

Catherine Wiltshire

From: Survey <[REDACTED]>
Sent: Saturday, 12 November 2022 1:25 PM
To: Gina Hay
Cc: Dan Gordon
Subject: RE: RFQ for preparation of plan for subdivision Lot 1 DP 130467 and Lot 2 DP 873792, Bangaroo St North Balgowlah
Attachments: Proposal No 22-109.pdf
Follow Up Flag: Follow up
Flag Status: Flagged

Dear Gina,

Thank you for the opportunity to provide a fee proposal for survey services for council's project with regards to the above property.

Please find attached our fee proposal.

If you wish to discuss any item in the proposal, I can be contacted on either [REDACTED]

Kind Regards

PAUL BYRNE
Director



www.byrneandassociates.com.au



From: Gina Hay <Gina.Hay@northernbeaches.nsw.gov.au>
Sent: Wednesday, 9 November 2022 11:42 AM
To: Survey <[REDACTED]>
Cc: Dan Gordon <Dan.Gordon@northernbeaches.nsw.gov.au>
Subject: RFQ for preparation of plan for subdivision Lot 1 DP 130467 and Lot 2 DP 873792, Bangaroo St North Balgowlah

Hi Paul,

Back in 2014-2016, you drew up some plans for Warringah Council owned land at Lot 1 DP 130467 and Lot 2 DP 873792 in Bangaroo St North Balgowlah, for a DA to subdivide into 3 residential lots and a public reserve (DA2105/1156). We're now at a point where we're looking to excise the public reserve from the remainder of the land and was wondering if you could prepare a full boundary survey - deposited plan (DP) for subdivision purposes to enable the subdivision of the land to create the public reserve. We don't want to show anything else, just excision of the reserve along the creek from the other two parcels of land as per the approved plans. The proposed subdivision is exempt development under the provisions of SEPP (Exempt & Complying Development Codes) 2008 Subdivision 38 Subdivision S2.75 and I'll write an explanatory letter addressing the SEPP to accompany the subdivision plan when it is lodged at LPI.

Would you be able to provide a quote to include all work required to enable preparation and lodgement of DPs at LPI NSW which should also be inclusive of any work required to address any requisitions made by LPI NSW before registration. If you could also give an idea of timeframes, both your and the LPIs, it would be greatly appreciated, as this one has suddenly turned rather urgent and we need the plan sooner rather than later and preferably before the end of November.

I'm hoping it won't take too long, since you've already done a survey on the site. If you could get back to me quickly on your capacity to undertake this work, I would appreciate it greatly. As always, give me a call if you've got any questions.

Thanks,

Gina

Gina Hay
Principal Planner

Property Commercial & Tourist Assets
t 02 8495 6383 m 0439 477 136
gina.hay@northernbeaches.nsw.gov.au
northernbeaches.nsw.gov.au



Northern Beaches Council

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Byrne & Associates

Registered Surveyors

██████████ (PO Box 167)
NARRABEEN NSW 2101
██████████
www.byrneandassociates.com.au

Byrne & Associates Pty Ltd
abn: 69 002 109 202

Proposal No: 22-109
12th November, 2022

The General Manager
Northern Beaches Council
Civic Centre
DEE WHY NSW 2099
Attention: Gina Hay
Principal Planner
Property Commercial & Tourist Assets.

Dear Gina,

**RE: LOT 1 IN DP130467 AND LOT 2 IN DP873792
PLAN OF SUBDIVISION**

We refer to your request for details of our Estimate of Fees for work with regards to the above, based on your email dated 9th November, 2022 and your discussions with Paul Byrne of our firm, and submit the following :-

ITEM	COST	GST	TOTAL
1. PLAN OF SUBDIVISION	██████████	██████████	██████████
a. Extension of existing survey control traverse to confirm the cadastral boundaries of the subject land including the position of Burnt Bridge Creek.			
b. Plot and reduction of Item 1a and calculations of to determine the external boundaries and the subdivision boundary of the subject land.			
c. Placement of survey marks that define the boundaries of the subject land in accordance with NSW Land Registry Services requirements.			
d. Plot and reduction of Item 1d and preparation of final plan of subdivision.			
TOTAL ESTIMATE ITEMS 1a to 1d			

ACCEPTED

Signature & Date



Byrne & Associates

Registered Surveyors

ITEM	COST	GST	TOTAL
2. LODGEMENT OF FINAL PLAN WITH NSW LAND REGISTRY SERVICES			
Our fee to facilitate the electronic lodgement of the Plan of Subdivision with NSW Land Registry Services. Please Note: Client to Pay NSW Land Registry Services Administration Charges at the time of the Plan lodgement.			

Please Note:-

- **Additional Plan copies will be charged as follows:** [REDACTED]
- **the above fees are inclusive of 10% Goods and Services Tax (GST) and are valid for a period of 3 months from the above date**
- **our terms of payment are strictly 14 days from date of invoice - Late payments will attract a 10% administration charge**

Should the suggested fees be acceptable to you, would you please endorse this letter in the space provided below and return a copy to our office.

Yours faithfully

BYRNE & ASSOCIATES

ACCEPTED

Signature & Date



Byrne & Associates

Registered Surveyors

Acceptance of Fee Proposal

Re: **LOT 1 IN DP130467 AND LOT 2 IN DP873792
PLAN OF SUBDIVISION**

Proposal No: 22-109

I/We accept the terms, conditions and scope of works as outlined in this fee proposal dated
12th November, 2022

Signed by Client _____

Dated _____

Client Name _____

Company Name _____
ABN/ACN _____

Address details _____

Telephone No _____

Email Address _____

ACCEPTED

Signature & Date