	U	U	TRAVARISE	04-04-2016
SSM 11724	288816.3	423919.7	54	U	U	TRAVARISE	04-04-2016
SSM 11725	288698.3	423919.6	54	U	U	TRAVARISE	04-04-2016

Surveyor: **BENJAMIN JOHN CLIMAKIS**  
 Date of Survey: 21-04-2016  
 Survey Plan Ref: 28124(S)P/17

PLANNING  
**LOT 304 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613**

L.O.A.: **CAMDEN**  
 Locality: **HARRINGTON PARK**  
 Lot/Block Ref: 14/2807/1051/6  
 Length of the road: 1200m

Regulation:  
**B.6.2016**

**DP280049**  
 ADDITIONAL SHEET 20

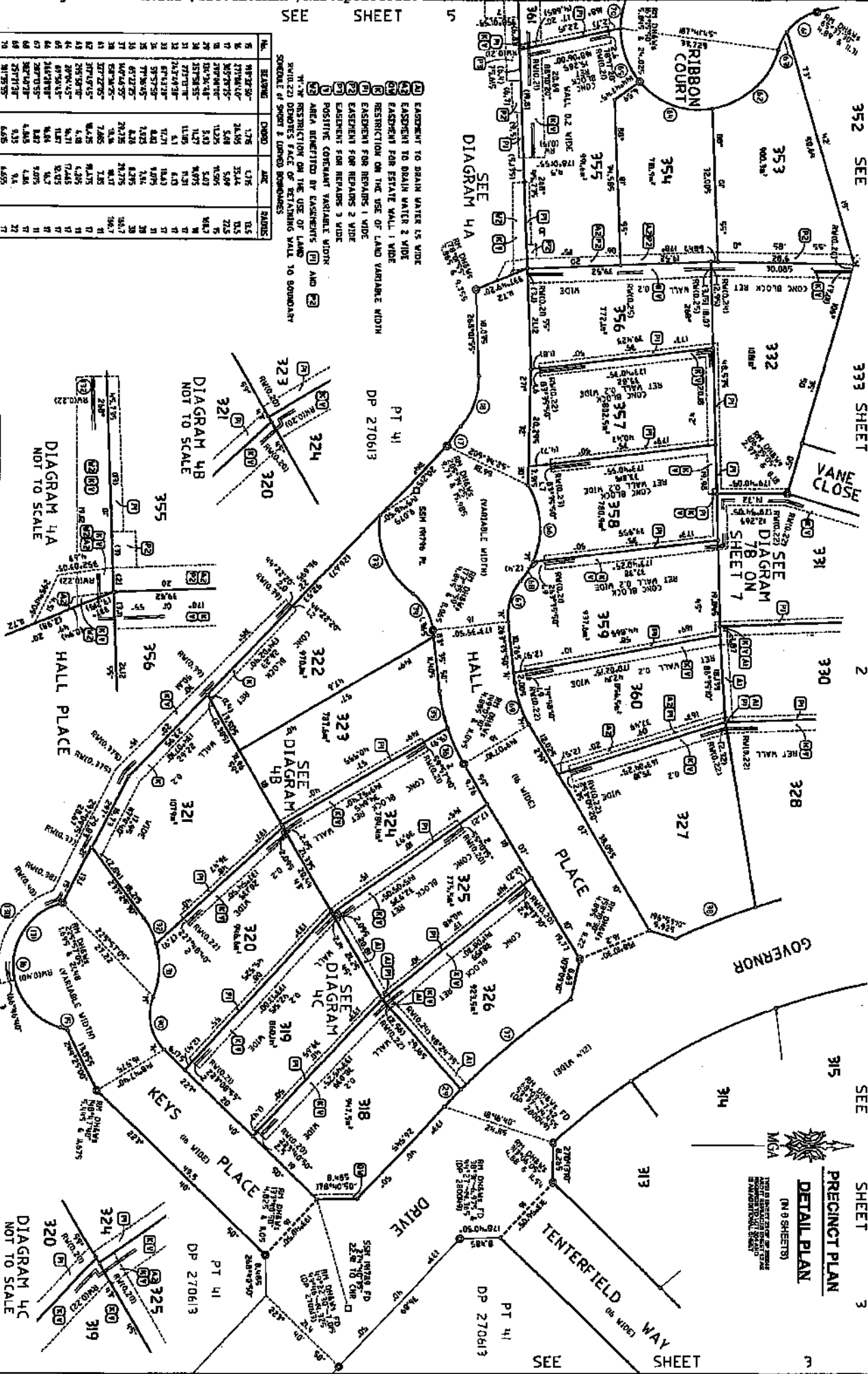
18 19 20 21 22 23 24 25 26 27 28 29 30 31 32 33 34 35 36 37 38 39 40 41 42 43 44 45 46 47 48 49 50 51 52 53 54 55 56 57 58 59 60 61 62 63 64 65 66 67 68 69 70 71 72 73 74 75 76 77 78 79 80 81 82 83 84 85 86 87 88 89 90 91 92 93 94 95 96 97 98 99 100





SEE SHEET

No.	REMARKS	DIMED	AREA	SHADES
1	RESERVE	1.76	1.76	13.5
2	RESERVE	24.85	33.44	13.5
3	RESERVE	5.88	5.88	22.5
4	RESERVE	1.23	1.23	22.5
5	RESERVE	5.83	5.83	22.5
6	RESERVE	1.27	1.27	22.5
7	RESERVE	11.85	11.85	22.5
8	RESERVE	4.1	4.1	22.5
9	RESERVE	17.21	17.21	22.5
10	RESERVE	8.82	8.82	22.5
11	RESERVE	11.85	11.85	22.5
12	RESERVE	11.85	11.85	22.5
13	RESERVE	11.85	11.85	22.5
14	RESERVE	11.85	11.85	22.5
15	RESERVE	11.85	11.85	22.5
16	RESERVE	11.85	11.85	22.5
17	RESERVE	11.85	11.85	22.5
18	RESERVE	11.85	11.85	22.5
19	RESERVE	11.85	11.85	22.5
20	RESERVE	11.85	11.85	22.5
21	RESERVE	11.85	11.85	22.5
22	RESERVE	11.85	11.85	22.5
23	RESERVE	11.85	11.85	22.5
24	RESERVE	11.85	11.85	22.5
25	RESERVE	11.85	11.85	22.5
26	RESERVE	11.85	11.85	22.5
27	RESERVE	11.85	11.85	22.5
28	RESERVE	11.85	11.85	22.5
29	RESERVE	11.85	11.85	22.5
30	RESERVE	11.85	11.85	22.5
31	RESERVE	11.85	11.85	22.5
32	RESERVE	11.85	11.85	22.5
33	RESERVE	11.85	11.85	22.5
34	RESERVE	11.85	11.85	22.5
35	RESERVE	11.85	11.85	22.5
36	RESERVE	11.85	11.85	22.5
37	RESERVE	11.85	11.85	22.5
38	RESERVE	11.85	11.85	22.5
39	RESERVE	11.85	11.85	22.5
40	RESERVE	11.85	11.85	22.5
41	RESERVE	11.85	11.85	22.5
42	RESERVE	11.85	11.85	22.5
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44	RESERVE	11.85	11.85	22.5
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49	RESERVE	11.85	11.85	22.5
50	RESERVE	11.85	11.85	22.5
51	RESERVE	11.85	11.85	22.5
52	RESERVE	11.85	11.85	22.5
53	RESERVE	11.85	11.85	22.5
54	RESERVE	11.85	11.85	22.5
55	RESERVE	11.85	11.85	22.5
56	RESERVE	11.85	11.85	22.5
57	RESERVE	11.85	11.85	22.5
58	RESERVE	11.85	11.85	22.5
59	RESERVE	11.85	11.85	22.5
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62	RESERVE	11.85	11.85	22.5
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64	RESERVE	11.85	11.85	22.5
65	RESERVE	11.85	11.85	22.5
66	RESERVE	11.85	11.85	22.5
67	RESERVE	11.85	11.85	22.5
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70	RESERVE	11.85	11.85	22.5
71	RESERVE	11.85	11.85	22.5
72	RESERVE	11.85	11.85	22.5
73	RESERVE	11.85	11.85	22.5
74	RESERVE	11.85	11.85	22.5
75	RESERVE	11.85	11.85	22.5
76	RESERVE	11.85	11.85	22.5
77	RESERVE	11.85	11.85	22.5
78	RESERVE	11.85	11.85	22.5
79	RESERVE	11.85	11.85	22.5
80	RESERVE	11.85	11.85	22.5
81	RESERVE	11.85	11.85	22.5
82	RESERVE	11.85	11.85	22.5
83	RESERVE	11.85	11.85	22.5
84	RESERVE	11.85	11.85	22.5
85	RESERVE	11.85	11.85	22.5
86	RESERVE	11.85	11.85	22.5
87	RESERVE	11.85	11.85	22.5
88	RESERVE	11.85	11.85	22.5
89	RESERVE	11.85	11.85	22.5
90	RESERVE	11.85	11.85	22.5
91	RESERVE	11.85	11.85	22.5
92	RESERVE	11.85	11.85	22.5
93	RESERVE	11.85	11.85	22.5
94	RESERVE	11.85	11.85	22.5
95	RESERVE	11.85	11.85	22.5
96	RESERVE	11.85	11.85	22.5
97	RESERVE	11.85	11.85	22.5
98	RESERVE	11.85	11.85	22.5
99	RESERVE	11.85	11.85	22.5
100	RESERVE	11.85	11.85	22.5



**Subdivision of**  
**LOT 304 IN DP 280049**  
**AND EASEMENTS AFFECTING**  
**LOTS 41 AND 42 IN DP 270613**

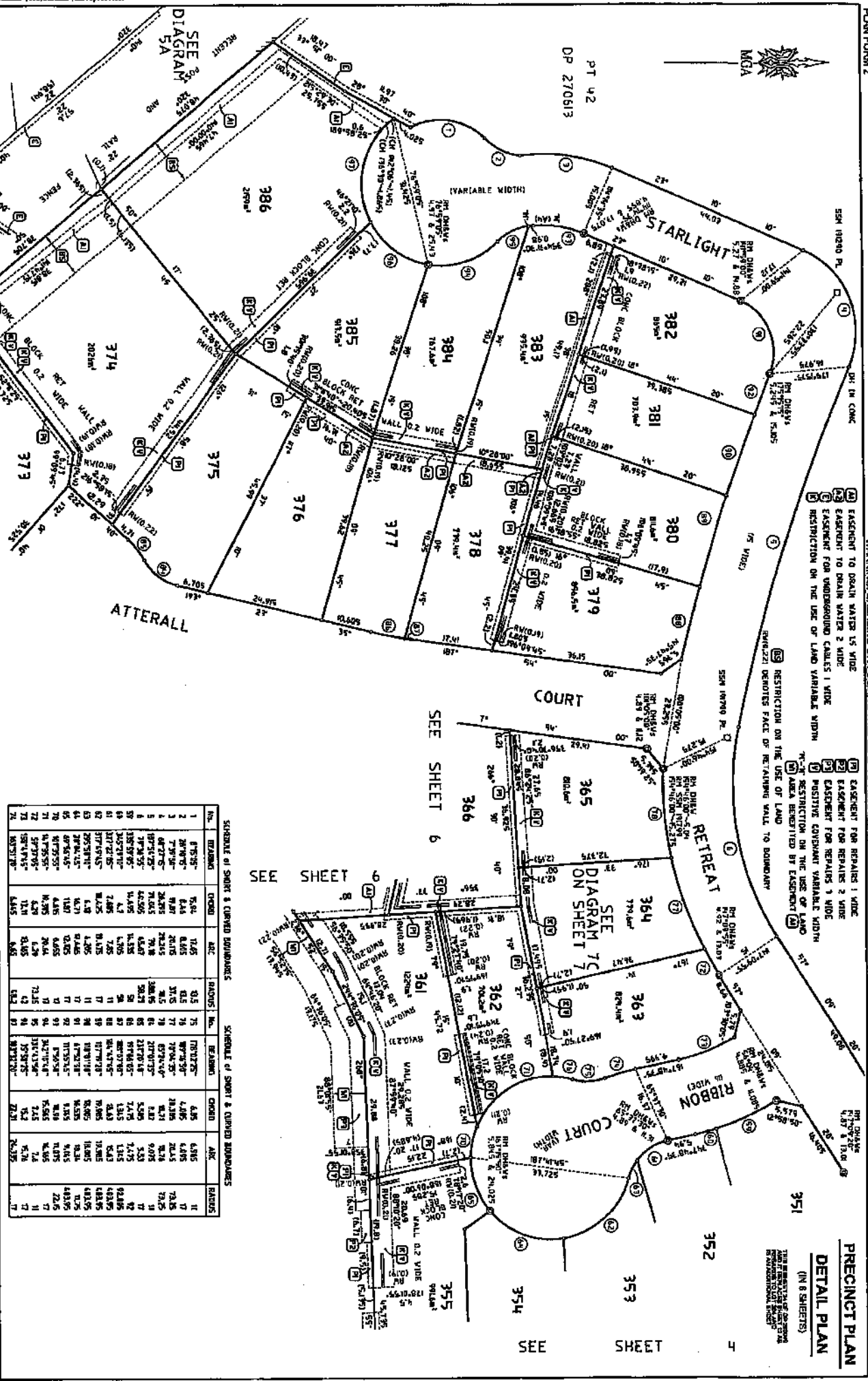
LALC: CAIDEN  
 Landy HARRINGTON PARK  
 Subdivision No. 14, 2007, 1051 B  
 Length on the return, Register Index: 150

Date of Survey: 21-04-2016  
 Surveyor No: 081202(SPP)

PLAN OF  
 SUBDIVISION OF  
 LOT 304 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

Register:  
 8.6.2016

DP280049  
 ADDITIONAL SHEET 28



- WARNING: CHANGING OR FOLDING WILL LEAD TO MISREPRESENTATION**
- (1) EASEMENT TO DRAIN WATER 15 WIDE
  - (2) EASEMENT TO DRAIN WATER 2 WIDE
  - (3) EASEMENT FOR OVERGROUND CABLES 1 WIDE
  - (4) RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
  - (5) RESTRICTION ON THE USE OF LAND
  - (6) AREA BENEFITED BY EASEMENT
  - (7) EASEMENT FOR REPAIRS 1 WIDE
  - (8) EASEMENT FOR REPAIRS 2 WIDE
  - (9) EASEMENT FOR REPAIRS 3 WIDE
  - (10) RESTRICTIVE COVENANT VARIABLE WIDTH
  - (11) RESTRICTION ON THE USE OF LAND
  - (12) AREA BENEFITED BY EASEMENT
  - (13) RESTRICTION ON THE USE OF LAND
  - (14) AREA BENEFITED BY EASEMENT
  - (15) RESTRICTION ON THE USE OF LAND
  - (16) AREA BENEFITED BY EASEMENT
  - (17) RESTRICTION ON THE USE OF LAND
  - (18) AREA BENEFITED BY EASEMENT
  - (19) RESTRICTION ON THE USE OF LAND
  - (20) AREA BENEFITED BY EASEMENT
  - (21) RESTRICTION ON THE USE OF LAND
  - (22) AREA BENEFITED BY EASEMENT
  - (23) RESTRICTION ON THE USE OF LAND
  - (24) AREA BENEFITED BY EASEMENT
  - (25) RESTRICTION ON THE USE OF LAND
  - (26) AREA BENEFITED BY EASEMENT
  - (27) RESTRICTION ON THE USE OF LAND
  - (28) AREA BENEFITED BY EASEMENT
  - (29) RESTRICTION ON THE USE OF LAND
  - (30) AREA BENEFITED BY EASEMENT
  - (31) RESTRICTION ON THE USE OF LAND
  - (32) AREA BENEFITED BY EASEMENT
  - (33) RESTRICTION ON THE USE OF LAND
  - (34) AREA BENEFITED BY EASEMENT
  - (35) RESTRICTION ON THE USE OF LAND
  - (36) AREA BENEFITED BY EASEMENT
  - (37) RESTRICTION ON THE USE OF LAND
  - (38) AREA BENEFITED BY EASEMENT
  - (39) RESTRICTION ON THE USE OF LAND
  - (40) AREA BENEFITED BY EASEMENT
  - (41) RESTRICTION ON THE USE OF LAND
  - (42) AREA BENEFITED BY EASEMENT
  - (43) RESTRICTION ON THE USE OF LAND
  - (44) AREA BENEFITED BY EASEMENT
  - (45) RESTRICTION ON THE USE OF LAND
  - (46) AREA BENEFITED BY EASEMENT
  - (47) RESTRICTION ON THE USE OF LAND
  - (48) AREA BENEFITED BY EASEMENT
  - (49) RESTRICTION ON THE USE OF LAND
  - (50) AREA BENEFITED BY EASEMENT

SCHEDULE OF SHORT & CURVED BOUNDARIES				SCHEDULE OF SHORT & CURVED BOUNDARIES			
NO.	BEARING	LENGTH	ARC	NO.	BEARING	LENGTH	ARC
1	87°58'	75.92	17.65	75	170°25'	6.85	6.85
2	20°07'	6.66	6.66	76	20°07'	6.66	6.66
3	77°16'	18.87	20.15	77	170°42'	18.85	18.85
4	67°15'	28.85	28.15	78	67°15'	28.85	28.85
5	87°58'	71.04	79.18	79	87°58'	71.04	71.04
6	17°34'	46.50	46.67	80	17°34'	46.50	46.50
7	138°59'	14.95	14.58	81	138°59'	14.95	14.95
8	185°06'	4.7	4.7	82	185°06'	4.7	4.7
9	187°21'	117.21	7.85	83	187°21'	117.21	117.21
10	87°58'	72.85	7.85	84	87°58'	72.85	72.85
11	295°38'	1.48	1.48	85	295°38'	1.48	1.48
12	298°14'	298.14	0.45	86	298°14'	298.14	298.14
13	49°16'	13.87	13.87	87	49°16'	13.87	13.87
14	87°58'	6.66	6.66	88	87°58'	6.66	6.66
15	147°55'	6.29	6.29	89	147°55'	6.29	6.29
16	57°39'	12.1	12.1	90	57°39'	12.1	12.1
17	158°14'	6.66	6.66	91	158°14'	6.66	6.66
18	158°14'	6.66	6.66	92	158°14'	6.66	6.66
19	158°14'	6.66	6.66	93	158°14'	6.66	6.66
20	158°14'	6.66	6.66	94	158°14'	6.66	6.66
21	158°14'	6.66	6.66	95	158°14'	6.66	6.66
22	158°14'	6.66	6.66	96	158°14'	6.66	6.66
23	158°14'	6.66	6.66	97	158°14'	6.66	6.66
24	158°14'	6.66	6.66	98	158°14'	6.66	6.66
25	158°14'	6.66	6.66	99	158°14'	6.66	6.66
26	158°14'	6.66	6.66	100	158°14'	6.66	6.66

SEE DIAGRAM 5A  
 DIAGRAM 5A  
 H500

Surveyor: BENJAMIN JOHN CUMMINGS  
 Date of Survey: 21-04-2018  
 Surveyor's Book: 08124(8)/P-7  
 (Issue 13)

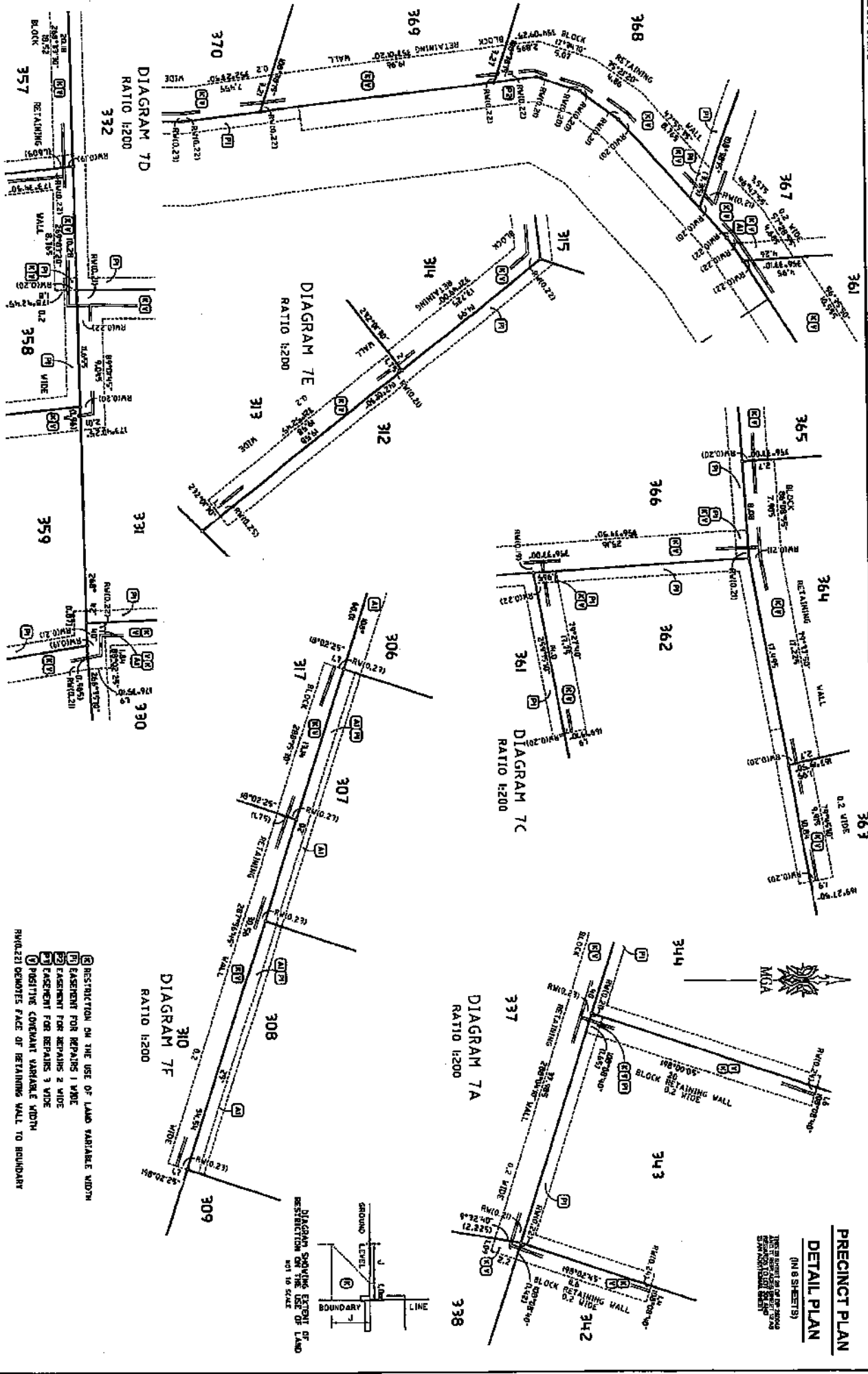
PLAN OF  
 SUBDIVISION OF  
 LOT 304 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270813

L.S.A. CAMDEN  
 Located: HARRINGTON PARK  
 Subdivision No: 14.2007.10051.6  
 L.S.A. No: 14.2007.10051.6  
 L.S.A. No: 14.2007.10051.6

8.6.2016

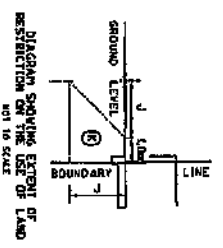
DP280049  
 ADDITIONAL SHEET 24






**PRECINCT PLAN**  
**DETAIL PLAN**  
 (IN 8 SHEETS)  
 THIS PLAN IS SUBJECT TO THE PREVIOUS SHEETS OF THIS PLAN.

- ① RESTRICTION ON THE USE OF LAND VARIABLE WIDTH
- ② EASEMENT FOR REPAIRS 1 WIDE
- ③ EASEMENT FOR REPAIRS 2 WIDE
- ④ EASEMENT FOR REPAIRS 3 WIDE
- ⑤ POSITIVE COVENANT VARIABLE WIDTH
- RW10.221 DENOTES FACE OF RETAINING WALL TO BOUNDARY



Surveyor: <b>BENJAMIN JOHN CUMMINGS</b> Date of Survey: 21-04-2016 Survey Plan No: 081226(8)PP	NAME OF SUBDIVISION OF LOT 304 IN DP 280049 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270813	L.S.A.: CAMDEN Using: HARRINGTON PARK Subdivision No: 14.2007.105.16 Length in metres: 166.46 (sheet size: 1:50)	Registered: 8.6.2016	DP280049 ADDITIONAL SHEET 26
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DEPOSITED PLAN ADMINISTRATION SHEET		Sheet 1 of 6 sheet(s)
Registered:  16.3.2016 Title System: TORRENS Purpose: SUBDIVISION	Office Use Only	Office Use Only <b>DP280049</b> (DOC.A)
<b>PLAN OF SUBDIVISION OF LOT 40 IN DP 270613 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270613</b>	L.G.A.: CAMDEN Locality: HARRINGTON PARK Parish: NARELLAN County: CUMBERLAND	
<b>Crown Lands NSW/Western Lands Office Approval</b> 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: .....	<b>Survey Certificate</b> I, <u>PAUL MICHAEL DALY</u> of <u>JOHN M. DALY &amp; ASSOC. PTY. LTD. P.O. BOX 25 CAMPBELLTOWN</u> a surveyor registered under the <i>Surveying and Spatial Information Act, 2002</i> , certify that: <del>*(a) The land shown in the plan was surveyed in accordance with the Surveying and Spatial Information Regulation 2012, is accurate and the survey was completed on .....</del>  <del>*(b) The part of the land in the plan (being # excluding ^ PART OF LOT 159) was surveyed in accordance with the Surveying and Spatial Information Regulation 2012, is accurate and the survey was completed on <u>06-10-2015</u>, the part not surveyed was compiled in accordance with that Regulation.</del>  <del>*(c) The land shown in this plan was compiled in accordance with the Surveying and Spatial Information Regulation 2012.</del> Signature <u>[Signature]</u> Dated: <u>11-12-2015</u> Surveyor ID: <u>898</u> Datum Line: <u>'X-Y'</u> Type: <u>Urban/Rural</u> The terrain is <u>*Level-Undulating / *Steep-Mountainous.</u>  * Strike through if inapplicable. ^ Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.	
<b>Subdivision Certificate</b> I ..... *Authorised Person/*General Manager/*Accredited Certifier, certify that the provisions of s.109J of the <i>Environmental Planning and Assessment Act 1979</i> have been satisfied in relation to the proposed subdivision, new road or reserve set out herein. Signature: <u>[Signature]</u> Accreditation number: ..... Consent Authority: <u>Camden Council</u> Date of endorsement: <u>18.12.2015</u> Subdivision Certificate number: <u>16.2007.1051.4</u> File number: <u>DA 1051(11) 2007</u>  * Strike through if inapplicable.		
STATEMENTS of Intention to dedicate public roads, public reserves and drainage reserves, acquire/resume land. <b>IT IS INTENDED TO DEDICATE :</b> BREZA WAY, CHAMBERLAIN WAY, COGRINGTON DRIVE COLT COURT, CROOKWELL WAY, EUROA WAY, FLINTLOCK DRIVE, GOVERNOR DRIVE, MIDNITE COURT, MOONLITE COURT. TO THE PUBLIC AS PUBLIC ROAD.	Plans used in the preparation of survey/compilation  <u>DP 270613</u>  If space is insufficient continue on PLAN FORM 6A	
Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A	Surveyor's Reference: <u>08128(NE)PP</u>	(ISSUE E)

PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 6 sheet(s)

Registered:



16.3.2016

Office Use Only

Office Use Only

PLAN OF SUBDIVISION OF  
LOT 40 IN DP 270613  
AND EASEMENTS AFFECTING  
LOTS 41 AND 42 IN DP 270613

DP280049

(DOC.A)

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
- Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
- Signatures and seals- see 195D Conveyancing Act 1919
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14.2007.1051.4

Date of Endorsement: 18.12.2015

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE :

1. EASEMENT TO DRAIN WATER 1.5 WIDE (A1)
2. EASEMENT TO DRAIN WATER VARIABLE WIDTH (A2)
3. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F1)
4. EASEMENT FOR PADMOUNT SUBSTATION VARIABLE WIDTH (F2)
5. EASEMENT FOR SWITCHING STATION 2.75 WIDE (ES)
6. RESTRICTION ON THE USE OF LAND (G1)
7. RESTRICTION ON THE USE OF LAND (G) (H)
8. EASEMENT FOR REPAIRS 1.5 WIDE (P1)
9. EASEMENT FOR REPAIRS 2 WIDE (P2)
10. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH (K)
11. POSITIVE COVENANT VARIABLE WIDTH (V)
12. RESTRICTION ON THE USE OF LAND
13. RESTRICTION ON THE USE OF LAND
14. RESTRICTION ON THE USE OF LAND
15. RESTRICTION ON THE USE OF LAND
16. RESTRICTION ON THE USE OF LAND

STREET ADDRESSES OF ALL LOTS ARE NOT AVAILABLE.

  
.....  
Council Authorised Person

If space is insufficient use additional annexure sheet

Surveyor's Reference:

08128(NE)PP


(ISSUE E)

PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET Sheet 3 of 6 sheet(s)

Office Use Only		Office Use Only	
Registered:  16.3.2016	<b>DP280049</b> (DOC.A)		
PLAN OF SUBDIVISION OF LOT 40 IN DP 270613 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270613			
Subdivision Certificate Number: <u>14.2007.1051.4</u>		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 2012</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: <u>18.12.2015</u>			

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of:

Signature: <u>J.H. Monseu</u>	Signature: <u>[Signature]</u>
Print Name: <u>JAMES HAMILTON MONSEU</u>	Print Name: <u>LEE THOMAS</u>
Office Held: <u>DIRECTOR</u>	Office Held: <u>DIRECTOR</u>

Executed by Mortgagee:

[Signature]  
Signature of the Minister for Planning, or delegate

Terry Nath  
Minister for Planning or delegate

[Signature]  
Council Authorised Person

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(NE)PP

(ISSUE D)

PLAN FORM 6D (2012) (Community annexure)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 4 of 6 sheet(s)

Registered:  16.3.2016

Office Use Only

Office Use Only

**DP280049**

(DOC.A)

PLAN OF SUBDIVISION OF  
LOT 40 IN DP 270613  
AND EASEMENTS AFFECTING  
LOTS 41 AND 42 IN DP 270613

Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A

Subdivision Certificate No: 14.2007.1051.4

Date of Endorsement: 16.12.2015

Name of Development (Optional)

MICHELIA

Address for Service of Notice

1 FORESTGROVE DRIVE  
HARRINGTON PARK  
N.S.W. 2567

WARNING STATEMENT (Approved Form 7)

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

Any changes will be recorded in a replacement schedule.

UPDATE NOTE (Approved Form 8)

This document contains an "updated"/revised Schedule of Unit Entitlements and replaces the existing schedule registered on A.....

\* Strike out whichever is inapplicable  
^ insert date

VALUER'S CERTIFICATE (Approved Form 9)

I, TIMOTHY JAMES ELLIOTT  
of TIM ELLIOTT PROPERTY CONSULTANT  
being a Valuer registered under the Valuers Registration Act 1975, certify that:

- \*(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on 11-12-2015
- (b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on ^ being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature:  Dated: 11-12-2015

\* Strike out whichever is inapplicable  
^ insert date of valuation

SCHEDULE OF UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	798	
2	845		17	798	
3	845		18	798	
4	836		19	798	
5	836		20	798	
6	864		21	798	
7	845		22	807	
8	874		23	807	
9	855		24	807	
10	836		25	807	
11	874		26	807	
12	855		27	798	
13	826		28	826	
14	826		29	836	
15	798		30	845	

If space is insufficient use annexure sheet - Plan Form 6A

Surveyor's Reference: **08128(NE)PP**

(ISSUE E)

PLAN FORM 8A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 5 of 6 sheet(s)

Registered:



16.3.2016

Office Use Only

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PLAN OF SUBDIVISION OF  
 LOT 40 IN DP 270613  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

DP280049

(DOC.A)

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
  - Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
  - Signatures and seals- see 195D *Conveyancing Act 1919*
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number...14.2007.105...4.....

Date of Endorsement: 15.12.2015

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	817	
32	807	
33	807	
34	807	
35	807	
36	807	
37	817	
38	807	
39	807	
40	807	
41	807	
42	817	
43	836	
44	826	
45	855	
46	828	
47	836	
48	855	
49	864	
50	836	
51	826	
52	845	
53	807	
54	807	
55	807	
56	817	
57	817	
58	807	
59	788	
60	788	
61	788	
62	788	
63	788	
64	788	
65	788	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	788	
67	788	
68	788	
69	798	
70	826	
71	826	
72	807	
73	798	
74	798	
75	836	
76	836	
77	798	
78	798	
79	874	
80	864	
81	807	
82	807	
83	836	
84	845	
85	836	
86	826	
87	826	
88	883	
89	874	
90	826	
91	864	
92	836	
93	846	
94	836	
95	817	
96	836	
97	817	
98	874	
99	874	
100	807	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(NE)PP

(ISSUE E)

PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 6 of 6 sheet(s)

Registered:  16.3.2016

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PLAN OF SUBDIVISION OF  
 LOT 40 IN DP 270613  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

**DP280049**

(DOC.A)

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number...14.2007.1051.4...

Date of Endorsement...18.12.2015...

LOT	UNIT ENTITLEMENT	SUBDIVISION
101	807	
102	817	
103	893	
104	845	
105	826	
106	788	
107	788	
108	788	
109	845	
110	798	
111	798	
112	788	
113	826	
114	807	
115	826	
116	779	
117	807	
118	788	
119	788	
120	779	
121	779	
122	779	
123	779	
124	788	
125	788	
126	874	
127	893	
128	845	
129	788	
130	826	
131	826	
132	817	
133	826	
134	788	
135	779	

LOT	UNIT ENTITLEMENT	SUBDIVISION
136	817	
137	855	
138	855	
139	826	
140	855	
141	845	
142	845	
143	855	
144	855	
145	845	
146	845	
147	826	
148	817	
149	836	
150	874	
151	826	
152	845	
153	874	
154	826	
155	826	
156	826	
157	836	
158	845	
159	190834	
TOTAL	320000	

**HISTORICAL FILE:**

SEE ADMINISTRATION SHEETS 4-8 (DOC.B)

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(NE)PP

(ISSUE E)





PLAN FORM 6 (2013)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 8 sheet(s)

Registered:  7.6.2016 Title System: TORRENS Purpose: SUBDIVISION	Office Use Only <div style="text-align: center; font-size: 2em; font-weight: bold;">DP280049</div> (DOC.B)
PLAN OF SUBDIVISION OF LOT 159 IN DP 280049 AND EASEMENTS AFFECTING LOT 42 IN DP 270613	L.G.A.: CAMDEN Locality: HARRINGTON PARK Parish: NARELLAN County: CUMBERLAND
Crown Lands NSW/Western Lands Office Approval  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: .....	Survey Certificate  I <b>BENJAMIN JOHN CUMMINS</b> of <b>JOHN M. DALY &amp; ASSOC. PTY LTD P.O. BOX 25 CAMPBELLTOWN</b> a surveyor registered under the <i>Surveying and Spatial Information Act,</i> 2002, certify that:  * <del>(a) The land shown in the plan was surveyed in accordance with the</del> <del><i>Surveying and Spatial Information Regulation 2012, is accurate</i></del> <del>and the survey was completed on .....</del>  *(b) The part of the land in the plan <del>(being</del> *excluding <sup>^</sup> <u>Part of Lot 304</u> ..... was surveyed in accordance with the <i>Surveying and Spatial</i> <i>Information Regulation 2012, is accurate and the survey was</i> completed on <u>21-04-2016</u> , the part not surveyed was compiled in accordance with that Regulation.  * <del>(c) The land shown in this plan was compiled in accordance with the</del> <del><i>Surveying and Spatial Information Regulation 2012.</i></del>
Subdivision Certificate I <u>Daniel Streater</u> *Authorised Person/*General Manager/*Accredited Certifier, certify that the provisions of s.109J of the <i>Environmental Planning and</i> <i>Assessment Act 1979</i> have been satisfied in relation to the proposed subdivision, new road or reserve set out herein.  Signature:  Accreditation number: ..... Consent Authority: <u>Camden Council</u> Date of endorsement: <u>9/5/2016</u> Subdivision Certificate number: <u>14.2007.1051.5</u> File number: <u>DA/1051/2007</u>  * Strike through if inapplicable.	Signature <u>Berd</u> Dated: <u>6-05-2016</u> Surveyor ID: <u>3301</u> Datum Line: <u>'X'-'Y'</u> Type: Urban/Rural The terrain is *Level-Undulating / *Steep-Mountainous.  * Strike through if inapplicable. ^ Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.
STATEMENTS of intention to dedicate public roads, public reserves and drainage reserves, acquire/resume land.  IT IS INTENDED TO DEDICATE BINDA WAY, CASTLEMAINE CIRCUIT, COLLECTOR DRIVE, PIGEON PLACE, URALLA CLOSE, WOLLOO CLOSE AND YELLILONG PLACE TO THE PUBLIC AS PUBLIC ROAD.	Plans used in the preparation of survey/compilation  DP 270613 DP 280049   if space is insufficient continue on PLAN FORM 6A
Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A	Surveyor's Reference: <b>08128(NW)PP</b> (ISSUE E)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 8 sheet(s)

<p>Registered:  7.6.2016</p> <p>Office Use Only</p>	<p>Office Use Only</p> <p style="font-size: 24pt; text-align: center;"><b>DP280049</b></p> <p style="text-align: center;">(DOC.B)</p>
<p>PLAN OF SUBDIVISION OF LOT 159 IN DP 280049 AND EASEMENTS AFFECTING LOT 42 IN DP 270613</p>	<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) <i>SSI Regulation 2012</i></li><li>• Statements of intention to create and release affecting interests in accordance with section 88B <i>Conveyancing Act 1919</i></li><li>• Signatures and seals - see 195D <i>Conveyancing Act 1919</i></li><li>• Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.</li></ul>
<p>Subdivision Certificate Number: <u>14-2007-1051-5</u></p> <p>Date of Endorsement: <u>9/5/2016</u></p>	

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE :

1. EASEMENT TO DRAIN WATER 1.5 WIDE (A1)
2. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E)
3. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F1)
4. EASEMENT FOR PADMOUNT SUBSTATION VARIABLE WIDTH (F2)
5. RESTRICTION ON THE USE OF LAND (G)(H)
6. EASEMENT FOR REPAIRS 1 WIDE (P1)
7. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH (K)
8. POSITIVE COVENANT VARIABLE WIDTH (V)
9. RESTRICTION ON THE USE OF LAND
10. RESTRICTION ON THE USE OF LAND
11. RESTRICTION ON THE USE OF LAND
12. RESTRICTION ON THE USE OF LAND

STREET ADDRESSES OF ALL LOTS ARE NOT AVAILABLE.

.....  
Council Authorised Person



If space is insufficient use additional annexure sheet

Surveyor's Reference:

08128(NW)PP

(ISSUE E)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 8 sheet(s)


Registered:  7.6.2016 <small>Office Use Only</small>	<small>Office Use Only</small>
PLAN OF SUBDIVISION OF LOT 159 IN DP 280049 AND EASEMENTS AFFECTING LOT 42 IN DP 270613	DP280049 (DOC.B)
Subdivision Certificate Number: 14.2007.1051.5 Date of Endorsement: 9/5/2016	

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of:

Signature: 

Print Name: LEE THOMAS

Office Held: Director

Signature: 

Print Name: J. H. MORSEN

Office Held: DIRECTOR



  
Council Authorised Person

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(NW)PP

(ISSUE E)

PLAN FORM 6D (2016) (Community annexure)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 4 of 8 sheet(s)

Registered:  7.6.2016

Office Use Only

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DP280049

(DOC.B)

PLAN OF SUBDIVISION OF  
LOT 159 IN DP 280049  
AND EASEMENTS AFFECTING  
LOT 42 IN DP 270613

Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A

Subdivision Certificate No.: 14.2007.1051.5

Date of Endorsement: 9/5/16

Name of Development (Optional)

MICHELIA

Address for Service of Notices

1 FORESTGROVE DRIVE  
HARRINGTON PARK N.S.W. 2567

WARNING STATEMENT (Approved Form 7)

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

Any changes will be recorded in a replacement schedule.

VALUER'S CERTIFICATE (Approved Form 9)

I, TIMOTHY JAMES ELLIOTT  
of TIM ELLIOTT PROPERTY CONSULTANT

being a qualified valuer, as defined in the Community Land Development Act 1989, certify that;

\* (a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on <sup>^</sup> 11.12.2015

\* (b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on <sup>^</sup> being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature  Date 27-04-2016

\* Strike out whichever is inapplicable  
<sup>^</sup> Insert date

\* Strike out whichever is inapplicable  
<sup>^</sup> Insert date of valuation

SCHEDULE OF UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	798	
2	845		17	798	
3	845		18	798	
4	836		19	798	
5	836		20	798	
6	864		21	798	
7	845		22	807	
8	874		23	807	
9	855		24	807	
10	836		25	807	
11	874		26	807	
12	855		27	798	
13	826		28	826	
14	826		29	836	
15	798		30	845	

If space is insufficient use annexure sheet - Plan Form 6A

Surveyor's Reference: 08128(NW)PP

(ISSUE E)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 5 of 8 sheet(s)

Office Use Only  
 Registered:  7.6.2016

Office Use Only  
**DP280049**  
 (DOC.B)

PLAN OF  
 SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613

This sheet is for the provision of the following information as required:  
 • A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*  
 • Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*  
 • Signatures and seals- see 195D *Conveyancing Act 1919*  
 • Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14,2007,1051,5  
 Date of Endorsement: 9/5/16

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	817	
32	807	
33	807	
34	807	
35	807	
36	807	
37	817	
38	807	
39	807	
40	807	
41	807	
42	817	
43	836	
44	828	
45	855	
46	828	
47	836	
48	855	
49	864	
50	836	
51	826	
52	845	
53	807	
54	807	
55	807	
56	817	
57	817	
58	807	
59	788	
60	788	
61	788	
62	788	
63	788	
64	788	
65	788	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	788	
67	788	
68	788	
69	798	
70	826	
71	826	
72	807	
73	798	
74	798	
75	836	
76	836	
77	798	
78	798	
79	874	
80	864	
81	807	
82	807	
83	836	
84	845	
85	836	
86	826	
87	826	
88	883	
89	874	
90	826	
91	864	
92	836	
93	845	
94	836	
95	817	
96	836	
97	817	
98	874	
99	874	
100	807	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(NW)PP

(ISSUE E)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 6 of 8 sheet(s)

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Registered:  7.6.2016

DP280049

(DOC.B)

PLAN OF  
 SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14.2007.1051.5  
 Date of Endorsement: 9/5/16

LOT	UNIT ENTITLEMENT	SUBDIVISION
101	807	
102	817	
103	883	
104	845	
105	826	
106	788	
107	788	
108	788	
109	845	
110	798	
111	798	
112	788	
113	826	
114	807	
115	826	
116	779	
117	807	
118	798	
119	788	
120	779	
121	779	
122	779	
123	779	
124	788	
125	788	
126	874	
127	893	
128	845	
129	798	
130	826	
131	826	
132	817	
133	826	
134	788	
135	779	

LOT	UNIT ENTITLEMENT	SUBDIVISION
136	817	
137	855	
138	855	
139	826	
140	855	
141	845	
142	845	
143	855	
144	855	
145	845	
146	845	
147	826	
148	817	
149	836	
150	874	
151	826	
152	845	
153	874	
154	826	
155	826	
156	826	
157	836	
158	845	
159	SUBDIVIDED INTO LOTS 160 TO 304 PLAN SHEETS 12 TO 19	
160	874	
161	836	
162	826	
163	826	
164	826	
165	826	
166	826	
167	826	
168	826	
169	826	
170	836	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(NW)PP

(ISSUE E)


PLAN FORM 8A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 7 of 8 sheet(s)

Registered:  7.6.2016  
 Office Use Only

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**DP280049**

(DOC.B)

PLAN OF SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14.2007.1051.5

Date of Endorsement: 9/5/16

LOT	UNIT ENTITLEMENT	SUBDIVISION
171	826	
172	826	
173	826	
174	826	
175	826	
176	826	
177	826	
178	836	
179	874	
180	845	
181	845	
182	826	
183	836	
184	826	
185	826	
186	836	
187	826	
188	826	
189	845	
190	874	
191	864	
192	874	
193	864	
194	817	
195	826	
196	788	
197	788	
198	788	
199	826	
200	855	
201	788	
202	788	
203	798	
204	788	

LOT	UNIT ENTITLEMENT	SUBDIVISION
205	788	
206	788	
207	788	
208	845	
209	845	
210	836	
211	855	
212	845	
213	788	
214	788	
215	788	
216	788	
217	788	
218	788	
219	788	
220	798	
221	807	
222	836	
223	788	
224	788	
225	836	
226	855	
227	807	
228	788	
229	788	
230	788	
231	788	
232	807	
233	855	
234	855	
235	836	
236	845	
237	874	
238	836	
239	836	

If space is insufficient use additional annexure sheet

Surveyor's Reference: **08128(NW)PP**

(ISSUE E)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 8 of 8 sheet(s)

Office Use Only  
 Registered:  7.6.2016

Office Use Only

**DP280049**

(DOC.B)

PLAN OF  
 SUBDIVISION OF  
 LOT 159 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOT 42 IN DP 270613

This sheet is for the provision of the following information as required:  
 - A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*  
 - Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*  
 - Signatures and seals- see 195D *Conveyancing Act 1919*  
 - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14.2007.1051.5  
 Date of Endorsement: 9/5/16

LOT	UNIT ENTITLEMENT	SUBDIVISION
<del>240</del>	798	
<del>241</del>	807	
<del>242</del>	788	
<del>243</del>	798	
<del>244</del>	807	
<del>245</del>	883	
<del>246</del>	836	
<del>247</del>	826	
<del>248</del>	826	
<del>249</del>	826	
<del>250</del>	826	
<del>251</del>	826	
<del>252</del>	826	
<del>253</del>	826	
<del>254</del>	826	
<del>255</del>	826	
<del>256</del>	826	
<del>257</del>	826	
<del>258</del>	826	
<del>259</del>	902	
<del>260</del>	902	
<del>261</del>	874	
<del>262</del>	836	
<del>263</del>	845	
<del>264</del>	874	
<del>265</del>	845	
<del>266</del>	855	
<del>267</del>	855	
<del>268</del>	864	
<del>269</del>	817	
<del>270</del>	864	
<del>271</del>	855	
<del>272</del>	864	
<del>273</del>	836	
<del>274</del>	864	

LOT	UNIT ENTITLEMENT	SUBDIVISION
<del>275</del>	883	
<del>276</del>	874	
<del>277</del>	836	
<del>278</del>	845	
<del>279</del>	883	
<del>280</del>	874	
<del>281</del>	826	
<del>282</del>	864	
<del>283</del>	883	
<del>284</del>	874	
<del>285</del>	864	
<del>286</del>	836	
<del>287</del>	845	
<del>288</del>	836	
<del>289</del>	817	
<del>290</del>	874	
<del>291</del>	855	
<del>292</del>	836	
<del>293</del>	874	
<del>294</del>	845	
<del>295</del>	845	
<del>296</del>	826	
<del>297</del>	836	
<del>298</del>	845	
<del>299</del>	807	
<del>300</del>	817	
<del>301</del>	826	
<del>302</del>	836	
<del>303</del>	845	
<del>304</del>	71020	
TOTAL	320000	

**HISTORICAL FILE:**  
 SEE ADMINISTRATION SHEETS 4-10 (DOC.C)

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(NW)PP

(ISSUE E)


PLAN FORM 6 (2013)

WARNING: Creasing or folding will lead to rejection

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 10 sheet(s)

<p>Registered:  8.6.2016                  Title System: TORRENS                  Purpose: SUBDIVISION</p>	<p>Office Use Only</p> <p style="font-size: 2em; font-weight: bold;">DP280049</p> <p>(DOC.C)</p> <p>Office Use Only</p>
<p><b>PLAN OF</b>                  SUBDIVISION OF                  LOT 304 IN DP 280049                  AND EASEMENTS AFFECTING                  LOTS 41 AND 42 IN DP 270613</p>	<p>L.G.A.: CAMDEN                  Locality: HARRINGTON PARK                  Parish: NARELLAN                  County: CUMBERLAND</p>
<p>Crown Lands NSW/Western Lands Office Approval</p> <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.</p> <p>Signature: .....                  Date: .....                  File Number: .....                  Office: .....</p>	<p>Survey Certificate</p> <p>I <b>BENJAMIN JOHN CUMMINS</b>                  of <b>JOHN M. DALY &amp; ASSOC. PTY LTD P.O. BOX 25 CAMPBELL TOWN</b>                  a surveyor registered under the <i>Surveying and Spatial Information Act, 2002</i>, certify that:</p> <p>*(a) The land shown in the plan was surveyed in accordance with the <i>Surveying and Spatial Information Regulation 2012</i>, is accurate and the survey was completed on <u>21-04-2016</u></p> <p>*(b) The part of the land in the plan (being/excluding ..... )                  .....                  was surveyed in accordance with the <i>Surveying and Spatial Information Regulation 2012</i>, is accurate and the survey was completed on ..... the part not surveyed was compiled in accordance with that Regulation.</p> <p>*(c) The land shown in this plan was compiled in accordance with the <i>Surveying and Spatial Information Regulation 2012</i>.</p> <p>Signature <u>Bel</u> Dated: <u>6-05-2016</u>                  Surveyor ID: <u>3301</u>                  Datum Line: <u>X-Y</u>                  Type: Urban/Rural                  The terrain is <u>*Level-Undulating / *Steep-Mountainous</u>.</p> <p>* Strike through if inapplicable.                  ^ Specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey.</p>
<p><b>Subdivision Certificate</b></p> <p>I <u>Daniel Streater</u>                  *Authorised Person/* General Manager/* Accredited Certifier, certify that the provisions of s.109J of the <i>Environmental Planning and Assessment Act 1979</i> have been satisfied in relation to the proposed subdivision, new road or reserve set out herein.</p> <p>Signature: <u>[Signature]</u>                  Accreditation number: .....                  Consent Authority: <u>Camden Council</u>                  Date of endorsement: <u>10/5/16</u>                  Subdivision Certificate number: <u>14-2007-1051-6</u>                  File number: <u>DA/2007/1051</u></p> <p>* Strike through if inapplicable.</p>	<p>Plans used in the preparation of survey/compilation</p> <p>DP 270312                  DP 270613                  DP 280049</p> <p>If space is insufficient continue on PLAN FORM 6A</p>
<p>STATEMENTS of intention to dedicate public roads, public reserves and drainage reserves, acquire/resume land.</p> <p>IT IS INTENDED TO DEDICATE ATTERALL COURT, HALL PLACE, KEYS PLACE, RIBBON COURT, STARLIGHT RETREAT, TENTERFIELD WAY AND VANE CLOSE TO THE PUBLIC AS PUBLIC ROAD.</p>	<p>Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A</p> <p>Surveyor's Reference: <b>08128(S)PP</b> (ISSUE C)</p>


PLAN FORM 5A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 10 sheet(s)

Registered:  8.6.2016  
Office Use Only

Office Use Only

DP280049

(DOC.C)

PLAN OF  
SUBDIVISION OF  
LOT 304 IN DP 280049  
AND EASEMENTS AFFECTING  
LOTS 41 AND 42 IN DP 270613

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(a) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 114.2007.1051.6  
Date of Endorsement: 19/5/16

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE :

1. EASEMENT TO DRAIN WATER 1.5 WIDE (A1)
2. EASEMENT TO DRAIN WATER 2 WIDE (A2)
3. EASEMENT FOR UNDERGROUND CABLES 1 WIDE (E)
4. EASEMENT FOR PADMOUNT SUBSTATION 2.75 WIDE (F)
5. RESTRICTION ON THE USE OF LAND (G)(H)
6. EASEMENT FOR REPAIRS 1 WIDE (P1)
7. EASEMENT FOR REPAIRS 2 WIDE (P2)
8. EASEMENT FOR REPAIRS 3 WIDE (P3)
9. EASEMENT FOR ESTATE WALL 1 WIDE (QW)
10. RESTRICTION ON THE USE OF LAND VARIABLE WIDTH (K)
11. POSITIVE COVENANT VARIABLE WIDTH (V)
12. RESTRICTION ON THE USE OF LAND
13. RESTRICTION ON THE USE OF LAND
14. RESTRICTION ON THE USE OF LAND
15. RESTRICTION ON THE USE OF LAND
16. RESTRICTION ON THE USE OF LAND
17. RESTRICTION ON THE USE OF LAND

STREET ADDRESSES OF ALL LOTS ARE NOT AVAILABLE.

  
.....  
Council Authorised Person

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(S)PP

(ISSUE C)


PLAN FORM 6A (2012)

WARNING: Creasing or folding will lead to rejection

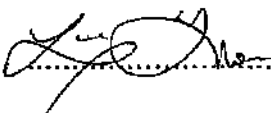

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 10 sheet(s)

Registered:  8.6.2016	Office Use Only	Office Use Only
PLAN OF SUBDIVISION OF LOT 304 IN DP 280049 AND EASEMENTS AFFECTING LOTS 41 AND 42 IN DP 270613		<b>DP280049</b>  (DOC.C)
Subdivision Certificate Number: <u>14/2007/051/6</u>		This sheet is for the provision of the following information as required: • A schedule of lots and addresses - See 60(c) SSI Regulation 2012 • Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919 • Signatures and seals- see 195D Conveyancing Act 1919 • Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.
Date of Endorsement: <u>10/5/16</u>		

The common seal of Dandaloo Pty Limited was hereunto affixed by authority of the Board of Directors in the presence of:

Signature: 	Signature: 
Print Name: <u>LEE THOMAS</u>	Print Name: <u>J. H. MONSEN</u>
Office Held: <u>Director</u>	Office Held: <u>DIRECTOR</u>



  
Council Authorised Person

If space is insufficient use additional annexure sheet

PLAN FORM 6D (2016) (Community annexure)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 4 of 10 sheet(s)

Registered:  8.6.2016

Office Use Only

Office Use Only

**DP280049**

(DOC.C)

PLAN OF SUBDIVISION OF  
LOT 304 IN DP 280049  
AND EASEMENTS AFFECTING  
LOTS 41 AND 42 IN DP 270613

Signatures and Consents, a schedule of lots and addresses and statements relating to a section 88B instrument should be provided on Plan Form 6A

Subdivision Certificate No.: 14.2007.1051.6

Date of Endorsement: 08/10/16

Name of Development (Optional)

Address for Service of Notices

1 FORESTGROVE DRIVE  
HARRINGTON PARK N.S.W. 2567

WARNING STATEMENT (Approved Form 7)

This document shows an initial schedule of unit entitlements for the ~~Community, Precinct or Neighbourhood~~ Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 *Community Land Development Act 1989*.

Any changes will be recorded in a replacement schedule.

VALUER'S CERTIFICATE (Approved Form 9)

I, TIMOTHY JAMES ELLIOTT  
of TIM ELLIOTT PROPERTY CONSULTANT  
being a qualified valuer, as defined in the *Community Land Development Act 1989*, certify that;

\* (a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on <sup>11-12-2015</sup>

\* (b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on <sup>^</sup> being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature:  Date: 27-04-2016

\* Strike out whichever is inapplicable

<sup>^</sup> Insert date

\* Strike out whichever is inapplicable

<sup>^</sup> Insert date of valuation

SCHEDULE OF UNIT ENTITLEMENT

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	798	
2	845		17	798	
3	845		18	798	
4	838		19	798	
5	836		20	798	
6	864		21	798	
7	845		22	807	
8	874		23	807	
9	855		24	807	
10	836		25	807	
11	874		26	807	
12	855		27	798	
13	828		28	828	
14	826		29	836	
15	798		30	845	

If space is insufficient use annexure sheet - Plan Form 6A

Surveyor's Reference: 08128(S)PP

(ISSUE B)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 5 of 10 sheet(s)

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 Registered:  8.6.2016

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**DP280049**

PLAN OF  
 SUBDIVISION OF  
 LOT 304 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

(DOC.C)

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 142007.1051.6  
 Date of Endorsement: 10/5/16

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	817	
32	807	
33	807	
34	807	
35	807	
36	807	
37	817	
38	807	
39	807	
40	807	
41	807	
42	817	
43	836	
44	828	
45	855	
46	826	
47	836	
48	855	
49	884	
50	836	
51	826	
52	846	
53	807	
54	807	
55	807	
56	817	
57	817	
58	807	
59	788	
60	788	
61	788	
62	788	
63	788	
64	788	
65	788	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	788	
67	788	
68	788	
69	798	
70	826	
71	826	
72	807	
73	798	
74	798	
75	836	
76	836	
77	798	
78	798	
79	874	
80	864	
81	807	
82	807	
83	836	
84	845	
85	836	
86	826	
87	826	
88	883	
89	874	
90	828	
91	864	
92	836	
93	845	
94	836	
95	817	
96	836	
97	817	
98	874	
99	874	
100	807	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(S)PP

(ISSUE C)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 6 of 10 sheet(s)

Registered:  8.6.2016 Office Use Only

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**DP280049**

(DOC.C)

PLAN OF  
 SUBDIVISION OF  
 LOT 304 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14,2007,1051,6  
 Date of Endorsement: 10/5/16

LOT	UNIT ENTITLEMENT	SUBDIVISION
101	807	
102	817	
103	893	
104	845	
105	826	
106	788	
107	788	
108	788	
109	845	
110	798	
111	798	
112	788	
113	826	
114	807	
115	826	
116	779	
117	807	
118	798	
119	788	
120	779	
121	779	
122	779	
123	778	
124	788	
125	788	
126	874	
127	893	
128	845	
129	798	
130	826	
131	826	
132	817	
133	826	
134	788	
135	778	

LOT	UNIT ENTITLEMENT	SUBDIVISION
136	817	
137	855	
138	855	
139	826	
140	855	
141	845	
142	845	
143	855	
144	855	
145	845	
146	845	
147	826	
148	817	
149	836	
150	874	
151	826	
152	845	
153	874	
154	826	
155	826	
156	826	
157	838	
158	845	
159	SUBDIVIDED INTO LOTS 160 TO 304 PLAN SHEETS 12 TO 19	
160	874	
161	836	
162	826	
163	826	
164	826	
165	826	
166	826	
167	826	
168	826	
169	826	
170	836	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(S)PP

(ISSUE C)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 7 of 10sheet(s)

<p>Registered:  8.6.2016</p> <p>Office Use Only</p> <p>PLAN OF SUBDIVISION OF                  LOT 304 IN DP 280049                  AND EASEMENTS AFFECTING                  LOTS 41 AND 42 IN DP 270613</p> <p>Subdivision Certificate Number: 14,2007,1051,6                  Date of Endorsement: 10/5/16</p>	<p>Office Use Only</p> <h1 style="text-align: center;">DP280049</h1> <p style="text-align: center;">(DOC.C)</p> <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) <i>SSI Regulation 2012</i></li> <li>• Statements of intention to create and release affecting interests in accordance with section 88B <i>Conveyancing Act 1919</i></li> <li>• Signatures and seals- see 195D <i>Conveyancing Act 1919</i></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	UNIT ENTITLEMENT	SUBDIVISION
171	826	
172	826	
173	826	
174	826	
175	826	
176	826	
177	826	
178	836	
179	874	
180	845	
181	845	
182	828	
183	836	
184	826	
185	826	
186	836	
187	826	
188	828	
189	845	
190	874	
191	864	
192	874	
193	864	
194	817	
195	826	
196	788	
197	788	
198	788	
199	826	
200	855	
201	788	
202	788	
203	798	
204	788	

LOT	UNIT ENTITLEMENT	SUBDIVISION
205	788	
206	788	
207	788	
208	845	
209	845	
210	836	
211	855	
212	845	
213	788	
214	788	
215	788	
216	788	
217	788	
218	788	
219	788	
220	798	
221	807	
222	836	
223	788	
224	788	
225	836	
226	855	
227	807	
228	788	
229	788	
230	788	
231	788	
232	807	
233	855	
234	855	
235	836	
236	845	
237	874	
238	836	
239	836	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(S)PP

(ISSUE C)

PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 8 of 10 sheet(s)

Registered:



8.6.2016

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DP280049

(DOC.C)

PLAN OF

SUBDIVISION OF  
 LOT 304 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

This sheet is for the provision of the following information as required:

- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
- Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
- Signatures and seals- see 195D *Conveyancing Act 1919*
- Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14.2007.1051.6

Date of Endorsement: 10/5/16

LOT	UNIT ENTITLEMENT	SUBDIVISION
240	798	
241	807	
242	788	
243	798	
244	807	
245	883	
246	836	
247	826	
248	826	
249	826	
250	826	
251	826	
252	826	
253	826	
254	826	
255	826	
256	826	
257	826	
258	826	
259	902	
260	902	
261	874	
262	836	
263	845	
264	874	
265	845	
266	855	
267	855	
268	864	
269	817	
270	864	
271	855	
272	864	
273	836	
274	864	

LOT	UNIT ENTITLEMENT	SUBDIVISION
275	883	
276	874	
277	836	
278	845	
279	883	
280	874	
281	826	
282	864	
283	883	
284	874	
285	864	
286	836	
287	845	
288	836	
289	817	
290	874	
291	855	
292	836	
293	874	
294	845	
295	845	
296	826	
297	836	
298	845	
299	807	
300	817	
301	826	
302	836	
303	845	
304	SUBDIVIDED INTO LOTS 305 TO 386 PLAN SHEETS 20 TO 28	
305	826	
306	874	
307	874	
308	864	
309	845	

If space is insufficient use additional annexure sheet

Surveyor's Reference:

08128(S)PP

(ISSUE C)

PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 9 of 10 sheet(s)

Registered:



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**DP280049**

(DOC.C)

PLAN OF

SUBDIVISION OF  
 LOT 304 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) SSI Regulation 2012
  - Statements of intention to create and release affecting interests in accordance with section 88B Conveyancing Act 1919
  - Signatures and seals- see 195D Conveyancing Act 1919
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14.2007.1051.6

Date of Endorsement: 10.15.16

LOT	UNIT ENTITLEMENT	SUBDIVISION
310	883	
311	874	
312	864	
313	826	
314	836	
315	836	
316	855	
317	874	
318	855	
319	855	
320	855	
321	874	
322	864	
323	826	
324	826	
325	826	
326	836	
327	874	
328	826	
329	788	
330	864	
331	864	
332	874	
333	826	
334	826	
335	817	
336	817	
337	836	
338	845	
339	836	
340	855	
341	836	
342	836	
343	836	
344	836	

LOT	UNIT ENTITLEMENT	SUBDIVISION
345	855	
346	836	
347	855	
348	864	
349	855	
350	893	
351	826	
352	836	
353	864	
354	826	
355	855	
356	817	
357	845	
358	845	
359	874	
360	855	
361	902	
362	798	
363	845	
364	845	
365	845	
366	836	
367	864	
368	826	
369	817	
370	874	
371	902	
372	1234	
373	1234	
374	1225	
375	864	
376	855	
377	807	
378	807	
379	845	

If space is insufficient use additional annexure sheet

Surveyor's Reference:

08128(S)PP

(ISSUE C)


PLAN FORM 6A (2012)

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DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 10 of 10 sheet(s)

Registered:  8.6.2016

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**DP280049**

(DOC.C)

PLAN OF  
 SUBDIVISION OF  
 LOT 304 IN DP 280049  
 AND EASEMENTS AFFECTING  
 LOTS 41 AND 42 IN DP 270613

- This sheet is for the provision of the following information as required:
- A schedule of lots and addresses - See 60(c) *SSI Regulation 2012*
  - Statements of intention to create and release affecting interests in accordance with section 88B *Conveyancing Act 1919*
  - Signatures and seals- see 195D *Conveyancing Act 1919*
  - Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.

Subdivision Certificate Number: 14.2007.1051.6

Date of Endorsement: 10/5/16

LOT	UNIT ENTITLEMENT	SUBDIVISION
380	845	
381	826	
382	845	
383	874	
384	855	
385	874	
386	1235	
<b>TOTAL</b>	<b>320000</b>	

If space is insufficient use additional annexure sheet

Surveyor's Reference: 08128(S)PP

(ISSUE C)



## Order Manager

Enter matter reference

### RECENT MATTERS

Show only my matters

Matter Reference	Order Date
73466	03/10/2019
73658	03/10/2019
71981	03/10/2019
73538	02/10/2019
73710	02/10/2019
73687	02/10/2019
73691	01/10/2019
73267	01/10/2019
73685	01/10/2019
484	01/10/2019

### MATTER DETAILS



NSW Plan.pdf

Matter Reference 73687  
 Date Created 25/09/2019  
 Settlement Date 24/10/2019  
 Expected Completion Date 07/10/2019

### ORDER DETAILS DOCUMENTS

Order: DR-N4R2L05THSMV8 [Contact us about this order](#)  
 Order Date: 02/10/2019 [Ordered By: Rhiannon Vallotta](#)

Product Name	Documents	Authority	Search Criteria	Due Date	Status
NSW Title		NSW Land Registry Services	1/270613	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP270613	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP834657	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP1003658	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP280026	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP280027	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP280038	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP280048	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP280049	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP280031	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP271067	02/10/2019	COMPLETE
NSW Dealing		NSW Land Registry Services	AM803017	02/10/2019	COMPLETE
NSW Dealing		NSW Land Registry Services	AM925039	02/10/2019	COMPLETE
NSW Dealing		NSW Land Registry Services	AN135765	02/10/2019	COMPLETE
NSW Dealing		NSW Land Registry Services	AH8483	02/10/2019	COMPLETE
NSW Dealing		NSW Land Registry Services	A1869379	02/10/2019	COMPLETE
NSW Dealing		NSW Land Registry Services	AK337550	02/10/2019	COMPLETE
NSW Dealing		NSW Land Registry Services	AK631926	02/10/2019	COMPLETE
NSW Plan		NSW Land Registry Services	DP280022	02/10/2019	COMPLETE

Order: OR-N4QXON1E55BE1 [Contact us about this order](#)  
 Order Date: 02/10/2019 [Ordered By: Rhiannon Vallotta](#)

Product Name	Documents	Authority	Search Criteria	Due Date	Status
NSW Title		NSW Land Registry Services	1/280018	02/10/2019	COMPLETE

Order: OR-N2E8729MMBTR8 [Contact us about this order](#)  
 Order Date: 26/09/2019 [Ordered By: Rhiannon Vallotta](#)





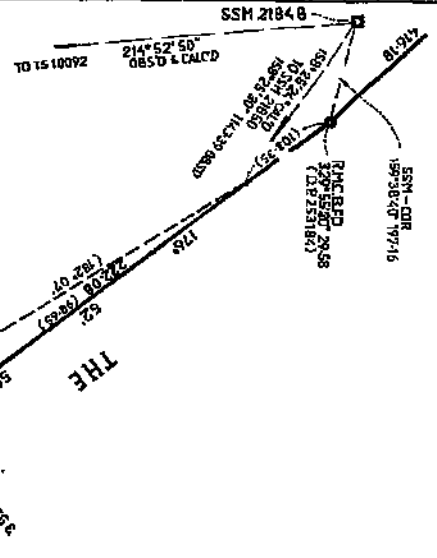
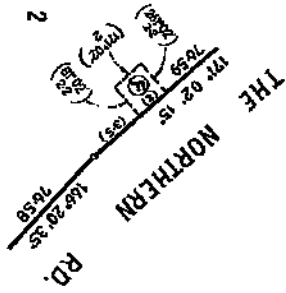
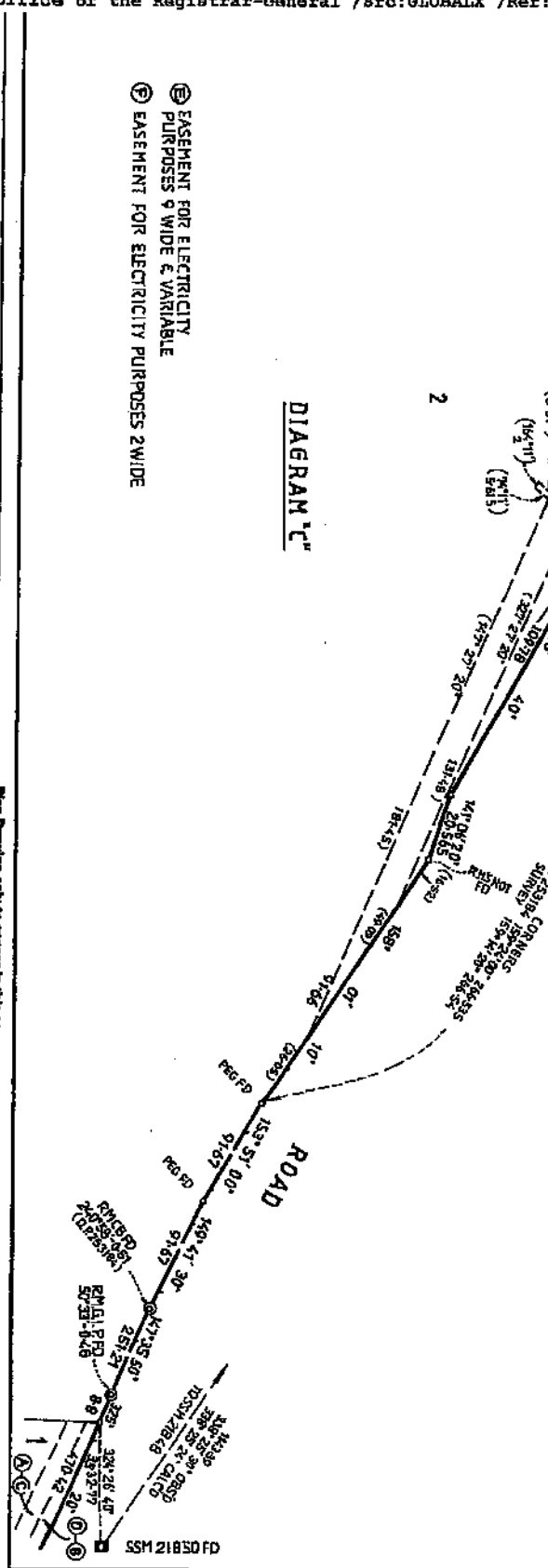


DIAGRAM 'D'  
(NOT TO SCALE)



- NOTES:
- 1) THE 1:100 YEAR FLOOD LINE WAS ADVISED AS BEING RL 71.5. THE LOCATION OF THESE LINES AND THE POSITION OF THE DAM ON LOT 1 HAVE BEEN DETERMINED FROM 1:4000 ORTHO PHOTOS AND NOT BY FIELD SURVEY.
  - 2) THESE HAVE BEEN ADDED TO THE PLAN TO COMPLY WITH THE DEVELOPMENT CONSENT ISSUED BY COUNCIL.

DIAGRAM 'C'



- Ⓧ EASEMENT FOR ELECTRICITY PURPOSES 9 WIDE & VARIABLE
- Ⓨ EASEMENT FOR ELECTRICITY PURPOSES 2WIDE

DP 834657

Registered: 15 5-11-1993

This is plan 2 of 2 in plan 2 shown

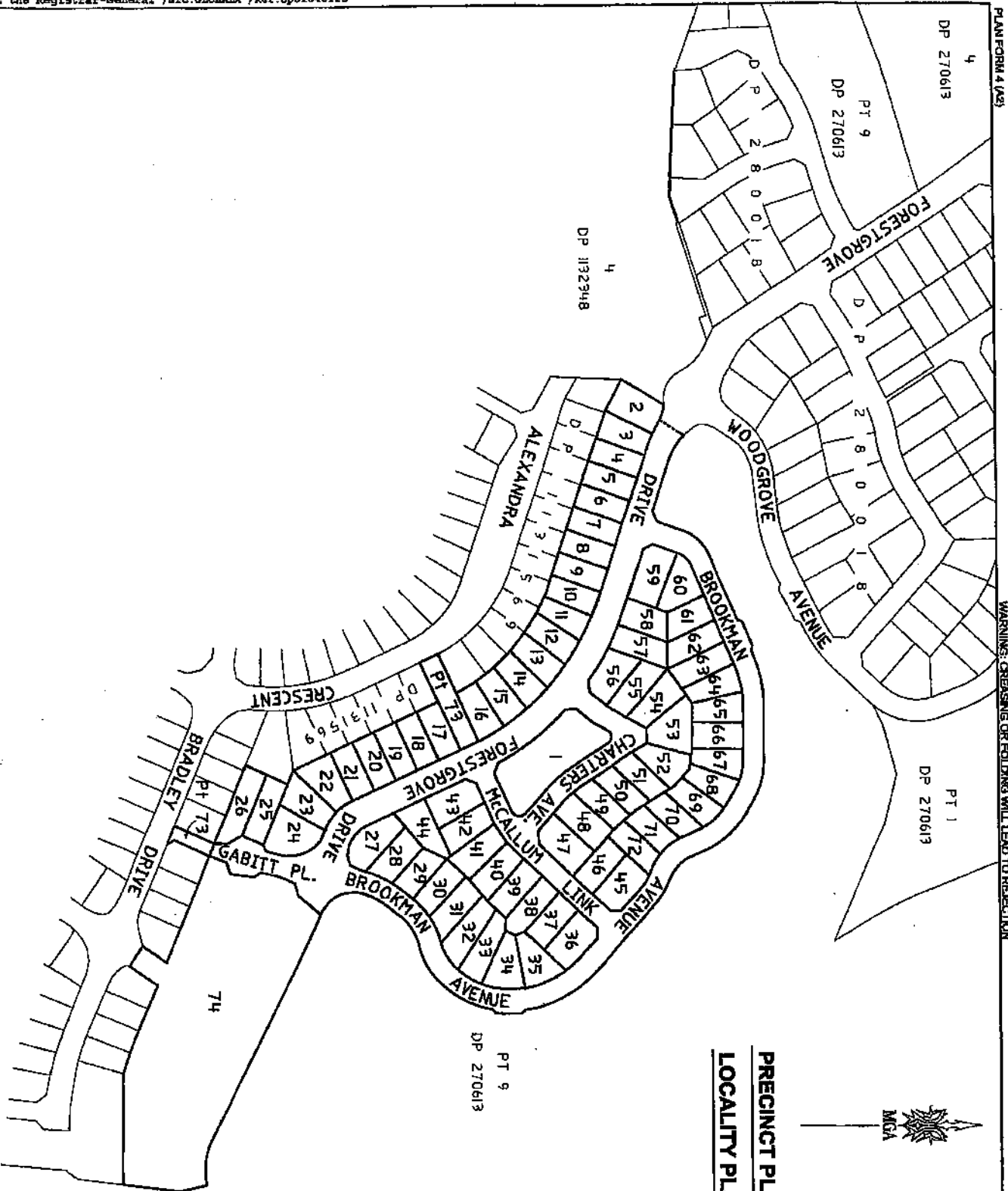
Surveyor registered under Surveyors Act 1992

This is plan 2 of 2 in plan 2 shown  
 issued under the provisions of the Act  
 of 1992

Surveyor's name: [Signature]

Scale: 1:1000

Surveyors reference: T596/121 93134/F

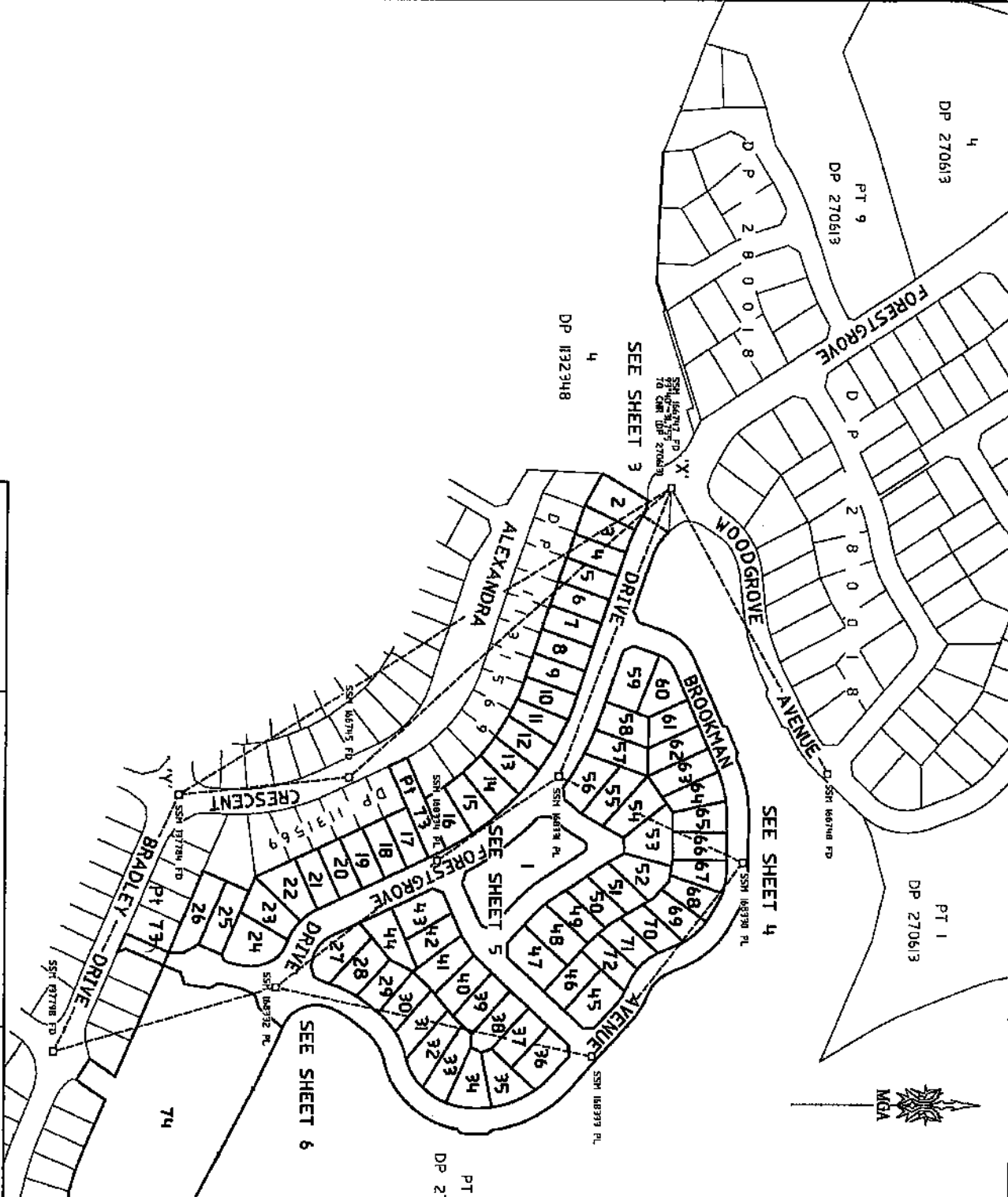


**PRECINCT PLAN**  
**LOCALITY PLAN**

SCHEDULE OF CHANGES TO THE		
LOT No.	DETAILS	SHEET No.
74	SUBDIVIDED INTO LOTS 75 & 76	10
76	SUBDIVIDED INTO LOTS 77 TO 82	11

THIS SHEET BEING CONTAINED IN HERETOFORE SUBMITTED TO SHOW THE LOTS AND ADJACENT STREETS AND ADJACENT AREAS OF THE PRECINCT AS SHOWN IN THE SCHEDULE ABOVE

Subdivision No: 5/2010  
 Date of Survey: 18-12-2008  
 Surveyor: BEKHAM JOHN COLEMAN  
 Surveyor's Ref: 06304 PP (SUE H)  
 Registered: 214-2810



SURVEYING REGULATION 61(2) - MGA CO-ORDINATES

MARK	DATE	CLASS	MARKING	FORM/CLASS	ORDER	SOURCE	DATE
SM 137718	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140149	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140150	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140151	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140152	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140153	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140154	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140155	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140156	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140157	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140158	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140159	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140160	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140161	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140162	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140163	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140164	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140165	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140166	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140167	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140168	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140169	2012/03/29	58	CE	3	3	SCHEM	28-11-2009
SM 140170	2012/03/29	58	CE	3	3	SCHEM	28-11-2009

CONNECTORS  
 FROM LOT 1 TO SSM 137718  
 FROM LOT 2 TO SSM 137718  
 FROM LOT 3 TO SSM 137718  
 FROM LOT 4 TO SSM 137718  
 FROM LOT 5 TO SSM 137718  
 FROM LOT 6 TO SSM 137718  
 FROM LOT 7 TO SSM 137718  
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 FROM LOT 76 TO SSM 137718  
 FROM LOT 77 TO SSM 137718  
 FROM LOT 78 TO SSM 137718  
 FROM LOT 79 TO SSM 137718  
 FROM LOT 80 TO SSM 137718

Surveyor: BENJAMIN JOHN CUMMINS  
 Date of Survey: 18-12-2009  
 Surveyor's Plat: 08504 P.P.  
 Possibility

PLAN OF SUBDIVISION OF LOT 8 IN DP 270613

L.S.A.: CAMDEN  
 Location: HARRINGTON PARK  
 Subdivision No: G/2010  
 Length in m to nearest, Production Point: 12300

Requisite: 21/4/2010

DP280022

**PRECINCT PLAN  
 DETAIL PLAN**  
 (IN 7 SHEETS)



**SCHEDULE OF SHORT & CURVED DIMENSIONS**

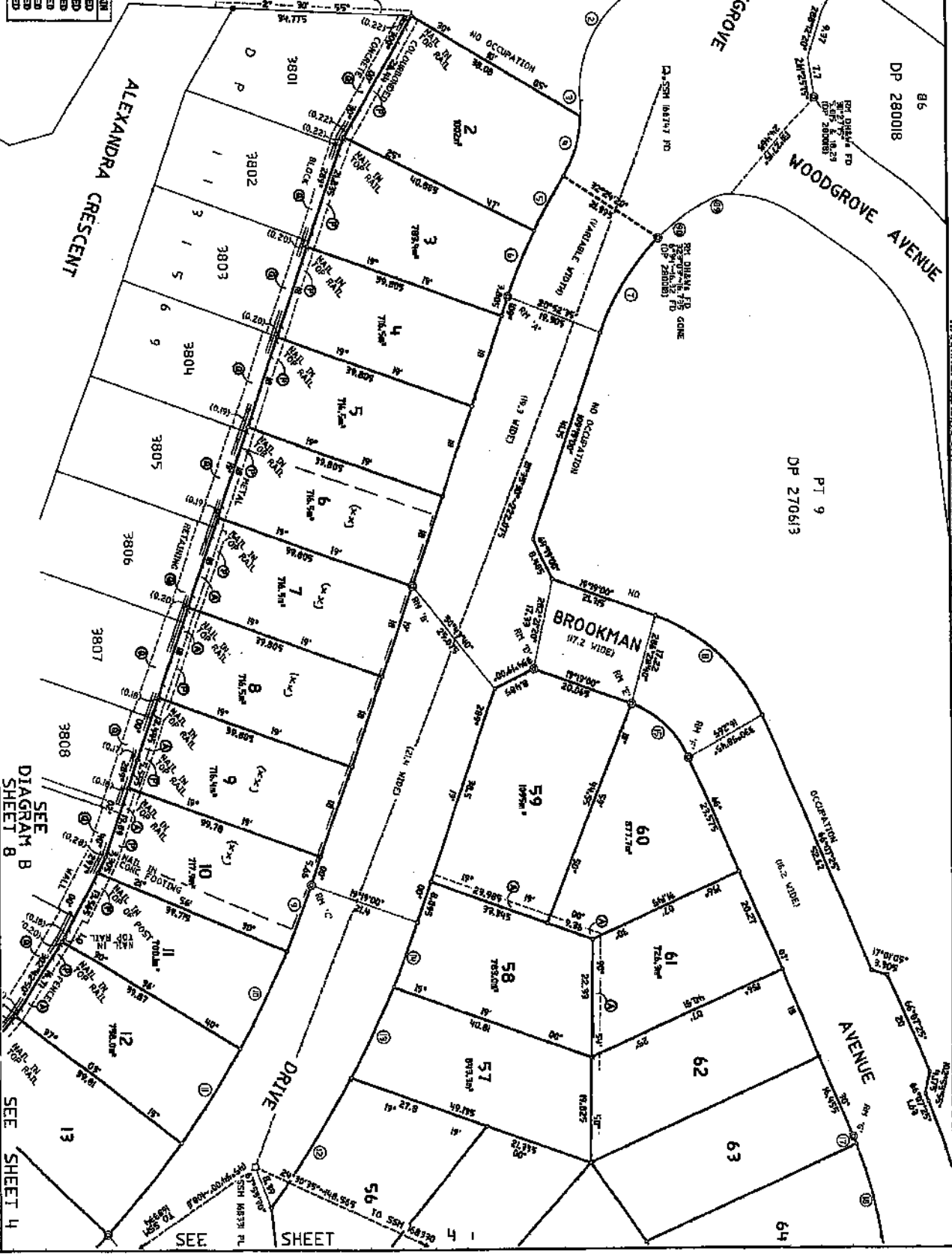
No.	BEARING	LENGTH	ARC	RADIUS
1	117°00'00"	36.48	55.035	12.9
2	270°31'02"	2.93	14.97	22.2
3	204°04'45"	2.76	2.945	22.4
4	107°28'10"	6.79	6.225	22.4
5	187°21'00"	1.15	1.02	10.7
6	62°04'00"	13.44	12.465	10.7
7	122°04'35"	2.22	2.101	10.7
8	142°04'35"	27.005	24.575	10.7
9	112°27'00"	13.975	13.94	10.7
10	181°06'30"	20.57	20.58	10.7
11	123°04'15"	2.19	2.2	10.7
12	102°17'35"	24.805	24.81	10.7
13	142°04'35"	1.715	1.715	10.7
14	67°00'00"	3.11	3.11	10.7

(x) BEARINGS BY ASSUMPTION TO BEAN WATER: 15 WIND - DIVERSIFIED

**SCHEDULE OF REFERENCE MARKS**

No.	BEARING	DISTANCE	TYPE	ORDER
A	208°27'35"	7.08 & 11.21	SHIRAS	PLACED
B	208°19'40"	6.25 & 6.72	SHIRAS	PLACED
C	097°00'00"	4.305 & 11.395	SHIRAS	PLACED
D	002°21'20"	5.02 & 12.985	SHIRAS	PLACED
E	042°29'40"	4.775 & 12.25	SHIRAS	PLACED
F	205°08'45"	4.77 & 12.95	SHIRAS	PLACED
G	195°07'30"	4.28 & 12.28	SHIRAS	PLACED

- ① EASEMENT TO BEAN WATER 15 WIND AND VARIABLE
- ② EASEMENT FOR REPAIRS 15 AND 25 WIND DP 095649
- ③ RESTRICTION ON THE USE OF LAND DP 095649
- ④ EASEMENT FOR UNDERGROUND CABLES 1 WIND DP 095649



Survey: BERKHAMPTON JOHN CURRANS  
 Date of Survey: 16-12-2008  
 Survey Plan No: 200904777  
 (MORSE 4)

PLACED  
**SUBDIVISION OF  
 LOT 8  
 IN DP 270613**

LEGAL: CAMDEN  
 Local: HARRINGTON PARK  
 Subdivision No: G/122/10  
 Length in metres: 1000

Requirement:  
 450 21-4-2010

**DP280022**

SEE  
 DIAGRAM B  
 SHEET 8

SEE  
 SHEET 4

SEE  
 SHEET

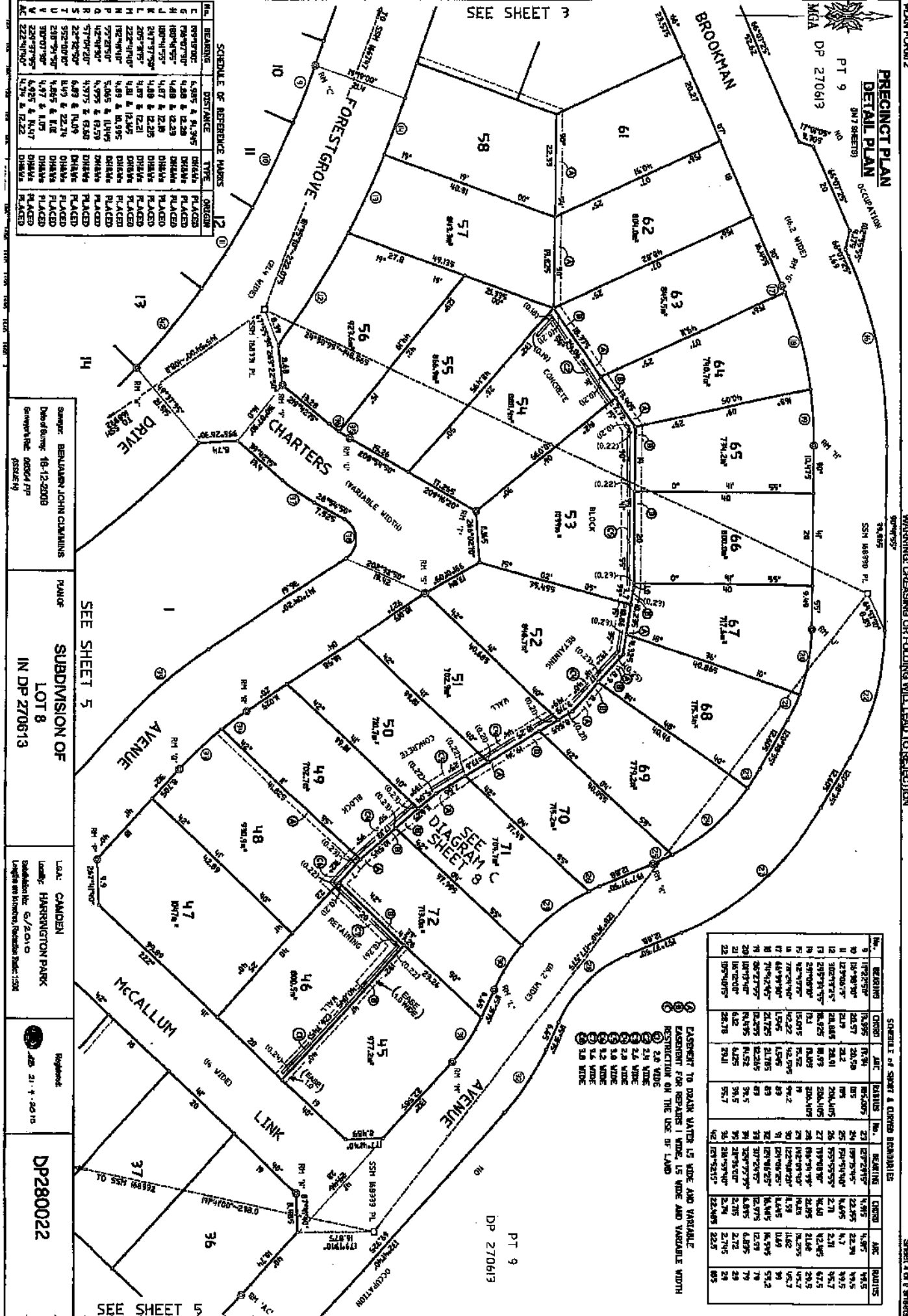
PLAN FORM 2

**PRECINCT PLAN**  
**DETAIL PLAN**

PT 9  
 MGA DP 270613

OCCUPATION  
 (M.I. NOTES)  
 (M.I. NOTES)

WARNING: CREASING OR FOLDING WILL LEAD TO REFLECTION



**SCHEDULE OF REFERENCE MAPS**

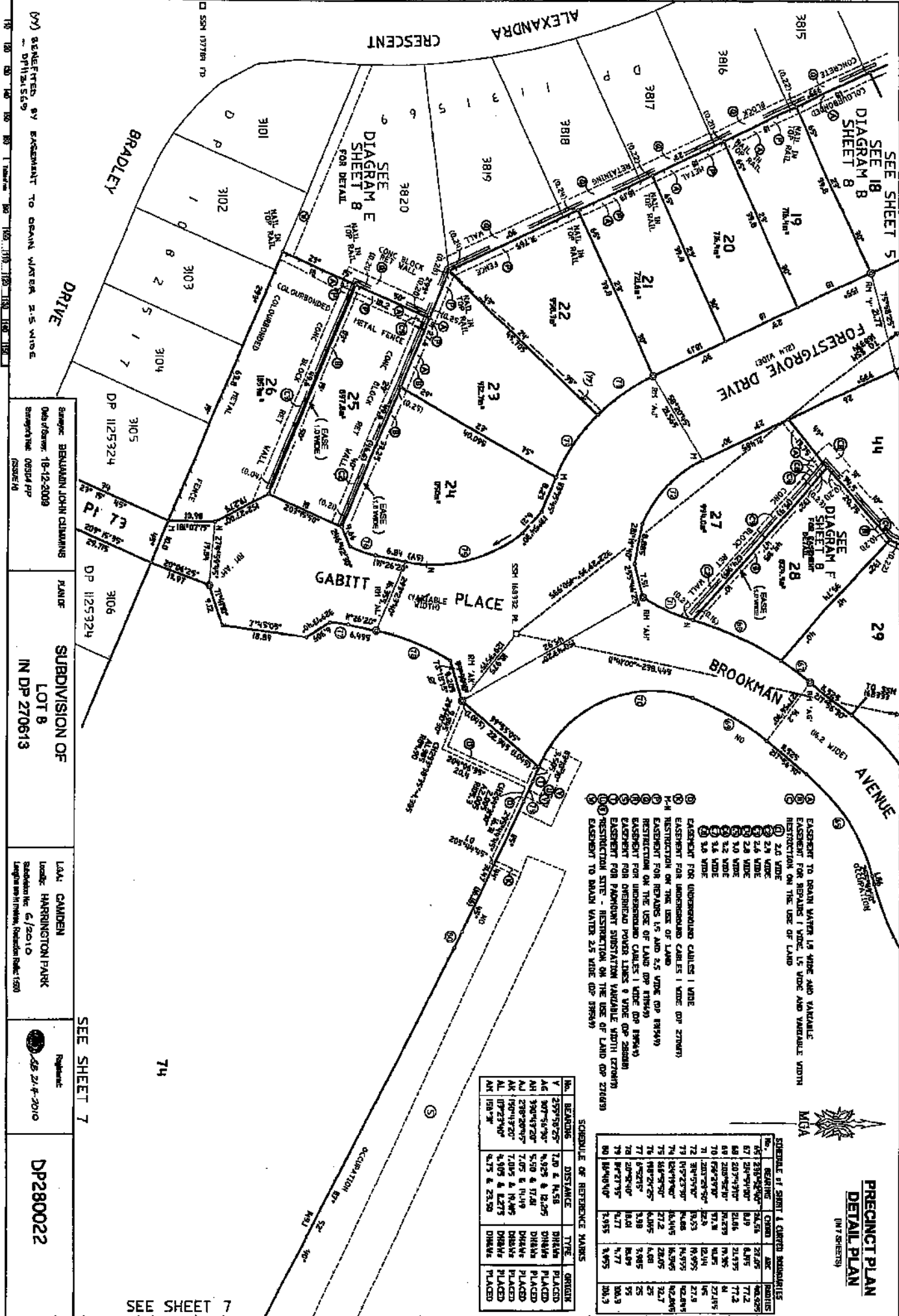
Map	BEARING	DISTANCE	TYPE	ORIGIN
1	S 89° 51' 30" E	12.30	PLACED	DHWA
2	S 89° 51' 30" E	12.30	PLACED	DHWA
3	S 89° 51' 30" E	12.30	PLACED	DHWA
4	S 89° 51' 30" E	12.30	PLACED	DHWA
5	S 89° 51' 30" E	12.30	PLACED	DHWA
6	S 89° 51' 30" E	12.30	PLACED	DHWA
7	S 89° 51' 30" E	12.30	PLACED	DHWA
8	S 89° 51' 30" E	12.30	PLACED	DHWA
9	S 89° 51' 30" E	12.30	PLACED	DHWA
10	S 89° 51' 30" E	12.30	PLACED	DHWA
11	S 89° 51' 30" E	12.30	PLACED	DHWA
12	S 89° 51' 30" E	12.30	PLACED	DHWA
13	S 89° 51' 30" E	12.30	PLACED	DHWA
14	S 89° 51' 30" E	12.30	PLACED	DHWA
15	S 89° 51' 30" E	12.30	PLACED	DHWA
16	S 89° 51' 30" E	12.30	PLACED	DHWA
17	S 89° 51' 30" E	12.30	PLACED	DHWA
18	S 89° 51' 30" E	12.30	PLACED	DHWA
19	S 89° 51' 30" E	12.30	PLACED	DHWA
20	S 89° 51' 30" E	12.30	PLACED	DHWA
21	S 89° 51' 30" E	12.30	PLACED	DHWA
22	S 89° 51' 30" E	12.30	PLACED	DHWA

**SCHEDULE OF SHORT & CURVED BOUNDARIES**

Map	BEARING	CHORD	ARC	RADIUS	NO. OF	BEARING	CHORD	ARC	QUANTITIES
1	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
2	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
3	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
4	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
5	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
6	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
7	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
8	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
9	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
10	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
11	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
12	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
13	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
14	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
15	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
16	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
17	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
18	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
19	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
20	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
21	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30
22	S 89° 51' 30" E	12.30	12.30	12.30	1	S 89° 51' 30" E	12.30	12.30	12.30



PLAN FORM 2



WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

Sheet 6 of 6 sheets

- ① EASEMENT TO DRAIN WATER 1.5 WIDE AND VARIABLE RESTRICTION ON THE USE OF LAND
- ② EASEMENT FOR REPAIRS 1 WIDE 1.5 WIDE AND VARIABLE WIDTH RESTRICTION ON THE USE OF LAND
- ③ 2.5 WIDE
- ④ 2.4 WIDE
- ⑤ 2.6 WIDE
- ⑥ 2.8 WIDE
- ⑦ 3.0 WIDE
- ⑧ 3.2 WIDE
- ⑨ 3.4 WIDE
- ⑩ 3.6 WIDE
- ⑪ EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- ⑫ EASEMENT FOR UNDERGROUND CABLES 1 WIDE (DP 270613)
- ⑬ RESTRICTION ON THE USE OF LAND
- ⑭ RESTRICTION FOR REPAIRS 1.5 AND 2.5 WIDE (DP 270613)
- ⑮ RESTRICTION ON THE USE OF LAND (DP 270613)
- ⑯ EASEMENT FOR UNDERGROUND CABLES 1 WIDE (DP 270613)
- ⑰ EASEMENT FOR OVERHEAD POWER LINES 6 WIDE (DP 270613)
- ⑱ EASEMENT FOR OVERHEAD POWER LINES 6 WIDE (DP 270613)
- ⑲ RESTRICTION FOR POWERLINE SUBSTATION VARIABLE WIDTH (DP 270613)
- ⑳ RESTRICTION ON THE USE OF LAND (DP 270613)
- ㉑ RESTRICTION TO DRAIN WATER 2.5 WIDE (DP 270613)



**PRECINCT PLAN  
 DETAIL PLAN**  
 (DP 270613)

SCHEDULE OF SHIRT & COLLAR SCHEDULES

No.	BEARING	CHAIN	AREA	POINTS
67	330°50'00"	34.58	37.05	163.575
67	204°00'00"	8.19	4.875	163.575
68	204°00'00"	21.66	21.975	77.2
68	204°00'00"	18.779	18.795	77.2
70	187°20'00"	17.31	18.795	163.575
71	204°00'00"	12.3	12.314	163.575
72	204°00'00"	18.53	18.575	22.8
73	187°20'00"	14.88	14.975	163.575
74	187°20'00"	16.145	16.205	163.575
75	187°20'00"	27.2	28.05	163.575
76	187°20'00"	14.05	14.08	163.575
77	187°20'00"	13.91	13.915	25
78	204°00'00"	18.01	18.04	95
79	187°20'00"	14.77	14.77	163.575
80	187°20'00"	14.95	14.95	163.575

SCHEDULE OF REFERENCE MARKS

No.	BEARINGS	DISTANCE	TYPE	ORIGIN
V	255°50'25"	7.0 & 14.58	DIRM	PLACED
A6	307°54'30"	4.925 & 12.295	DIRM	PLACED
A1	307°54'30"	5.50 & 17.81	DIRM	PLACED
A2	238°20'00"	7.05 & 14.495	DIRM	PLACED
A3	190°19'20"	4.595 & 18.495	DIRM	PLACED
A4	190°19'20"	4.75 & 23.50	DIRM	PLACED
AN	187°20'00"		DIRM	PLACED

(b) BARRIERS BY EASEMENT TO DRAIN WATER 2.5 WIDE  
 DP 1125324

Surveyor: BENJAMIN JOHN CHAMBERS  
 Date of Form: 18-12-2009  
 Surveyor's Title: C/Surveyor  
 (Clause 14)

PLAT: SUBDIVISION OF LOT 8 IN DP 270613  
 DP 1125324

LOCAL: HARRINGTON PARK  
 Subdivision No: G/2010  
 Length and in meters (Standard Scale: 1:50)

SEE SHEET 7

DP280022

SEE SHEET 7

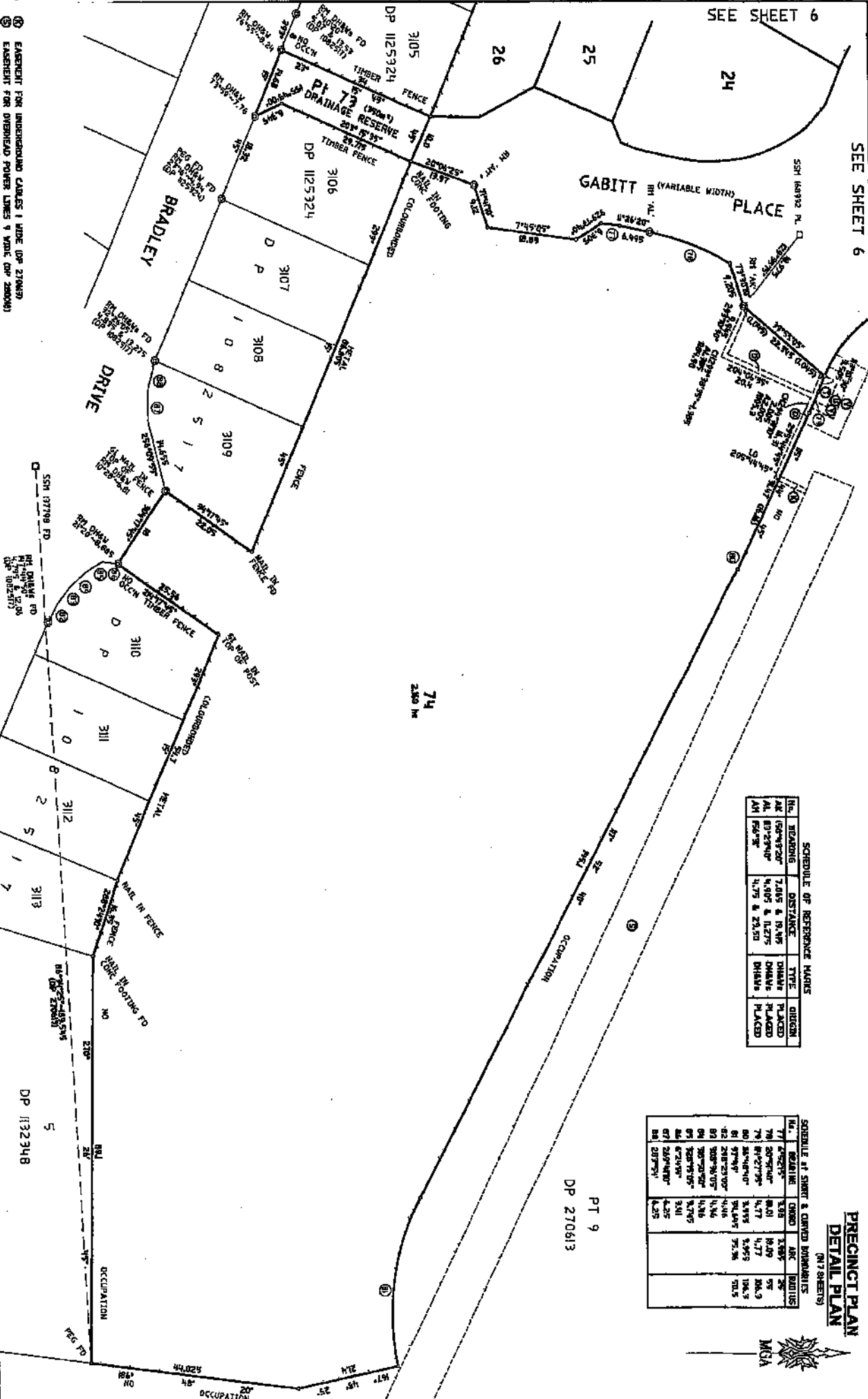
PLAN FORM 2

SEE SHEET 6

WARNING: CHECKING OR FOLDING WILL LEAD TO REJECTION

Sheet 7 of 8 sheets

SEE SHEET 6



SCHEDULE OF REFERENCE MARKS

NO.	READING	DISTANCE	TYPE	ORIGIN
1	108°15'20"	7.005 & 0.146	STANDARD	PLACED
2	108°25'00"	4.005 & 0.275	STANDARD	PLACED
3	107°5'	4.175 & 21.130	STANDARD	PLACED

SCHEDULE OF SHIRT & CORNER BOUNDARIES

NO.	READING	ORIGIN	ARC	ADIUS
1	108°15'20"	10.01	3.805	36°
2	108°25'00"	4.17	10.02	36.3
3	107°5'	5.995	10.5	36.3
4	107°5'	5.995	25.56	36.3
5	107°5'	5.995	10.5	36.3
6	107°5'	5.995	10.5	36.3
7	107°5'	5.995	10.5	36.3
8	107°5'	5.995	10.5	36.3
9	107°5'	5.995	10.5	36.3
10	107°5'	5.995	10.5	36.3
11	107°5'	5.995	10.5	36.3
12	107°5'	5.995	10.5	36.3
13	107°5'	5.995	10.5	36.3
14	107°5'	5.995	10.5	36.3
15	107°5'	5.995	10.5	36.3
16	107°5'	5.995	10.5	36.3
17	107°5'	5.995	10.5	36.3
18	107°5'	5.995	10.5	36.3
19	107°5'	5.995	10.5	36.3
20	107°5'	5.995	10.5	36.3
21	107°5'	5.995	10.5	36.3
22	107°5'	5.995	10.5	36.3
23	107°5'	5.995	10.5	36.3
24	107°5'	5.995	10.5	36.3
25	107°5'	5.995	10.5	36.3
26	107°5'	5.995	10.5	36.3
27	107°5'	5.995	10.5	36.3
28	107°5'	5.995	10.5	36.3
29	107°5'	5.995	10.5	36.3
30	107°5'	5.995	10.5	36.3
31	107°5'	5.995	10.5	36.3
32	107°5'	5.995	10.5	36.3
33	107°5'	5.995	10.5	36.3
34	107°5'	5.995	10.5	36.3
35	107°5'	5.995	10.5	36.3
36	107°5'	5.995	10.5	36.3
37	107°5'	5.995	10.5	36.3
38	107°5'	5.995	10.5	36.3
39	107°5'	5.995	10.5	36.3
40	107°5'	5.995	10.5	36.3
41	107°5'	5.995	10.5	36.3
42	107°5'	5.995	10.5	36.3
43	107°5'	5.995	10.5	36.3
44	107°5'	5.995	10.5	36.3
45	107°5'	5.995	10.5	36.3
46	107°5'	5.995	10.5	36.3
47	107°5'	5.995	10.5	36.3
48	107°5'	5.995	10.5	36.3
49	107°5'	5.995	10.5	36.3
50	107°5'	5.995	10.5	36.3
51	107°5'	5.995	10.5	36.3
52	107°5'	5.995	10.5	36.3
53	107°5'	5.995	10.5	36.3
54	107°5'	5.995	10.5	36.3
55	107°5'	5.995	10.5	36.3
56	107°5'	5.995	10.5	36.3
57	107°5'	5.995	10.5	36.3
58	107°5'	5.995	10.5	36.3
59	107°5'	5.995	10.5	36.3
60	107°5'	5.995	10.5	36.3
61	107°5'	5.995	10.5	36.3
62	107°5'	5.995	10.5	36.3
63	107°5'	5.995	10.5	36.3
64	107°5'	5.995	10.5	36.3
65	107°5'	5.995	10.5	36.3
66	107°5'	5.995	10.5	36.3
67	107°5'	5.995	10.5	36.3
68	107°5'	5.995	10.5	36.3
69	107°5'	5.995	10.5	36.3
70	107°5'	5.995	10.5	36.3
71	107°5'	5.995	10.5	36.3
72	107°5'	5.995	10.5	36.3
73	107°5'	5.995	10.5	36.3
74	107°5'	5.995	10.5	36.3
75	107°5'	5.995	10.5	36.3
76	107°5'	5.995	10.5	36.3
77	107°5'	5.995	10.5	36.3
78	107°5'	5.995	10.5	36.3
79	107°5'	5.995	10.5	36.3
80	107°5'	5.995	10.5	36.3
81	107°5'	5.995	10.5	36.3
82	107°5'	5.995	10.5	36.3
83	107°5'	5.995	10.5	36.3
84	107°5'	5.995	10.5	36.3
85	107°5'	5.995	10.5	36.3
86	107°5'	5.995	10.5	36.3
87	107°5'	5.995	10.5	36.3
88	107°5'	5.995	10.5	36.3
89	107°5'	5.995	10.5	36.3
90	107°5'	5.995	10.5	36.3
91	107°5'	5.995	10.5	36.3
92	107°5'	5.995	10.5	36.3
93	107°5'	5.995	10.5	36.3
94	107°5'	5.995	10.5	36.3
95	107°5'	5.995	10.5	36.3
96	107°5'	5.995	10.5	36.3
97	107°5'	5.995	10.5	36.3
98	107°5'	5.995	10.5	36.3
99	107°5'	5.995	10.5	36.3
100	107°5'	5.995	10.5	36.3

PRECINCT PLAN  
DETAIL PLAN



- ① EASEMENT FOR UNDERGROUND CABLES 1 MIDE (DP 270613)
- ② EASEMENT FOR OVERHEAD POWER LINES 1 MIDE (DP 280022)
- ③ EASEMENT FOR PAVEMENT SUBSTITUTION VARIABLE WIDTH (DP 270613)
- ④ RESTRICTION SITE - RESTRICTION ON THE USE OF LAND (DP 270613)
- ⑤ EASEMENT FOR UNDERGROUND CABLES 1 MIDE

Surveyor: BENJAMIN JOHN CHAMBERS  
 Date of Survey: 18-12-2009  
 Survey File: 02804 PP (PARTIAL)

PLAN OF  
**SUBDIVISION OF  
 LOT 8  
 IN DP 270613**

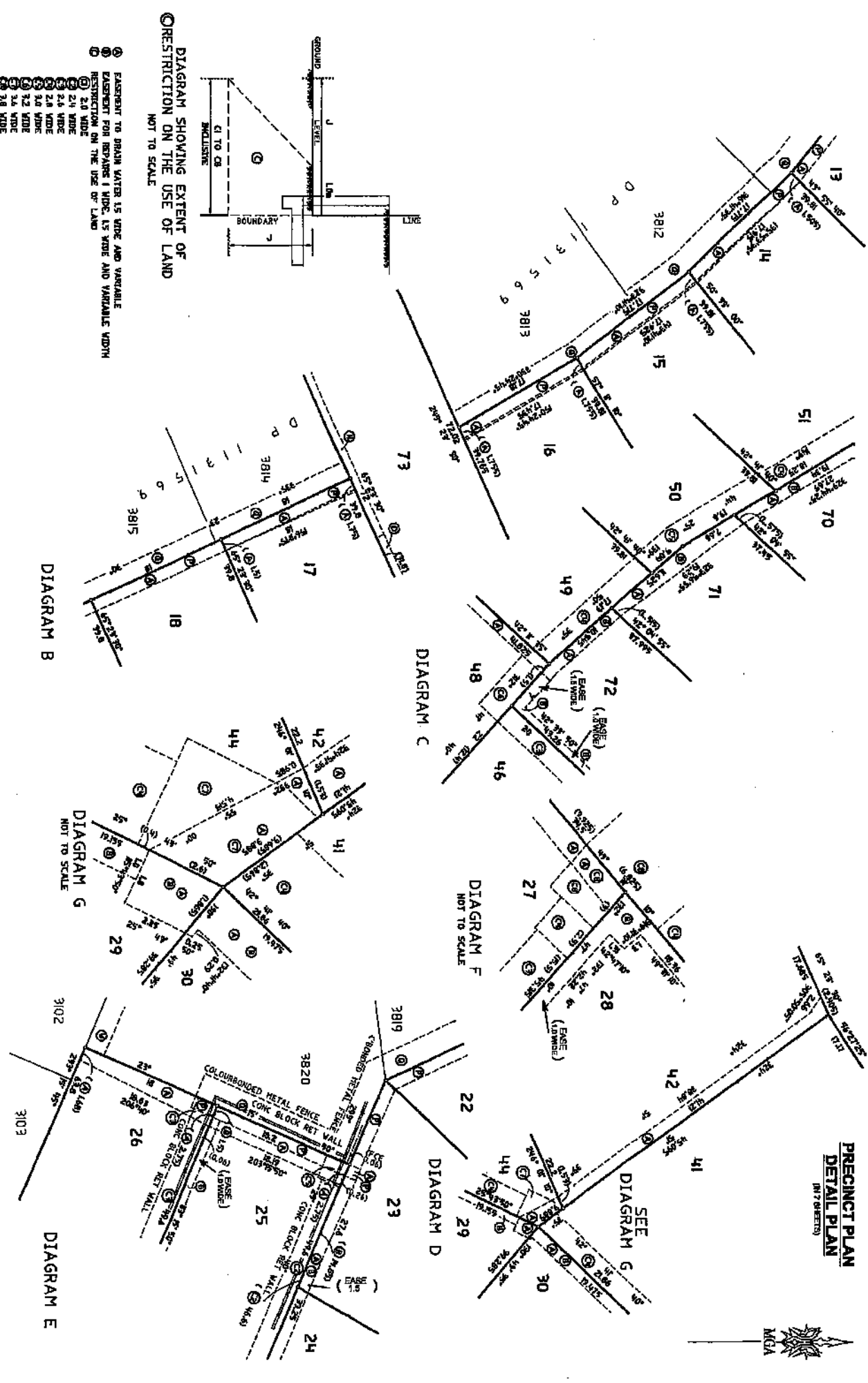
LOCAL COUNCIL  
 LINDSEY HARRINGTON PARK  
 Shire of the City of Sydney, Sydney Council (L20)

Prepared by  
 2-04-2010

**DP280022**



**PRECINCT PLAN  
 DETAIL PLAN  
 (IN 7 SHEETS)**



**DIAGRAM SHOWING EXTENT OF  
 RESTRICTION ON THE USE OF LAND  
 NOT TO SCALE**

- ① EASEMENT TO DRAIN WATER 15 WIDE AND VARIABLE
- ② EASEMENT FOR REPAIRS 1 WIDE, 15 WIDE AND VARIABLE WIDTH
- ③ RESTRICTION ON THE USE OF LAND
- ④ 2.0 WIDE
- ⑤ 2.4 WIDE
- ⑥ 2.6 WIDE
- ⑦ 2.8 WIDE
- ⑧ 3.0 WIDE
- ⑨ 3.2 WIDE
- ⑩ 3.4 WIDE
- ⑪ 3.6 WIDE
- ⑫ VARIABLE WIDTH
- ⑬ EASEMENT FOR UNDERGROUND CABLES 1 WIDE
- ⑭ EASEMENT FOR REPAIRS 15 AND 2.5 WIDE (OP 187959)
- ⑮ RESTRICTION ON THE USE OF LAND (OP 85759)
- ⑯ EASEMENT FOR UNDERGROUND CABLES 1 WIDE (OP 187959)
- ⑰ EASEMENT TO DRAIN WATER 2.5 WIDE (OP 85759)

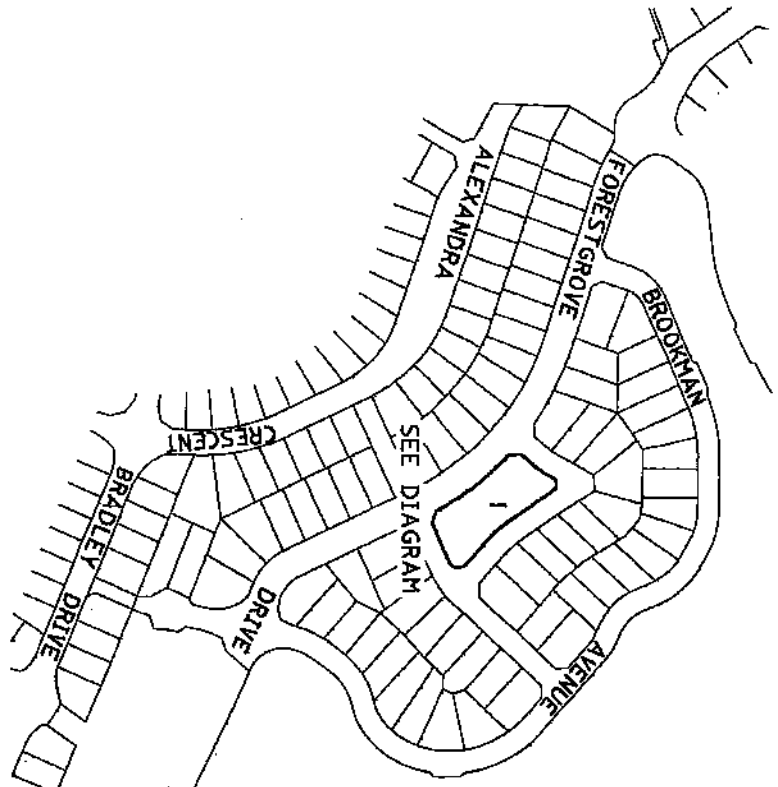
Designer: **BENJAMIN JOHN CUMMINGS**  
 Date of Survey: 18-12-2008  
 Surveyor's Ref: 08004 FPP  
 65757 E2

PLANT OF  
**SUBDIVISION OF  
 LOT 8  
 IN DP 270613**

L.S.A.: **CAMDEN**  
 Locality: **HARRINGTON PARK**  
 Division No: 6/2-C1-D  
 Length and width: Production Scale: 1:200

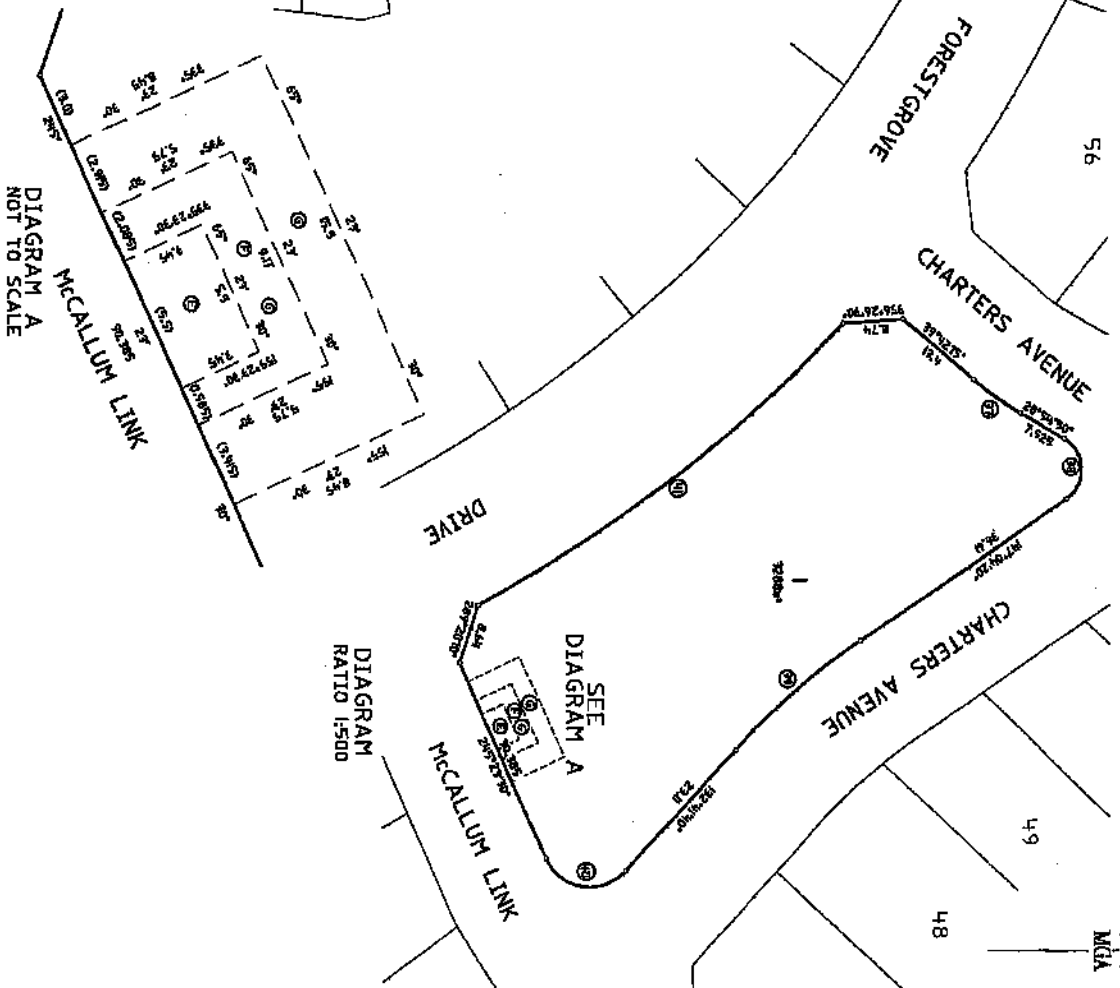
Registered  
 1/5 21.9.2010

**DP280022**



No.	REMARKS	CHANG	DATE	STATUS
37	INITIAL	0.216	8.4.75	NS
38	INITIAL	4.528	10.2.75	S
39	INITIAL	23.178	23.2.75	NS
40	INITIAL	16.475	13.7.77	S
41	INITIAL	44.435	14.4.85	2004.3

① EASEMENT FOR PLANTING RESTRICTION 3/45 YDIE  
 ② RESTRICTION SITE RESTRICTION ON THE USE OF LAND



**PRECINCT PLAN**  
**PRECINCT PROPERTY LOT 1**



Name: BENJAMIN JOHN CUMMINGS Date of Birth: 18-12-2009 Signature Ref: 028904 pp (PAGE 11)	PLANT SUBDIVISION OF LOT 8 IN DP 270513	LOCAL COUNCIL: CAMDEN Location: HARRINGTON PARK Subdivision No: 5/2010 Lengthen in meters: (Section Plan: 128)	Registered: AS 21-4-2010	DP280022
---	--	---	-----------------------------	----------

10 20 30 40 50 60 70 80 90 100 110 120 130 140 150

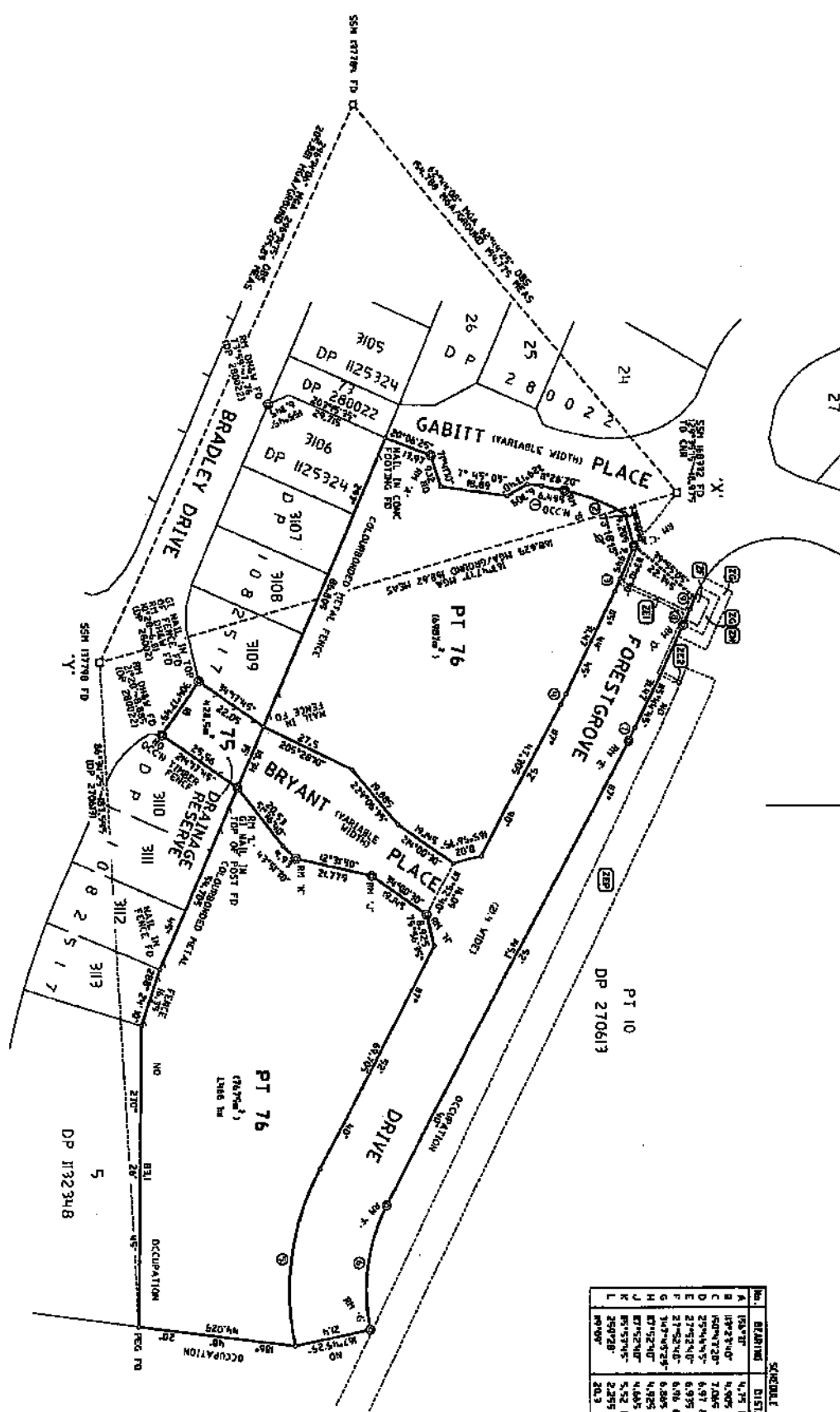
PLAN FORM 2  
 DP280022/3

WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION

SUBMITTING AND SPATIAL INFORMATION							
COMPOSITE SCALE FACTOR 1:6000 (1:6000) (HEARS)							
NAME	LASTING	NUMBER	ZONE	CLASS	NUMBER	SUBJECT	DATE
DP 11770	20001.250	432001.000	54	C	1	54.000	27-09-2011
DP 11770	20001.250	432001.000	54	C	1	54.000	27-09-2011
DP 11770	20001.250	432001.000	54	C	1	54.000	27-09-2011

SCHEDULE of SHORT & CURVED BOUNDARIES				
NO.	REMARKS	DISTANCE	ARC	RADIUS
1	6°52'16"	1.98	1.495	75
2	20°57'40"	18.0	14.09	55
3	16°27'35"	1.8	1.41	66.8
4	10°40'30"	2.6	2.1	74.8
5	0°51'00"	10.423	10.214	74.8
6	48°48'47"	1.775	1.379	74.8
7	16°27'35"	1.77	1.37	106.3
8	17°49'30"	1.505	1.177	106.3

SCHEDULE of REFERENCE POINTS				
NO.	REMARKS	DISTANCE	TYPE	ORIGIN
A	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
B	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
C	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
D	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
E	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
F	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
G	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
H	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
I	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
J	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
K	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
L	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
M	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
N	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
O	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
P	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
Q	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
R	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
S	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
T	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
U	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
V	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
W	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
X	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
Y	10°52'16"	4.75 & 23.5	DRAWN	DP 280022
Z	10°52'16"	4.75 & 23.5	DRAWN	DP 280022



**DETAIL SHEET**  
 THIS IS SHEET 10 OF DP NO. 280022 AND IT  
 FORMS PART OF THE SUBDIVISION PLAN FOR  
 LOT 74 AND IS AN ADDITIONAL SHEET

**REMARKS**  
 EASTERN FOR UNDERGROUND CABLES 1 METER DP 280022 DOC 3  
 EASTERN FOR UNDERGROUND CABLES 1 METER DP 270613  
 EASTERN FOR PAVEMENT SUBSTATION VARIABLE WIDTH (270613)  
 RESTRICTION ON THE USE OF LAND (DP 270613)  
 EASTERN FOR OVERHEAD POWER LINES 9 METER (DP 280022)

Surveyor: BENJAMIN JOHN CUNNINGHAM  
 Date of Survey: 27-09-2011  
 Designer: DP 0280022/3/DP 270613  
 Checked By: [Signature]

PLANNING  
 SUBDIVISION OF  
 LOT 74  
 IN DP280022

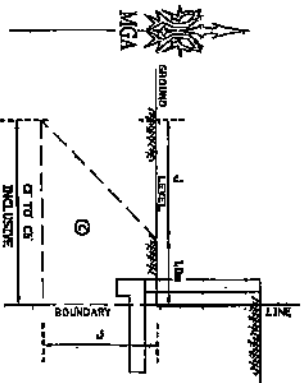
LEA: CAMDEN  
 Location: HARRINGTON PARK  
 Subdivision No: 53 of 2011  
 Land Use: Residential (R100)

13.1.2012

DP280022  
 ADDITIONAL SHEET 10

PLAN	EASTING	NORTHING	ZONE	CLASS	ORDER	SPONS	DATE
DP 280022	27862.559	629274.078	54	C	3	SONS	27-08-2011
DP 270613	27862.559	629274.078	54	C	3	SONS	27-08-2011
DP 1132348	27862.559	629274.078	54	C	3	SONS	27-08-2011
DP 1132348	27862.559	629274.078	54	C	3	SONS	27-08-2011
DP 1132348	27862.559	629274.078	54	C	3	SONS	27-08-2011

WARNING: CHECKING OR FOLDING WILL LEAD TO REJECTION

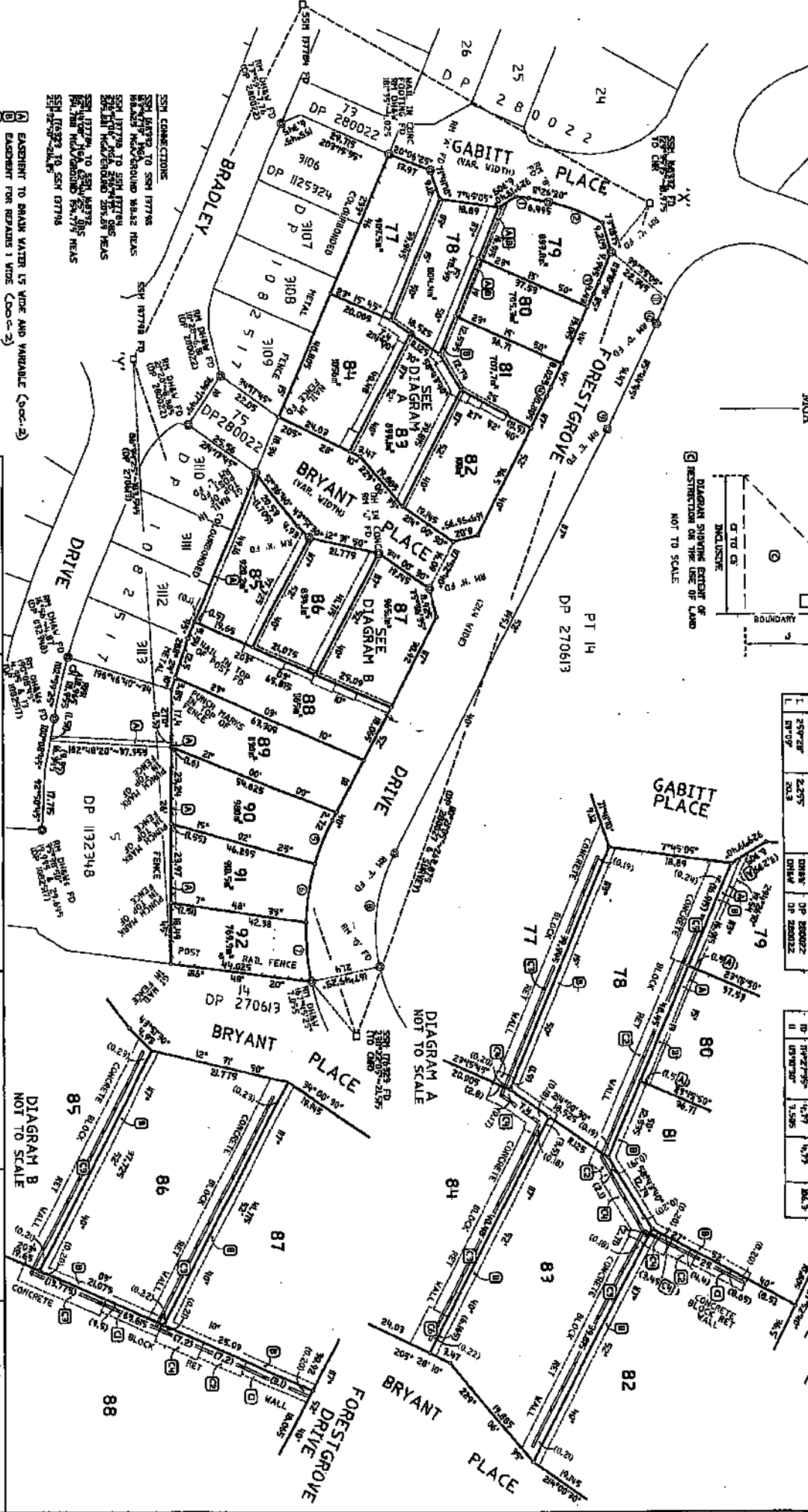


No.	BEARING	DISTANCE	TYPE	ORIGIN
1	S 7° 5' E	23.5	DRILL	DP 280022
2	S 7° 5' E	23.5	DRILL	DP 280022
3	S 7° 5' E	23.5	DRILL	DP 280022
4	S 7° 5' E	23.5	DRILL	DP 280022
5	S 7° 5' E	23.5	DRILL	DP 280022
6	S 7° 5' E	23.5	DRILL	DP 280022
7	S 7° 5' E	23.5	DRILL	DP 280022
8	S 7° 5' E	23.5	DRILL	DP 280022
9	S 7° 5' E	23.5	DRILL	DP 280022
10	S 7° 5' E	23.5	DRILL	DP 280022

No.	BEARING	CORNER	DATE	REMARKS
1	S 7° 5' E	3.00	3.2005	ES
2	S 7° 5' E	3.00	3.2005	ES
3	S 7° 5' E	3.00	3.2005	ES
4	S 7° 5' E	3.00	3.2005	ES
5	S 7° 5' E	3.00	3.2005	ES
6	S 7° 5' E	3.00	3.2005	ES
7	S 7° 5' E	3.00	3.2005	ES
8	S 7° 5' E	3.00	3.2005	ES
9	S 7° 5' E	3.00	3.2005	ES
10	S 7° 5' E	3.00	3.2005	ES

DETAIL SHEET

THIS IS SHEET 11 OF 11. NO. 280022 AND 11  
 LOT 76 IN DP 280022 AND 11  
 LOT 5 IN DP 1132348



- ① EASEMENT TO BRAN WATER 15 WIDE AND VARIABLE (Spec. 2)
- ② EASEMENT FOR REPAIRS 1 WIDE (Spec. 2)
- ③ RESTRICTION ON THE USE OF LAND
- ④ 2.0 WIDE
- ⑤ 2.4 WIDE
- ⑥ 2.5 WIDE
- ⑦ 2.8 WIDE

Surveyor: BENJAMIN JOHN CUMMINGS  
 Date of Survey: 23-01-2012  
 Survey Ref: 0800479/P  
 ISSUE 2

PLAN OF  
 SUBDIVISION OF  
 LOT 76 IN DP 280022  
 AND EASEMENT WITHIN  
 LOT 5 IN DP 1132348

LOCAL COUNCIL  
 LAND: HARRINGTON PARK  
 Subdivision Ref: 1132348  
 Length and width in metres. Referenced to: 1:200

Requisite  
 1:200 11-09-2012

DP 280022  
 ADDITIONAL SHEET 11



**PLAN FORM 6**

**WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 1 of 5 sheet(s)

SIGNATURES, SEALS and STATEMENTS of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants.

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE:

1. EASEMENT TO DRAIN WATER 1.5 WIDE AND VARIABLE
2. EASEMENT FOR REPAIRS 1 WIDE, 1.5 WIDE AND VARIABLE WIDTH
3. RESTRICTION ON THE USE OF LAND
4. POSITIVE COVENANT
5. EASEMENT FOR UNDERGROUND CABLES 1 WIDE
6. EASEMENT FOR PADMOUNT SUBSTATION 3.45 WIDE
7. RESTRICTION ON THE USE OF LAND
8. RESTRICTION ON THE USE OF LAND
9. RESTRICTION ON THE USE OF LAND
10. RESTRICTION ON THE USE OF LAND
11. RESTRICTION ON THE USE OF LAND

Use PLAN FORM 6A for additional certificates, signatures, seals and statements

**Crown Lands NSW/Western Lands Office Approval**

I .....in approving this plan certify  
 (Authorised Officer)  
 that all necessary approvals in regard to the allocation of the land shown herein have been given

Signature: .....  
 Date: .....  
 File Number: .....  
 Office: .....

**Subdivision Certificate**

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

the proposed SUBDIVISION set out herein  
 (insert "subdivision" or "new road")

  
 \* Authorised Person/General Manager/Accredited Certifier


Consent Authority: Camden Council  
 Date of Endorsement: 11th March 2010  
 Accreditation no: .....  
 Subdivision Certificate no: 612010  
 File no: DA 1267/2006

\* Delete whichever is inapplicable.



**DP280022 S**

(Doc)

Registered:  AB 21.4.2010  
 Title System: TORRENS  
 Purpose: SUBDIVISION

PLAN OF SUBDIVISION OF  
 LOT 8  
 IN DP 270613

L.G.A.: CAMDEN  
 Locality: HARRINGTON PARK  
 Parish: COOK  
 County: CUMBERLAND

**Surveying Regulation, 2006**

I BENJAMIN JOHN CUMMINS  
 of JOHN M. DALY & ASSOC. PTY. LTD. P.O. BOX 25 CAMPBELLTOWN  
 a surveyor registered under the Surveying Act, 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying Regulation, 2006 and was completed on: 18-12-2009

The survey relates to  
LOTS 1 TO 74  
 (specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature  Dated: 18-12-2009  
 Surveyor registered under the Surveying Act, 2002

Datum Line: 'X'-'Y'  
 Type: Urban/Rural

**Plans used in the preparation of survey/compilation**

- DP 270613
- DP 280018
- DP 1082517
- DP 1125324
- DP 1131569


(if insufficient space use Plan Form 6A annexure sheet)

**SURVEYOR'S REFERENCE: 06304 PP (ISSUE G)**

OFFICE USE ONLY

**PLAN FORM 6 (Annexure Sheet)    WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET    Sheet 2 of 5 sheet(s)**

<b>PLAN OF</b>  <b>SUBDIVISION OF</b> <b>LOT 8</b> <b>IN DP 270813</b>	<b>DP280022</b> *
	(DOC.A)
	<b>Registered:</b>  <i>SB 21-4-2010</i> *

Subdivision Certificate No: *6/2010*

Date of Endorsement: *11<sup>th</sup> March 2010*



**IT IS INTENDED TO DEDICATE TO  
THE PUBLIC AS PUBLIC ROAD:**

**BROOKMAN AVENUE, CHARTERS AVENUE, GABITT PLACE,  
McCALLUM LINK AND THE EXTENSION TO FORESTGROVE DRIVE.**

**IT IS INTENDED TO CREATE LOT 73 AS DRAINAGE RESERVE.**

\* OFFICE USE ONLY

**PLAN FORM 6 (Annexure Sheet) WARNING: Creasing or folding will lead to rejection**

<b>DEPOSITED PLAN ADMINISTRATION SHEET</b>		Sheet 3 of 5 sheet(s)
<b>PLAN OF</b>	<b>SUBDIVISION OF</b> LOT 8 IN DP 270613	<b>DP280022</b>  (DCLA)  Registered:  <i>AB</i> 21.4.2010 *
Subdivision Certificate No: <i>6/2010</i>		Date of Endorsement: <i>11<sup>th</sup> MARCH 2010</i>
 <i>Peter John Done</i> Peter John Done Director  <i>Lee Thomas</i> Lee Thomas Director		
SURVEYOR'S REFERENCE: <i>06304 PP</i> (ISSUE)		

\* OFFICE USE ONLY

**PLAN FORM 6D (COMMUNITY ANNEXURE)**

**WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 4 of 5 sheet(s)

PLAN OF SUBDIVISION OF  
 LOT 8  
 IN DP 270613

**DP280022**

(DOC.A)

Registered:  SB 21.4.2010

Subdivision Certificate No: **6/2010**

Date of Endorsement: **11<sup>th</sup> MARCH 2010**

Name of Development if any  
**MACULATA**

Address for Service of Notice

**1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 N.S.W. 2567**

**Approved Form 7  
 COMMUNITY LAND DEVELOPMENT ACT  
 WARNING STATEMENT REGARDING  
 THE INITIAL SCHEDULE OF UNIT ENTITLEMENTS**

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of Section 30 Community Land Development Act 1989.

Any changes will be recorded on a replacement schedule.

I, **STEPHEN BARROW** of **LANDSBURY'S PROPERTY PTY LTD** being a Valuer registered under the Valuers Registration Act 1975, certify that the Unit Entitlements shown on this sheet these sheets are based upon valuations made by me on **13<sup>th</sup> December 2009**

Signature:  Date **13/12/2009**

\* Strike out whichever is inapplicable # Insert date of valuation

**THIS CERTIFICATE REQUIRED FOR COMMUNITY & PRECINCT PLANS ONLY**

**SCHEDULE OF UNIT ENTITLEMENT**

(If insufficient space use additional annexure sheet - Plan Form 6A)

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		23	82	
2	86		24	90	
3	74		25	80	
4	72		26	86	
5	72		27	85	
6	72		28	75	
7	72		29	72	
8	72		30	73	
9	72		31	76	
10	72		32	83	
11	72		33	80	
12	72		34	80	
13	75		35	79	
14	75		36	86	
15	75		37	75	
16	75		38	76	
17	72		39	75	
18	72		40	75	
19	72		41	78	
20	72		42	75	
21	72		43	82	
22	84		44	76	

SURVEYOR'S REFERENCE: **06304 PP (ISSUE E)**

OFFICE USE ONLY

**PLAN FORM 6A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET** Sheet 5 of 5 sheet(s)

PLAN OF SUBDIVISION OF  
 LOT 8  
 IN DP 270613

**DP280022**

(Doc.A)

Registered:  *AB* 21.4.2010

Subdivision Certificate No: *6/2010*

Date of Endorsement: *11th March 2010*

\*OFFICE USE ONLY

**SCHEDULE of UNIT ENTITLEMENT**

LOT	UNIT ENTITLEMENT	SUBDIVISION
<del>45</del>	<del>84</del>	<del></del>
<del>46</del>	<del>75</del>	<del></del>
<del>47</del>	<del>86</del>	<del></del>
<del>48</del>	<del>83</del>	<del></del>
<del>49</del>	<del>72</del>	<del></del>
<del>50</del>	<del>72</del>	<del></del>
<del>51</del>	<del>72</del>	<del></del>
<del>52</del>	<del>78</del>	<del></del>
<del>53</del>	<del>88</del>	<del></del>
<del>54</del>	<del>80</del>	<del></del>
<del>55</del>	<del>79</del>	<del></del>
<del>56</del>	<del>82</del>	<del></del>
<del>57</del>	<del>78</del>	<del></del>
<del>58</del>	<del>74</del>	<del></del>
<del>59</del>	<del>87</del>	<del></del>
<del>60</del>	<del>78</del>	<del></del>
<del>61</del>	<del>73</del>	<del></del>
<del>62</del>	<del>75</del>	<del></del>
<del>63</del>	<del>79</del>	<del></del>
<del>64</del>	<del>73</del>	<del></del>
<del>65</del>	<del>73</del>	<del></del>
<del>66</del>	<del>75</del>	<del></del>
<del>67</del>	<del>72</del>	<del></del>
<del>68</del>	<del>72</del>	<del></del>
<del>69</del>	<del>74</del>	<del></del>
<del>70</del>	<del>72</del>	<del></del>
<del>71</del>	<del>72</del>	<del></del>
<del>72</del>	<del>72</del>	<del></del>
<del>73</del>	<del>DRAINAGE RESERVE</del>	<del></del>
<del>74</del>	<del>1297</del>	<del></del>
<b>TOTAL</b>	<b>8734</b>	

**HISTORICAL FILE:  
 SEE ADMINISTRATION SHEET 4 (DOC.B)**

or folding will lead to rejection

ePlan

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 4 sheet(s)

SIGNATURES, SEALS and STATEMENTS of intention to dedicate public roads, to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants.

IT IS INTENDED TO DEDICATE TO THE PUBLIC AS PUBLIC ROAD:

THE EXTENSION TO FORESTGROVE DRIVE (SUBJECT TO AN EASEMENT FOR UNDERGROUND CABLES 1 WIDE CREATED BY DP280022 DOC 1) AND BRYANT PLACE.

IT IS INTENDED TO DEDICATE TO LOT 75 AS DRAINAGE RESERVE

DP280022

Office Use Only

(DOC.B)

Registered: 13.01.2012



Office Use Only

Title System: TORRENS

Purpose: SUBDIVISION

PLAN OF SUBDIVISION OF LOT 74 IN DP 280022

L.G.A.: CAMDEN

Locality: HARRINGTON PARK

Parish: COOK

County: CUMBERLAND

Surveying Certificate

I, BENJAMIN JOHN CUMMINS of JOHN M. DALY & ASSOC PTY LTD, P.O. BOX 25 CAMPBELLTOWN a surveyor registered under the Surveying and Spatial Information Act, 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying and Spatial Information Regulation, 2006 and was completed on: 27-09-2011.

The survey relates to LOTS 75 AND 76

(specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature: [Signature] Dated: 27-09-2011  
Surveyor registered under the Surveying and Spatial Information Act 2002

Datum Line: 'X'-'Y'  
Type: Urban/Rural

Plans used in the preparation of survey/compilation

DP 270613  
DP 280022

(if insufficient space use Plan Form 6A annexure sheet)

SURVEYOR'S REFERENCE: 06304(74)PP (ISSUE B)

Use PLAN FORM 6A

for additional certificates, signatures, seals and statements

Crown Lands NSW/Western Lands Office Approval

I, [Signature] 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: \_\_\_\_\_

Subdivision Certificate

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

the proposed SUBDIVISION set out herein (insert "subdivision" or "new road")

[Signature] \* Authorised Person/General Manager/Accredited Certifier

Consent Authority: CAMDEN COUNCIL  
Date of Endorsement: 15th DECEMBER 2011  
Accreditation no: \_\_\_\_\_  
Subdivision Certificate no: 53 OF 2011  
File no: DA 1267 1 2006

\* Strike through inapplicable parts.

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 4 sheet(s)

PLAN OF SUBDIVISION OF  
LOT 74  
IN DP 280022

DP280022

(DOC.B)

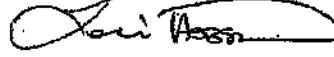
Registered:  13.01.2012

Subdivision Certificate No: 53 of 2011

Date of Endorsement: 15<sup>th</sup> December 2011



  
DIRECTOR

  
SECRETARY

\* OFFICE USE ONLY

**PLAN FORM 6D (COMMUNITY ANNEXURE)**

**WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 3 of 4 sheet(s)


**PLAN OF** SUBDIVISION OF  
 LOT 74  
 IN DP280022

Office Use Only

**DP280022**

(DOC.B)

Office Use Only

**Registered:**  13.01.2012

Subdivision Certificate No: **53 of 2011**

Date of Endorsement: **15<sup>th</sup> December 2011**

**Name of Development (Optional)**

**Address for Service of Notice**  
 1 FORESTGROVE DRIVE  
 HARRINGTON PARK  
 N.S.W. 2567

**WARNING STATEMENT (Approved Form 7)**

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

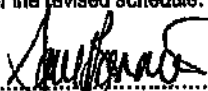
Any changes will be recorded in a replacement schedule.

**VALUER'S CERTIFICATE (Approved Form 9)**

I, SAM BARROW  
 Registration No. 22100  
 of LANDSBURY'S PROPERTY PTY LTD  
 being a Valuer registered under the Valuers Registration Act 1975, certify that:

(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on 15 NOVEMBER 2011

(b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on 7 OCTOBER 2008, being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature:  Date 29/11/11

\* Strike out whichever is inapplicable      \* Insert date of valuation

**UPDATE NOTE (Approved Form 8)**

This document contains an "updated"/revised Schedule of Unit Entitlements and replaces the existing schedule registered on A.....

\* Strike out whichever is inapplicable      \* Insert date

**SCHEDULE OF UNIT ENTITLEMENT**

(if insufficient space use additional annexure sheet - Plan Form 6A)

LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY	
2	86	
3	74	
4	72	
5	72	
6	72	
7	72	
8	72	
9	72	
10	72	
11	72	
12	72	
13	75	
14	75	
15	75	

LOT	UNIT ENTITLEMENT	SUBDIVISION
16	75	
17	72	
18	72	
19	72	
20	72	
21	72	
22	84	
23	82	
24	90	
25	80	
26	86	
27	85	
28	75	
29	72	
30	73	

**PLAN FORM 6A (Annexure Sheet) WARNING: Creasing or folding will lead to rejection**

ePlan

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 4 of 4 sheet(s)

PLAN OF SUBDIVISION OF  
 LOT 74  
 IN DP 280022

**DP280022**

(DOC.B)

Registered:  13.01.2012

Subdivision Certificate No: 53 of 2011

Date of Endorsement: 15<sup>th</sup> December 2011

**SCHEDULE of UNIT ENTITLEMENT**

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	75	
32	83	
33	80	
34	80	
35	79	
36	85	
37	75	
38	76	
39	75	
40	75	
41	78	
42	75	
43	82	
44	76	
45	84	
46	75	
47	88	
48	83	
49	72	
50	72	
51	72	
52	78	
53	88	
54	80	
55	79	
56	82	
57	78	
58	74	
59	87	
60	78	

LOT	UNIT ENTITLEMENT	SUBDIVISION
61	73	
62	75	
63	79	
64	73	
65	73	
66	75	
67	72	
68	72	
69	74	
70	72	
71	72	
72	72	
73	DRAINAGE RESERVE	
74	SUBDIVIDED INTO LOTS 75 AND 76	
75	DRAINAGE RESERVE	
76	1297	
<b>TOTAL</b>	<b>6734</b>	

**HISTORICAL FILE  
 SEE ADMINISTRATION SHEETS 3 & 4 (DOC.C)**

SURVEYOR'S REFERENCE: 06304(74)PP

(ISSUE B)

\* OFFICE USE ONLY

**WARNING: Accuracy of information will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET**

Sheet 1 of 4 sheet(s)

SIGNATURES, SEALS AND STATEMENTS of intention to dedicate public roads, public reserves, drainage reserves or create easements, restrictions on the use of land and positive covenants.



Office Use Only

**DP280022 S**

(Doc. E)

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT 1919, IT IS INTENDED TO CREATE:

Registered: /88 10.9.2012

Office Use Only

Title System: **TORRENS**

Purpose: **SUBDIVISION**

1. EASEMENT TO DRAIN WATER 1.5 WIDE AND VARIABLE (A)
2. EASEMENT FOR REPAIRS 1 WIDE (B)
3. RESTRICTION ON THE USE OF LAND
4. POSITIVE COVENANT
5. RESTRICTION ON THE USE OF LAND
6. RESTRICTION ON THE USE OF LAND

**PLAN OF SUBDIVISION OF LOT 76 IN DP 280022 AND EASEMENT WITHIN LOT 5 IN DP 1132348**

L.G.A.: **CAMDEN**

Locality: **HARRINGTON PARK**

Parish: **COOK**

County: **CUMBERLAND**

**Survey Certificate**

I, BENJAMIN JOHN CUMMINS of JOHN M. DALY & ASSOC. PTY LTD P.O. BOX 25 CAMPBELLTOWN a surveyor registered under the Surveying and Spatial Information Act, 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying and Spatial Information Regulation, 2006 and was completed on: 23-01-2012

The survey relates to LOTS 77 TO 92

(specify the land actually surveyed or specify any land shown in the plan that is not the subject of the survey)

Signature: Dated: 23-01-2012  
 Surveyor registered under the Surveying and Spatial Information Act 2002

Datum Line: 'X'-'Y'  
 Type: Urban/Rural

**Plans used in the preparation of survey/compilation**

- DP 270613
- DP 280022
- DP 1082517
- DP 1132348

If space is insufficient use PLAN FORM BA annexure sheet

Surveyor's Reference: **06304(76)PP**

(ISSUE C)

If space is insufficient use PLAN FORM 6A annexure sheet

**Crown Lands NSW/Western Lands Office Approval**

I, ..... In approving this plan certify  
 (Authorised Officer)  
 that all necessary approvals in regard to the allocation of the land shown herein have been given

Signature: .....  
 Date: .....  
 File Number: .....  
 Office: .....

**Subdivision Certificate**

I certify that the provisions of s.109J of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to:

the proposed Subdivision set out herein  
 (insert "subdivision" or "new road")

.....  
 \* Authorised Person / General Manager / Accredited Certifier

Consent Authority: Camden Council  
 Date of Endorsement: 23rd August 2012  
 Accreditation no: .....  
 Subdivision Certificate no: 71 of 2012  
 File no: DA 1267/2006

\* Strike through inapplicable parts.

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 2 of 4 sheet(s)

PLAN OF SUBDIVISION OF  
LOT 76 IN DP 280022  
AND EASEMENT WITHIN  
LOT 5 IN DP 1132348

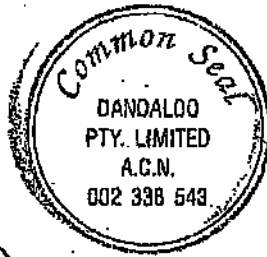
DP280022


(Doc.C)

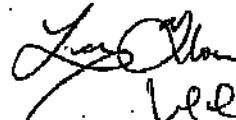
Registered:  28 10.9.2012

Subdivision Certificate No: 41/2012

Date of Endorsement: 8/8/2012



  
Peter John Done  
Director

  
Lee Thomas  
Director

\*OFFICE USE ONLY

SURVEYOR'S REFERENCE: 06304(76)PP (ISSUE C)

**PLAN FORM 8D (COMMUNITY ANNEXURE) WARNING: Creasing or folding will lead to rejection**

**DEPOSITED PLAN ADMINISTRATION SHEET** Sheet 3 of 4 sheet(s)

Office Use Only

**PLAN OF**

SUBDIVISION OF  
LOT 76 IN DP 280022  
AND EASEMENT WITHIN  
LOT 5 IN DP 1132348

**DP280022**

(Doc.c)

Office Use Only

Registered:  10.9.2012

Subdivision Certificate No: 41/2012

Date of Endorsement: 8/8/2012

**Name of Development (Optional)**

**Address for Service of Notice**

1 FORESTGROVE DRIVE  
HARRINGTON PARK  
N.S.W. 2567

**WARNING STATEMENT (Approved Form 7)**

This document shows an initial schedule of unit entitlements for the Community, Precinct or Neighbourhood Scheme which is liable to be altered, as the scheme is developed or on completion of the scheme, in accordance with the provisions of section 30 Community Land Development Act 1989.

Any changes will be recorded in a replacement schedule.

**UPDATE NOTE (Approved Form 8)**

This document contains an "updated"/revised Schedule of Unit Entitlements and replaces the existing schedule registered on ^.....

\* Strike out whichever is inapplicable  
^ insert date

**VALUER'S CERTIFICATE (Approved Form 9)**

I, SAMUEL JAMES BARRON  
Registration No. 22100  
of LINDSAY'S PROPERTY PTY LTD  
being a Valuer registered under the Valuers Registration Act 1975, certify that:

\*(a) The unit entitlements shown in the schedule herewith are based upon valuations made by me on

^ 15 JUNE 2012

\*(b) The unit entitlements shown in the schedule herewith, for the new lots created by the subdivision, are based upon their market value on ^ 14 APRIL 2009 being the date of the valuer's certificate lodged with the original initial schedule or the revised schedule.

Signature:  Date: 29/06/12  
\* Strike out whichever is inapplicable ^ insert date of valuation

**SCHEDULE OF UNIT ENTITLEMENT**

(If insufficient space use additional annexure sheet - Plan Form 8A)

LOT	UNIT ENTITLEMENT	SUBDIVISION	LOT	UNIT ENTITLEMENT	SUBDIVISION
1	ASSOCIATION PROPERTY		16	75	
2	86		17	72	
3	74		18	72	
4	72		19	72	
5	72		20	72	
6	72		21	72	
7	72		22	84	
8	72		23	82	
9	72		24	90	
10	72		25	80	
11	72		26	86	
12	72		27	85	
13	75		28	75	
14	75		29	72	
15	75		30	73	

SURVEYOR'S REFERENCE: 06304(76)PP

(ISSUE C)

**DEPOSITED PLAN ADMINISTRATION SHEET** Sheet 4 of 4 sheet(s)

<p><b>PLAN OF</b></p> <p align="center">SUBDIVISION OF                  LOT 76 IN DP 280022                  AND EASEMENT WITHIN                  LOT 5 IN DP 1132348</p>	<p align="center" style="font-size: 24pt;"><b>DP280022</b></p> <p align="right">* (Doc. 2)</p> <p>Registered:  10.9.2012 *</p>
---	--

Subdivision Certificate No: 41/2012      Date of Endorsement: 8/8/2012

**SCHEDULE of UNIT ENTITLEMENT**

LOT	UNIT ENTITLEMENT	SUBDIVISION
31	75	
32	83	
33	80	
34	80	
35	79	
36	85	
37	75	
38	76	
39	75	
40	75	
41	78	
42	75	
43	82	
44	76	
45	84	
46	75	
47	86	
48	83	
49	72	
50	72	
51	72	
52	78	
53	86	
54	80	
55	79	
56	82	
57	78	
58	74	
59	87	
60	78	
61	73	
62	75	
63	79	
64	73	
65	73	

LOT	UNIT ENTITLEMENT	SUBDIVISION
66	75	
67	72	
68	72	
69	74	
70	72	
71	72	
72	72	
73	DRAINAGE RESERVE	
74	SUBDIVIDED INTO LOTS 75 AND 76	SEE ADDITIONAL SHEET 10
75	DRAINAGE RESERVE	
76	SUBDIVIDED INTO LOTS 77 TO 82	SEE ADDITIONAL SHEET 11
77	80	
78	75	
79	79	
80	72	
81	72	
82	86	
83	80	
84	88	
85	82	
86	77	
87	85	
88	91	
89	91	
90	85	
91	80	
92	74	
<b>TOTAL</b>	<b>6734</b>	

\* OFFICE USE ONLY



camden  
council

## PLANNING CERTIFICATE UNDER SECTION 10.7 ENVIRONMENTAL PLANNING & ASSESSMENT ACT 1979

**Applicant:** Watkins Tapsell Solicitors  
Se 3 550 Princes Hwy  
KIRRAWEE NSW 2232

**Certificate number:** 20193656  
**Receipt number:** 2147612  
**Property number:** 1155774  
**Certificate date:** 27/09/2019  
**Certificate fee:** \$53.00  
**Applicant's reference:** 73687

### DESCRIPTION OF PROPERTY

**Title:** LOT: 96 DP: 280018  
**Property:** 29 Forestgrove Drive HARRINGTON PARK 2567

### BACKGROUND INFORMATION

This certificate provides information on how a property (such as land, a house, commercial building, etc.) may be used and the limits on its development. The certificate contains information Council is aware of through records and environmental plans with data supplied by the State Government. The details contained in this certificate are limited to that required by Section 10.7 of the Environmental Planning and Assessment Act.

# **1 Names of relevant planning instruments and DCPs**

- (1) **The name of each environmental planning instrument that applies to the carrying out of development on the land.**

## **Local Environmental Plans (LEP's)**

Camden Local Environmental Plan 2010.

## **State Environmental Planning Policies (SEPP's)**

SEPP No 19 - Bushland in Urban Areas

SEPP No 21 - Caravan Parks

SEPP No 50 - Canal Estates

SEPP No 55 - Remediation of Land

SEPP No 64 - Advertising and Signage

SEPP No 65 - Design Quality of Residential Apartment Development

SEPP No 70 - Affordable Housing (Revised Schemes)

SEPP (Housing for Seniors or People with a Disability) 2004

SEPP (Building Sustainability Index: BASIX) 2004

SEPP (State Significant Precincts) 2005

SEPP (Mining, Petroleum Production and Extractive Industries) 2007

SEPP (Infrastructure) 2007

SEPP (Exempt and Complying Development Codes) 2008

SEPP (Affordable Rental Housing) 2009

SEPP (State and Regional Development) 2011

SEPP (Educational Establishments and Child Care Facilities) 2017

SEPP (Primary Production and Rural Development) 2019

SEPP (Vegetation in Non-Rural Areas) 2017

**Note:** The above SEPP's may apply subject to the relevant criteria and requirements as listed in each of the SEPP's.

**Deemed State Environmental Planning Policies (SEPP's)**

Sydney Regional Environmental Plan No 9 - Extractive Industry (No 2 - 1996)

Sydney Regional Environmental Plan No 20 - Hawkesbury - Nepean River (No 2 - 1997)

- (2) **The name of each proposed environmental planning instrument that will apply to the carrying out of development on the land and that is or has been the subject of community consultation or on public exhibition under the Act (unless the Secretary has notified the council that the making of the proposed instrument has been deferred indefinitely or has not been approved).**

**Draft Local Environmental Plan (LEP's)**

Draft Camden Local Environmental Plan 2010 - Amendment 47

**Draft State Environmental Planning Policy (SEPP's)**

SEPP (Exempt and Complying Development Codes) 2008 Amendment (Proposed Housekeeping Amendments)

SEPP (Environment) 2017

SEPP (Remediation of Land) 2018

**Note:** The above draft LEP's or draft SEPP's may apply subject to the relevant criteria and requirements as listed in each of these draft instruments.

- (3) **The name of each development control plan that applies to the carrying out of development on the land.**

Camden Development Control Plan 2019, as amended

- (4) **In this clause, proposed environmental planning instrument includes a planning proposal for a LEP or a draft environmental planning instrument.**

---

## **2/2A Zoning and land use under relevant Local Environmental Plan, and/or under State Environmental Planning Policy (Sydney Region Growth Centres) 2006**

**This section contains information required under clauses 2 and 2A of Schedule 4 of the EP&A Regulation 2000, relating to zoning and land use under relevant Environmental Planning Instruments.**

**Clause 2 of Schedule 4 of the Regulation requires Council to provide information with respect to zoning and land-use in areas zoned under a Local Environmental Plan, or zoning and land use under a proposed instrument referred to in clause 1(2).**

**Clause 2A of Schedule 4 of the Regulation requires Council to provide information with respect to zoning and land-use in areas which are zoned, or proposed to be zoned, under the State**

**Environmental Planning Policy (Sydney Region Growth Centres) 2006. This includes a Precinct Plan or a proposed Precinct Plan that is or has been the subject of community consultation or on public exhibition under the Act.**

**A. R2 LOW DENSITY RESIDENTIAL**

**CAMDEN LOCAL ENVIRONMENTAL PLAN 2010**

**Objectives of zone:**

- \* To provide for the housing needs of the community within a low density residential environment.
- \* To enable other land uses that provide facilities or services to meet the day to day needs of residents.
- \* To allow for educational, recreational, community and religious activities that support the wellbeing of the community.
- \* To minimise conflict between land uses within the zone and land uses within adjoining zones.

**B. Permitted without consent**

Home occupations.

**C. Permitted with consent**

Bed and breakfast accommodation; Boarding houses; Centre-based child care facilities; Dual occupancies; Dwelling houses; Group homes; Health consulting rooms; Home-based child care; Home businesses; Home industries; Medical centres; Places of public worship; Respite day care; centres; Roads; Seniors housing; Any other development not specified in item B or D

**D. Prohibited**

Advertising structures; Agriculture; Air transport facilities; Amusement centres; Animal boarding or training establishments; Boat building and repair facilities; Boat sheds; Camping grounds; Car parks; Caravan parks; Charter and tourism boating facilities; Commercial premises; Correctional centres; Crematoria; Depots; Eco-tourist facilities; Electricity generating works; Entertainment facilities; Exhibition homes; Extractive industries; Forestry; Freight transport facilities; Function centres; Health services facilities; Heavy industrial storage establishments; Home occupations (sex services); Industries; Information and education facilities; Mortuaries; Public administration buildings; Recreation facilities (indoor); Recreation facilities (major); Registered clubs; Research stations; Residential accommodation; Restricted premises; Rural industries; Service stations; Sewerage systems; Sex services premises; Storage premises; Tourist and visitor accommodation; Transport depots; Truck depots; Vehicle body repair workshops; Vehicle repair stations; Veterinary hospitals; Warehouse or distribution centres; Waste or resource management facilities; Wharf or boating facilities; Wholesale supplies.

**E. Whether any development standards applying to the land fix minimum land dimensions for the erection of a dwelling-house on the land and, if so, the minimum land dimensions so fixed**

No.



F. Whether the land includes or comprises critical habitat

No.

G. Whether the land is in a conservation area (however described)

No.

H. Whether an item of environmental heritage (however described) is situated on the land.

No.

---

### 3 Complying development

(1) The extent to which the land is land on which complying development may be carried out under each of the codes for complying development because of the provisions of clauses 1.17A (1) (c) to (e), (2), (3) and (4), 1.18 (1) (c3) and 1.19 of *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*.

(2) The extent to which complying development may not be carried out on that land because of the provisions of clauses 1.17A (1) (c) to (e), (2), (3) and (4), 1.18 (1) (c3) and 1.19 of that Policy and the reasons why it may not be carried out under those clauses.

(3) If the council does not have sufficient information to ascertain the extent to which complying development may or may not be carried out on the land, a statement that a restriction applies to the land, but it may not apply to all of the land, and that council does not have sufficient information to ascertain the extent to which complying development may or may not be carried out on the land.

#### **Housing Code**

Complying Development MAY be carried out on the land.

#### **Low Rise Medium Density Housing Code**

Complying Development MAY NOT be carried out on the land.

**Note:** It should be noted that the Low Rise Medium Density Housing Code does not apply to the Camden Local Government Area. Under Clause 3B.63 of the State Environmental Planning Policy (Exempt and Complying Development Codes) 2008, land within Camden Council is a deferred area. This clause ceases to have effect on 31 October 2019

#### **Rural Housing Code**

Complying development MAY be carried out on the land.

#### **Greenfield Housing Code**

Complying development MAY be carried out on the land.

**Note:** It should be noted that the Greenfield Housing Code does not apply to certain land within the Camden Local Government Area. Under Clause 3C.1 of the State Environmental Planning



**Policy (Exempt and Complying Development Codes) 2008, the code applies to land identified within the Greenfield Housing Code Area.**

**Housing Alterations Code**

Complying development MAY be carried out on the land.

**General Development Code**

Complying development MAY be carried out on the land.

**Subdivision Code**

Complying development MAY be carried out on the land.

**Demolition Code**

Complying development MAY be carried out on the land.

**Commercial and Industrial Alterations Code**

Complying development MAY be carried out on the land.

**Commercial and Industrial New Buildings and Additions Code**

Complying development MAY be carried out on the land.

**Fire Safety Code**

Complying development MAY be carried out on the land.

**Note:** This certificate only addresses the exclusions raised in clauses 1.17A (1)(c) to (e), (2), (3) and (4), 1.18(1)(c3) and 1.19 of SEPP (Exempt and Complying Development Codes) 2008.

Where complying development MAY be carried out, on land not affected by exclusions, it is subject to the requirements and standards of the SEPP and the relevant Codes, including requirements relating to the zoning of the land.

---

**4B Annual charges under Local Government Act 1993 for coastal protection services that relate to existing coastal protection works**

Not Applicable.

---

**5 Mine subsidence**

**Whether or not the land is proclaimed to be a mine subsidence district within the meaning of the Coal Mine Subsidence Compensation Act 2017.**

No.

---



## 6 Road widening and road realignment

Whether or not the land is affected by any road widening or road realignment under:

- (a) Division 2 of Part 3 of the *Roads Act 1993*, or
- (b) any environmental planning instrument, or
- (c) any resolution of the council.

No.

---

## 7 Council and other public authority policies on hazard risk restrictions

Whether or not the land is affected by a policy:

- (a) adopted by the council, or
- (b) adopted by any other public authority and notified to the council for the express purpose of its adoption by that authority being referred to in planning certificates issued by the council,

that restricts the development of the land because of the likelihood of land slip, bushfire, tidal inundation, subsidence, acid sulphate soils or any other risk (other than flooding).

### Land slip

The subject land is not affected by a policy adopted by the Council or with Council being notified of a policy adopted by any other public authority that restricts the development of the subject land because of the likelihood of landslip.

### Bushfire

The land is not affected by the provisions of a Development Control Plan and by Planning for Bushfire Protection 2006 (NSW Rural Fire Service) that may restrict the development of the land because of the likelihood of bushfire.

### Tidal inundation

The subject land is not affected by a policy adopted by the Council or with Council being notified of a policy adopted by any other public authority that restricts the development of the subject land because of the likelihood of tidal inundation.

### Subsidence

The subject land is not affected by a policy adopted by the Council or with Council being notified of a policy adopted by any other public authority that restricts the development of the subject land because of the likelihood of subsidence or any other risk.

### Acid sulphate soils

The subject land is not affected by a policy adopted by the Council or with Council being notified of a policy adopted by any other public authority that restricts the development of the subject land because of the likelihood of acid sulphate soils.



**Other risk**

**Contamination:**

Council's policy 'Management of Contaminated Lands' applies to the whole of the council area and may restrict, development of land. The policy is implemented when zoning or land use changes are proposed, or when further development is proposed, where land has been used for contaminating or potentially contaminating activities, including those activities listed in schedule 1 of the policy. A copy of the policy is available on Council's website.

**Salinity:**

Council's policy 'Building in a Salinity Prone Environment' applies to the whole of the council area. The policy includes mandatory building requirements, unless other requirements are identified in any site specific salinity risk assessment or salinity management plan applying to the land. A copy of the policy is available on Council's website.

**7A Flood related development controls information**

- (a) **Whether or not development on that land or part of the land for the purposes of dwelling houses, dual occupancies, multi-dwelling housing or residential flat buildings (not including development for the purposes of group homes or senior housing) is subject to flood related development controls.**

The subject land is not affected by flood related development controls that restrict development of the subject land due to the likelihood of flooding.

- (b) **Whether or not development on that land or part of the land for any other purpose is subject to flood related development controls.**

The subject land is not affected by flood related development controls that restrict development of the subject land due to the likelihood of flooding.

- (3) **Words and expressions in this clause have the same meanings as in the standard instrument set out in the Standard Instrument (Local Environmental Plans) Order 2006.**

---

**8 Land reserved for acquisition**

**Whether or not any environmental planning instrument or proposed environmental planning instrument referred to in clause 1 makes provision in relation to the acquisition of the land by a public authority, as referred to in section 3.15 of the Act.**

No.

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**9 Contributions plans**

**The name of each contributions plan applying to the land**



No contributions plan currently applies to the land

## **9A Biodiversity certified land**

**If the land is biodiversity certified land under Part 8 of the *Biodiversity Conservation Act 2016*, a statement to that effect.**

**Note.** Biodiversity certified land includes land certified under Part 7AA of the *Threatened Species Conservation Act 1995* that is taken to be certified under Part 8 of the *Biodiversity Conservation Act 2016*.

The land is not biodiversity certified.

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## **10 Biodiversity stewardship sites**

**If the land is a biodiversity stewardship site under a biodiversity stewardship agreement under Part 5 of the *Biodiversity Conservation Act 2016*, a statement to that effect (but only if the council has been notified of the existence of the agreement by the Chief Executive of the Office of Environment and Heritage).**

**Note.** Biodiversity stewardship agreements include biobanking agreements under Part 7A of the *Threatened Species Conservation Act 1995* that are taken to be biodiversity stewardship agreements under Part 5 of the *Biodiversity Conservation Act 2016*.

No.

## **10A Native vegetation clearing set asides**

**If the land contains a set aside area under section 60ZC of the *Local Land Services Act 2013*, a statement to that effect (but only if the council has been notified of the existence of the set aside area by Local Land Services or it is registered in the public register under that section).**

No.

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## **11 Bush fire prone land**

**If any of the land is bush fire prone land (as defined in the Act), a statement that all or, as the case may be, some of the land is bush fire prone land.**

**If none of the land is bush fire prone land, a statement to that effect.**

None of the land is shown to be bushfire prone land in Council's records.

---

## **12 Property vegetation plans**



If the land is land to which a property vegetation plan approved under Part 4 of the *Native Vegetation Act 2003* (and that continues in force) applies, a statement to that effect (but only if the council has been notified of the existence of the plan by the person or body that approved the plan under that Act).

No.

---

### **13 Orders under Trees (Disputes Between Neighbours) Act 2006**

Whether an order has been made under the *Trees (Disputes Between Neighbours) Act 2006* to carry out work in relation to a tree on the land (but only if the council has been notified of the order).

No.

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### **14 Directions under Part 3A**

If there is a direction by the Minister in force under section 75P (2) (c1) of the Act that a provision of an environmental planning instrument prohibiting or restricting the carrying out of project or a stage of a project on the land under Part 4 of the Act does not have effect, a statement to that effect identifying the provision that does not have effect.

No.

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### **15 Site compatibility certificates and conditions for seniors housing**

If the land is land to which *State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004* applies.

- (a) Is there a current site compatibility certificate (seniors housing) of which the council is aware, in respect of proposed development on the land?

No.

- (b) Are there any terms of a kind referred to in clause 18(2) of that Policy that have been imposed as a condition to a development application granted after 11 October 2007 in respect of the land?

No.

It is the responsibility of the person who benefits from a development consent to ascertain the validity of the development consent within the meaning of section 4.19 and section 4.53 of the *Environmental Planning and Assessment Act 1979*, as amended.

---

## 16 Site compatibility certificates for infrastructure, schools or TAFE establishments

A statement of whether there is a valid site compatibility certificate (infrastructure), or site compatibility certificate (schools or TAFE establishments) of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:

- (a) the period for which the certificate is valid, and
- (b) that a copy may be obtained from the head office of the Department.

No.

---

## 17 Site compatibility certificates and conditions for affordable rental housing

- (1) Is there a current site compatibility certificate (affordable rental housing), of which the council is aware, in respect of proposed development on the land?

No.

- (2) Are there any terms of a kind referred to in clause 17(1) or 38(1) of *State Environmental Planning Policy (Affordable Rental Housing) 2009* that have been imposed as a condition of consent to a development application in respect of the land?

No.

---

## 18 Paper subdivision information

- (1) The name of any development plan adopted by a relevant authority that applies to the land or that is proposed to be subject to a consent ballot.
- (2) The date of any subdivision order that applies to the land.
- (3) Words and expressions used in this clause have the same meaning as they have in Part 16C of this Regulation.

Not Applicable.

---

## 19 Site verification certificates

Is there a current site verification certificate, of which the council is aware, in respect of the land?

**Note:** A site verification certificate sets out the Secretary's opinion as to whether the land concerned is or is not biophysical strategic agricultural land or critical industry cluster land - see Division 3 of Part 4AA of *State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries) 2007*

No.

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## 20 Loose-fill asbestos insulation

If the land includes any residential premises (within the meaning of Division 1A of Part 8 of the *Home Building Act 1989*) that are listed on the register that is required to be maintained under that Division, a statement to that effect.

No, not listed.  
Contact NSW Fair Trading for more information.

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## 21 Affected building notices and building product rectification orders

(1) A statement of whether there is any affected building notice of which the council is aware that is in force in respect of the land.

(2) A statement of:

(a) whether there is any building product rectification order of which the council is aware that is in force in respect of the land and has not been fully complied with, and

(b) whether any notice of intention to make a building product rectification order of which the council is aware has been given in respect of the land and is outstanding.

(3) In this clause:

*affected building notice* has the same meaning as in Part 4 of the Building Products (Safety) Act 2017.

*building product rectification order* has the same meaning as in the Building Products (Safety) Act 2017.

There is no affected building notice the Council is aware that is in force in respect to this land

---

**Note.** The following matters are prescribed by section 59 (2) of the Contaminated Land Management Act 1997 as additional matters to be specified in a planning certificate:



- (a) that the land to which the certificate relates is significantly contaminated land within the meaning of that Act—if the land (or part of the land) is significantly contaminated land at the date when the certificate is issued,

No

- (b) that the land to which the certificate relates is subject to a management order within the meaning of that Act—if it is subject to such an order at the date when the certificate is issued,

No

- (c) that the land to which the certificate relates is the subject of an approved voluntary management proposal within the meaning of that Act—if it is the subject of such an approved proposal at the date when the certificate is issued,

No

- (d) that the land to which the certificate relates is subject to an ongoing maintenance order within the meaning of that Act—if it is subject to such an order at the date when the certificate is issued,

No

- (e) that the land to which the certificate relates is the subject of a site audit statement within the meaning of that Act—if a copy of such a statement has been provided at any time to the local authority issuing the certificate.

No.

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#### DISCLAIMER AND CAUTION

1. The information on zones, controls etc., given below relates to the land for which the certificate was sought. If enquirers wish to know what zones, other controls, etc., apply or are proposed on nearby land then they should make enquiries in person at Council's offices.
2. The information contained in this certificate is accurate as at the date of this certificate.

In providing this certificate Council has in good faith relied upon information provided to it or sourced from third parties. Where Council has obtained the information from third parties, either exclusively or in conjunction with information held by Council, the Certificate details the source of that third party information. Council cautions persons against relying upon information in the Certificate sourced from third parties as to its accuracy, applicability to specific lands and its currency without verification from the specified third party and, where appropriate, professional advice and the adoption of prudent land acquisition measures and appropriate professional advice. To the full extent permitted by law Council disclaims liability with respect to any information in this Certificate sourced from third parties.

**Ron Moore**  
**General Manager**

### SEWERAGE SERVICE DIAGRAM

MUNICIPALITY OF LIVERPOOL SUBURB OF Harrington Park  
 Lot No. 96 House No. .... STREET Forest Grove

SSD 7009317  
 SCALE: 1:200

Licence No. L11746 Licence No. ....  
 Permit/COC No. .... Permit/COC No. ....  
 Signature T. Matthews Date 21/4/10 Signature ..... Date .....

**SYMBOLS AND ABBREVIATIONS**

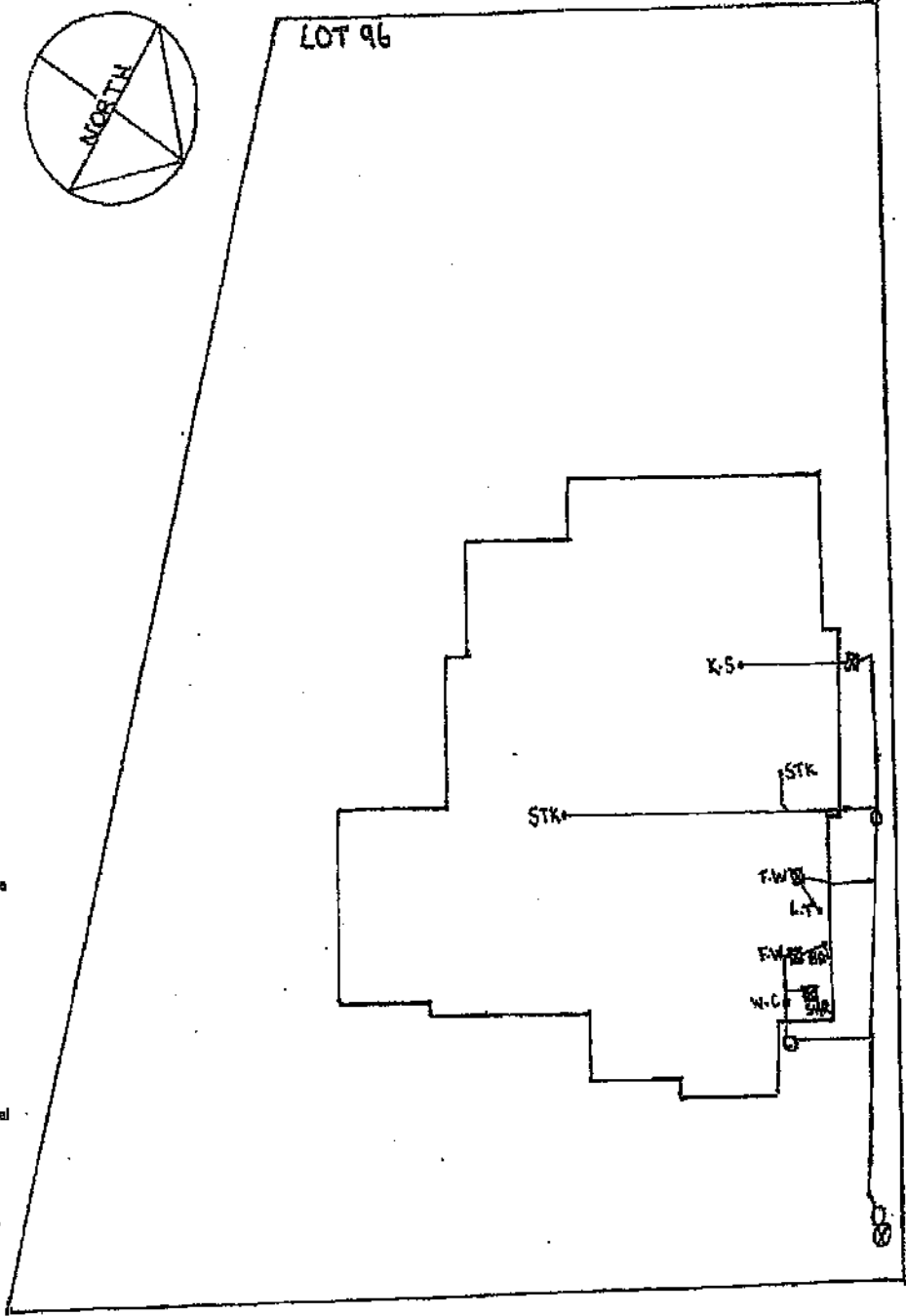
INDICATES - DRAINAGE FITTINGS

INDICATES - PLUMBING ON MORE THAN ONE LEVEL  
 ○ SVP Sol Vent Pipe ○ WSS Waste Stack

- ☐ Manhole
- ☐ Chb Chamber
- ☉ Lomphde
- ⊠ Boundary Trap
- ⊙ Inspection Shaft
- ☐ PR Pit
- ☐ G Grace Interceptor
- ☐ GWS Greywater Treatment System
- ☐ TMS Tapped Maint. Shaft
- ☐ MS Maintenance Shaft
- ☐ Gully
- ☐ RV Reflex Valve
- ☐ IO Inspection opening
- VPI Vertical Pipe
- IPI Inlet Pipe
- MF Micro Flop
- ☐ RP Rodding Point
- ☐ SJP Sloped Junction
- VJ Vertical Junction
- ☐ OJ On back Junction

INDICATES - PLUMBING FIXTURES

- CO Clean out
- V Vent Pipe
- T(L) Trough laundry
- S Sink (Kitchen)
- WC Water Closet
- Bth. Bath Waste
- B Bath
- AAV Air Admittance Valve
- BN Bidet
- Shr Shower
- DWM Dishwashing machine
- FW Floor waste gully
- CWM Clothes-washing machine
- BS Sink Bar
- LS Sink Laboratory
- LP Reducer
- E ELEC.
- ☐ Pump Unit
- ☐ Boundary Valve
- ☐ BSV Boundary Valve with PRV
- ☐ Alarm Control Panel
- ☐ LP Stop Valve
- ☐ LP Air Valve
- ☐ HSV Flow Monitor
- ☐ Vacuum Chamber
- ☐ Flushing Point

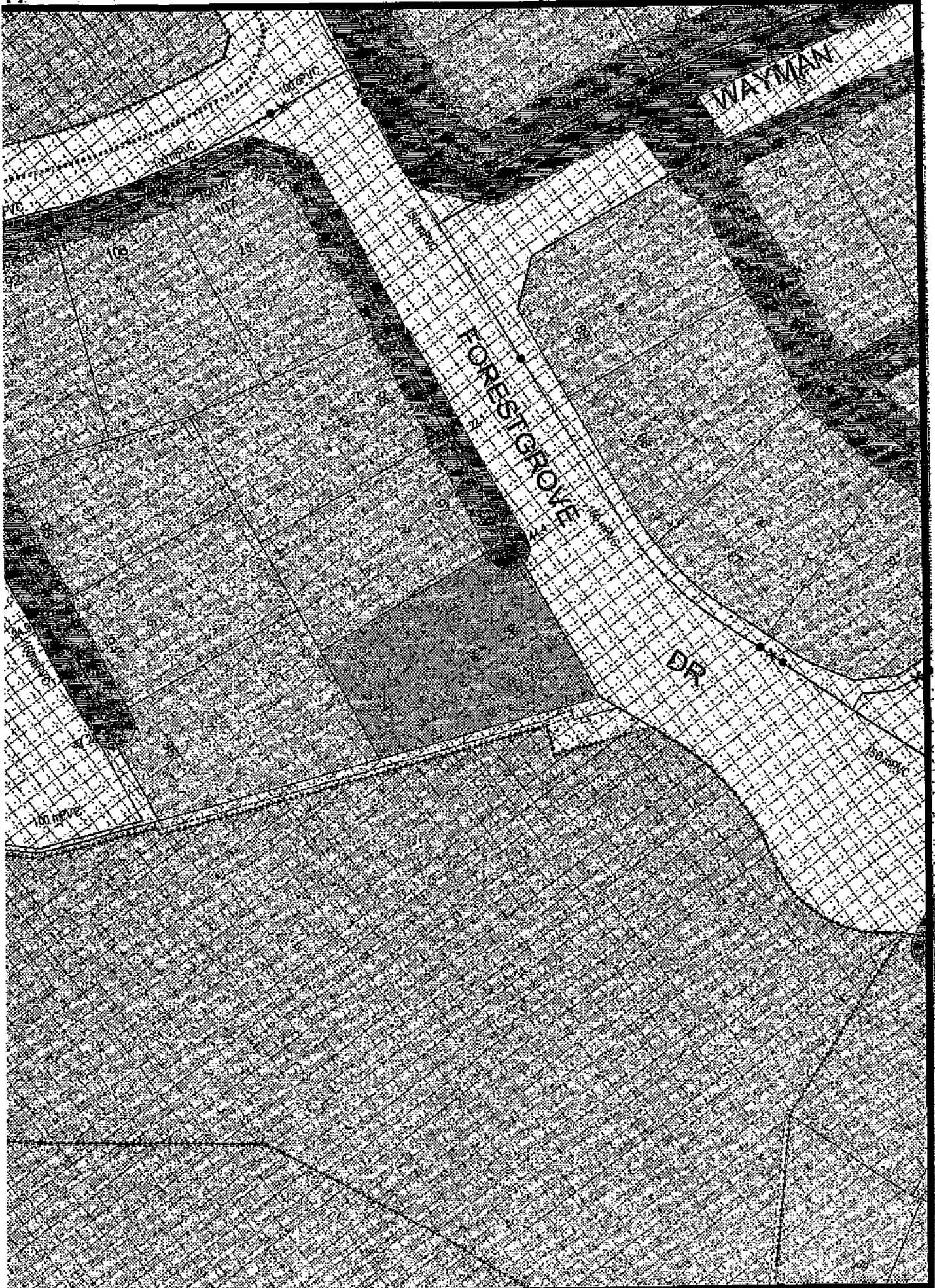


**IMPORTANT NOTE**

FOREST GROVE DRIVE

This diagram was supplied to Sydney Water by the plumber / drainer whose licence number appears on it. It has been drawn to show the approximate location of the private sewerage service pipes and may not be accurate. The existence and position of Sydney Water's sewers, stormwater channels, pipes, mains and structures should be checked by obtaining a Service Location Print from Sydney Water.

NOTE This diagram only indicates availability of a sewer and any sewerage service shown as existing in Sydney Water's records. The existence and position of Sydney Water's sewers, stormwater channels, pipes, mains and structures should be ascertained by inspection of maps available at any of



NOTE: This diagram only indicates availability of a sewer and any sewerage service shown as existing in Sydney Water's records. The existence and position of Sydney Water's sewers, stormwater channels, pipes, mains and structures should be ascertained by inspection of maps available at any of Sydney Water's Customer Centres. Position of structures, boundaries, sewers and sewerage services shown hereon are approximately only.

## **Swimming Pool Register**

[Log in](#)

[Menu](#)

### **Certificates for this property**

[Return to Property Search](#)

The property **29 FORESTGROVE DRIVE HARRINGTON PARK (Camden Council)** does not have a registered or certified pool.

If you are the owner of this property and have not registered your pool, please register your pool [here](#).

From 29 April 2016, all properties for sale or lease require a valid Compliance Certificate.

If you are looking at this page because of an imminent sale or lease of this property please contact your local council for further information.

### **Links**

- [Royal Lifesaving Society](#)
- [NSW Government](#)
- [Fair Trading](#)

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Your Feedback



Revenue

Enquiry ID 3141147  
Agent ID 81290352  
Issue Date 26 Sep 2019  
Correspondence ID 1696130499  
Your reference 73687

GLOBALX INFORMATION PTY LTD  
GPO Box 2746  
BRISBANE QLD 4001

**Land Tax Certificate under section 47 of the *Land Tax Management Act, 1956.***

This information is based on data held by Revenue NSW.

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Land ID	Land address	Taxable land value
D280018/96	29 FORESTGROVE DRVE HARRINGTON PARK 2567	NOT AVAILABLE

There is **no land tax** (including surcharge land tax) charged on the land up to and including the 2019 tax year.

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Yours sincerely,

Stephen R Brady

Chief Commissioner of State Revenue

**Who is protected by a clearance certificate?**

A clearance certificate states whether there is any land tax (including surcharge land tax) owing on a property. The certificate protects a purchaser from outstanding land tax liability by a previous owner, however it does not provide protection to the owner of the land.

**When is a certificate clear from land tax?**

A certificate may be issued as 'clear' if:

- the land is not liable or is exempt from land tax
- the land tax has been paid
- Revenue NSW is satisfied payment of the tax is not at risk, or
- the owner of the land failed to lodge a land tax return when it was due, and the liability was not detected at the time the certificate was issued.

**Note:** A clear certificate does not mean that land tax was not payable, or that there is no land tax adjustment to be made on settlement if the contract for sale allows for it.

**When is a certificate not clear from land tax?**

Under section 47 of the *Land Tax Management Act 1956*, land tax is a charge on land owned in NSW at midnight on 31 December of each year. The charge applies from the taxing date and does not depend on the issue of a land tax assessment notice. Land tax is an annual tax so a new charge may occur on the taxing date each year.

**How do I clear a certificate?**

A charge is removed for this property when the outstanding land tax amount is processed and paid in full. Payment can be made during settlement via an accepted Electronic Lodgement Network or at an approved settlement room.

To determine the land tax amount payable, you must use one of the following approved supporting documents:

- Current year land tax assessment notice. This can only be used if the settlement date is no later than the first instalment date listed on the notice. If payment is made after this date interest may apply.
- Clearance quote or settlement letter which shows the amount to clear.

The charge on the land will be considered removed upon payment of the amount shown on these documents

**How do I get an updated certificate?**

A certificate can be updated by re-processing the certificate through your Client Service Provider (CSP), or online at [www.revenue.nsw.gov.au](http://www.revenue.nsw.gov.au).

Please allow sufficient time for any payment to be processed prior to requesting a new version of the clearance certificate.

**Land value, tax rates and thresholds**

The taxable land value shown on the clearance certificate is the value used by Revenue NSW when assessing land tax. Details on land tax rates and thresholds are available at [www.revenue.nsw.gov.au](http://www.revenue.nsw.gov.au).



Read more about Land Tax and use our online service at [www.revenue.nsw.gov.au](http://www.revenue.nsw.gov.au)



1300 139 816\*



Phone enquiries  
8:30 am - 5:00 pm, Mon. to Fri.



[landtax@revenue.nsw.gov.au](mailto:landtax@revenue.nsw.gov.au)

\* Overseas customers call +61 2 7808 6908  
Help in community languages is available.



## **NSW SWIMMING POOL REGISTER**

### **Certificate of Registration**

#### **Section 30C - Swimming Pools Act 1992**

<b>Pool No:</b>	<b>86f2aa48</b>
<b>Property Address:</b>	<b>29 FORESTGROVE DRIVE HARRINGTON PARK</b>
<b>Date of Registration:</b>	<b>10 October 2019</b>
<b>Type of Pool:</b>	<b>An outdoor pool that is not portable or inflatable</b>
<b>Description of Pool:</b>	<b>in ground</b>

The swimming pool at the above premises has been registered in accordance with Section 30B of the *Swimming Pools Act 1992*.

The issue of this certificate does not negate the need for regular maintenance of the pool.

**Please remember:**

- Children should be supervised by an adult at all times when using your pool
- Regular pool barrier maintenance
- Pool gates must be closed at all times
- Don't place climbable articles against your pool barrier
- Remove toys from the pool area after use

You may be required to obtain a Pool Compliance Certificate before you lease or sell your property. Contact your council for further information.

**This is NOT a Certificate of Compliance**



# NSW SWIMMING POOL REGISTER

## Certificate of Non-compliance

### Clause 21 - Swimming Pools Regulation 2018

**Pool no:** 86f2aa48  
**Property address:** 29 FORESTGROVE DRIVE HARRINGTON PARK  
**Date of inspection:** 11 October 2019  
**Expiry date:** 11 October 2020  
**Issuing authority:** Michael Hopkins - Accredited Certifier - bpb2562

The swimming pool at the above property DOES NOT COMPLY with Part 2 of the *Swimming Pools Act 1992*. Please refer to the accredited certifier's notice, issued under section 22E of the *Swimming Pools Act 1992*, for detailed reasons of non-compliance and rectification works required to render the swimming pool compliant with the applicable standard.

The swimming pool poses a significant risk to public safety

The swimming pool does not pose a significant risk to public safety

#### Non-compliance area/s:

Boundary fence	<input checked="" type="checkbox"/>	Doors	<input checked="" type="checkbox"/>
Fence height	<input type="checkbox"/>	Fence panels/gaps	<input type="checkbox"/>
Gate closure	<input type="checkbox"/>	Gate latch	<input type="checkbox"/>
Non-ancillary structure	<input type="checkbox"/>	Non-climbable zones	<input checked="" type="checkbox"/>
Signage	<input type="checkbox"/>	Window	<input checked="" type="checkbox"/>
Other (see text box below)	<input checked="" type="checkbox"/>		

#### Non-Ancillary items inside pool area to be segregated

This certificate expires on issuing of a certificate of compliance or 12 months after the date of issue, whichever occurs first.

Purchasers of a property with a non-compliant swimming pool barrier have 90 days from the date of settlement to fix any areas of non-compliance.