

northern
beaches
council

THIS PLAN IS TO BE USED IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT

Site area = 697m²

Landscape Open Space = 331m²
AS PER EXISTING

DA2019/1316

Impervious & Excluded Area = 366m²
AS PER EXISTING

Landscape Open Space = 47%
AS PER EXISTING

SITE PLAN

YOUR
STYLE

DESIGNER HOME ADDITIONS

Licence 60007c

9938 5611

www.yourstyle.com.au

PO BOX 1183 • DEE WHY 2099

TEL : 9938 5611

FAX : 9938 5911

EMAIL : sales@yourstyle.com.au

WEB : www.yourstyle.com.au

ABN 92 003 918 116 • ACN 003 918 116

BUILDER LICENCE • 60007C

A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD

Client Name : MARK & LUCY STRAIN

Client Address : 10 KARALTA CRESCENT, BELROSE 2085

Client No. : STR 0918 01 DA

All construction work to be performed in accordance with Australian Standards and Building Code of Australia 2019.

© Copyright Acknowledgement

We agree and understand these drawings and plans are solely and entirely the intellectual property of Your Style Designer Home Additions and the normal copyright laws apply. License is not granted for the use of these designs or drawings.

Project Number: STR 0918 01 DA Included Pages: 1-

Signed..... Date: Thursday, 21 November 2019

Client's signature

Project Acceptance

We agree to these works in accordance with Your Style's Building Specification & Quote Document and this Design.

Signed..... Date: Thursday, 21 November 2019

Your Style Designer Home Additions

Signed..... Date: Thursday, 21 November 2019

Client's signature

Signed..... Date: Thursday, 21 November 2019

Client's signature

Drawing Title : SITE PLAN

Project Name : First Floor Addition

Architect: Your Style Designer Home Additions

Status : DA STAGE






Scale : 1:200

Plot Date : Thursday, 21 November 2019

Drawing No. : 3

File Location: STR 0918 01 DA.pln

Your Style Construction Certificate Excludes:
Items in red and/or listed here do not form part of Your Style's Construction Certificate and will not be approved for construction under Your Style's Construction Certificate and will require a separate CC Application.

-  = Proposed Alterations
-  = Existing / Impervious
-  = To owners (proposed alterations)
-  = Boundary Setbacks
-  = Landscape Open Space

NOTES:

- THE POSITION OF IMPROVEMENTS TO BOUNDARIES ARE DIAGRAMMATIC ONLY
- POSITION OF RIDGE LINES ARE DIAGRAMMATIC ONLY (NOT TO SCALE)
- NO INVESTIGATION OF UNDERGROUND SERVICES HAS BEEN MADE. RELEVANT AUTHORITIES ARE TO BE NOTIFIED PRIOR TO ANY DEVELOPMENT
- ALL DIMENSIONS ARE BY TITLE ONLY & SUBJECT TO FINAL SURVEY
- CONTOURS ARE INDICATIVE OF GROUND FORM ONLY. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION
- NO INVESTIGATIONS HAVE BEEN MADE OF BUILDING RESTRICTIONS WHICH MAY APPLY TO THIS LAND
- CONTOUR INTERVAL 0.5m MINOR 1.0m MAJOR
- ORIGIN OF LEVELS: PM 51357 RL 141.734 A.H.D.
- THE SPREAD AND HEIGHT OF TREES SHOWN ARE INDICATIVE ONLY AND CANNOT BE SHOWN ACCURATELY WITHOUT ADDITIONAL DETAILED SURVEY.
- BEARINGS SHOWN ARE RELATED TO MAGNETIC MERIDIAN

LEGEND

AC	- AIR CONDITIONER	MH	- MANHOLE
DPC	- DAMP PROOF COURSE	PB	- POWER BOX
EBOX	- ELECTRICITY BOX	PC	- PRAIR CROSSING
EP	- ELECTRICITY PIT	PP	- POWER POLE
FL	- FLOOR LEVEL	SMH	- SEWER MANHOLE
GM	- GAS METER	SO	- STORMWATER OUTLET
GS	- GAS SERVICE	SV	- STOP VALVE
GP	- GULLY PIT	S/W	- STORMWATER
HW	- HOT WATER HEATER	TEL	- TELECOMMUNICATIONS PIT
HYD	- HYDRANT	TSP	- TRAFFIC SIGNAL PIT
IC	- INSPECTION COVER	TL	- TRAFFIC LIGHT
LH	- LAMP HOLE	VC	- VEHICLE CROSSING
LP	- LIGHT POLE	WM	- WATER METER
		WS	- WATER SERVICE

REFERENCE:
10615/19

REG'D SURVEYOR

STUTCHBURY JAUQUES PTY LTD
LAND SURVEYING CONSULTANTS

P.O. BOX 7249, BROOKVALE NSW 2100

PH: 8976 1600 FAX: 8976 1655 E-MAIL: info@stutchbury.net.au

DATE: 4/11/2019
SCALE: 1:100
DATUM: A.H.D.

SITE AREA: 697 m²

SHEET 1 OF 1 SHEETS

CLIENT: YOUR STYLE

PROJECT: LEVEL & DETAIL SURVEY
LOT 16 D.P.227845
No.10 KARALTA CRESCENT , BELROSE.

LGA: NORTHERN BEACHES

STORMWATER MANAGEMENT

PROPOSED FIRST FLOOR ADDITION IS WITHIN THE EXISTING FOOTPRINT. NO INCREASE IN STORMWATER RUN-OFF WILL BE CREATED. FIRST FLOOR ADDITION TO HAVE SPREADERS ONTO LOWER ROOFS AND FLOW INTO STREET GUTTER VIA EXISTING STORMWATER CONNECTION.

(A) EASEMENT TO DRAIN WATER 0.915 WIDE (D.P.227845)

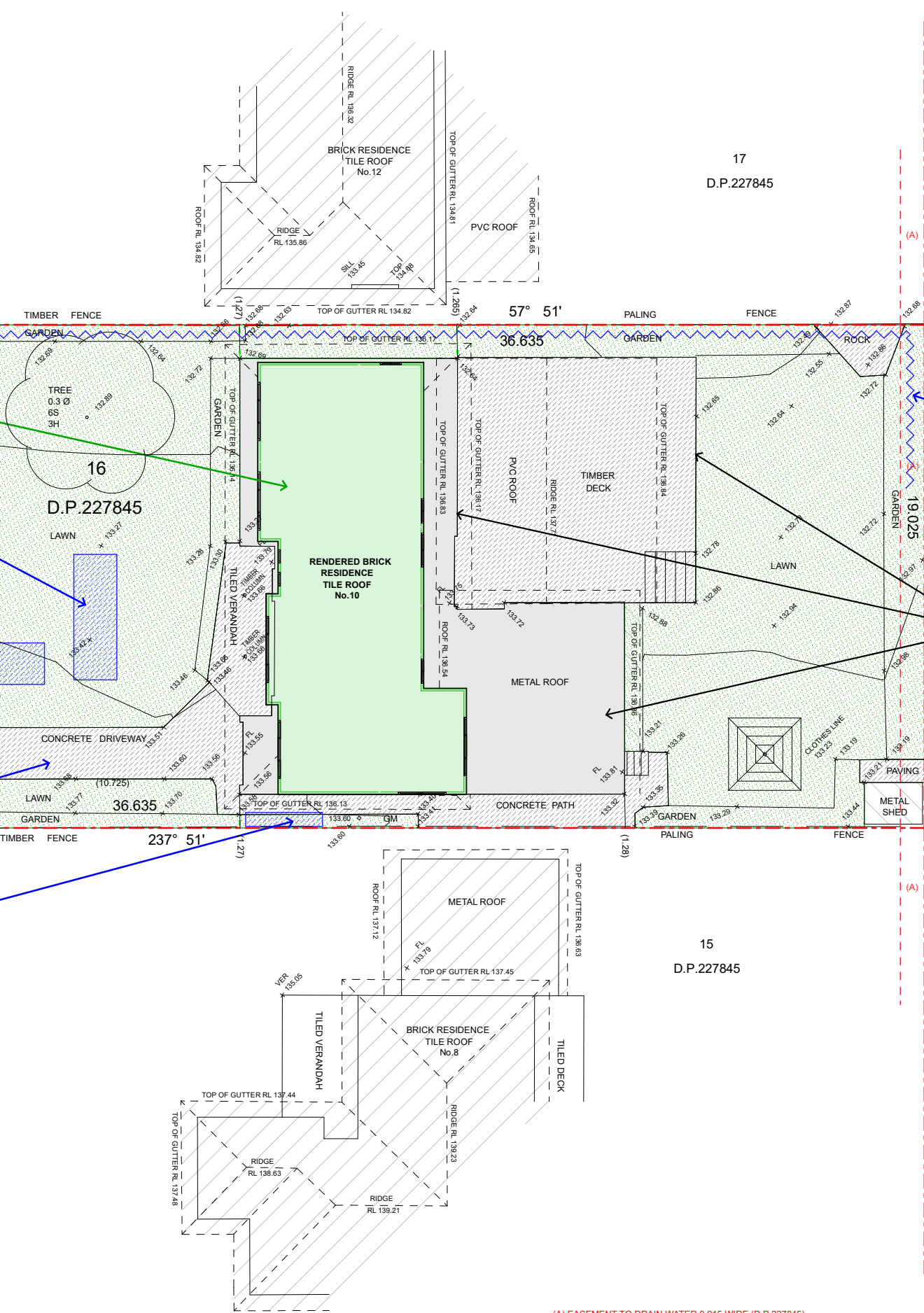


northern
beaches
council

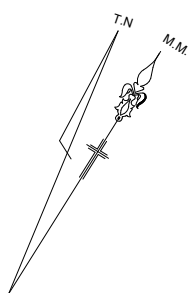
WASTE MANAGEMENT, DEMOLITION & CONSTRUCTION PLAN
THE CONDITIONS OF DEVELOPMENT
-EXISTING ROOF TO BE REMOVED AND TAKEN TO KIMBIKI TIP FOR BUILDING WASTE RECYCLING
-EXISTING ROOF TIMBER WHERE REMOVAL IS REQUIRED FOR FIRST FLOOR ADDITION WILL BE TAKEN TO KIMBIKI TIP FOR BUILDING WASTE RECYCLING
-IF ANY ASBESTOS IS REQUIRED TO BE REMOVED IT WILL BE BY LICENSED ASBESTOS REMOVAL AGENT
-ALL BUILDING WASTE TO BE REGULARLY SORTED, SEPARATED AND COVERED TO LIMIT AIRBORNE DUST, WASTE TO BE TAKEN TO WASTE / RECYCLING TIP IN COVERED TRUCK EVERY 2 DAYS OR WHEN NECESSARY.
-SITE WASTE AND CONSTRUCTION MATERIALS WILL BE HANDLED AND KEPT ONSITE AND WILL NOT EFFECT PEDESTRIAN OR TRAFFIC MOVEMENT.

PROPOSED FIRST FLOOR ADDITION
MATERIALS HANDLING & STORAGE AREA
COVERED WASTE STOCKPILE STORAGE AREA
RESIDENTIAL WASTE/RECYCLING BIN COLLECTION POINT
BUILDING WASTE COLLECTION POINT
RESIDENTIAL WASTE/RECYCLING BIN STORAGE LOCATION

- NOTES:
1. THE POSITION OF IMPROVEMENTS TO BOUNDARIES ARE DIAGRAMMATIC ONLY
 2. POSITION OF RIDGE LINES ARE DIAGRAMMATIC ONLY (NOT TO SCALE)
 3. NO INVESTIGATION OF UNDERGROUND SERVICES HAS BEEN MADE. RELEVANT AUTHORITIES ARE TO BE NOTIFIED PRIOR TO ANY DEVELOPMENT
 4. ALL DIMENSIONS ARE BY TITLE ONLY & SUBJECT TO FINAL SURVEY
 5. CONTOURS ARE INDICATIVE OF GROUND FORM ONLY. ONLY SPOT LEVELS SHOULD BE USED FOR CALCULATIONS OF QUANTITIES WITH CAUTION
 6. NO INVESTIGATIONS HAVE BEEN MADE OF BUILDING RESTRICTIONS WHICH MAY APPLY TO THIS LAND
 7. CONTOUR INTERVAL 0.5m MINOR 1.0m MAJOR
 8. ORIGIN OF LEVELS: PM 51357 RL 141.734 A.H.D.
 9. THE SPREAD AND HEIGHT OF TREES SHOWN ARE INDICATIVE ONLY AND CANNOT BE SHOWN ACCURATELY WITHOUT ADDITIONAL DETAILED SURVEY.
 10. BEARINGS SHOWN ARE RELATED TO MAGNETIC MERIDIAN
- LEGEND**
- | | | | |
|------|---------------------|-----|--------------------------|
| AC | - AIR CONDITIONER | MH | - MANHOLE |
| DPC | - DAMP PROOF COURSE | PB | - POWER BOX |
| EBOX | - ELECTRICITY BOX | PC | - PRAM CROSSING |
| EP | - ELECTRICITY PIT | PP | - POWER POLE |
| FL | - FLOOR LEVEL | SMH | - SEWER MANHOLE |
| GM | - GAS METER | SO | - STORMWATER OUTLET |
| GS | - GAS SERVICE | SV | - STOP VALVE |
| GP | - GULLY PIT | S/W | - STORMWATER |
| HW | - HOT WATER HEATER | TEL | - TELECOMMUNICATIONS PIT |
| HYD | - HYDRANT | TSP | - TRAFFIC SIGNAL PIT |
| IC | - INSPECTION COVER | TL | - TRAFFIC LIGHT |
| LH | - LAMP HOLE | VC | - VEHICLE CROSSING |
| LP | - LIGHT POLE | WM | - WATER METER |
| | | WS | - WATER SERVICE |



REFERENCE: 10615/19 REG'D SURVEYOR	STUTCHBURY JAKUES PTY LTD LAND SURVEYING CONSULTANTS P.O. BOX 7249, BROOKVALE NSW 2100 PH: 8976 1600 FAX: 8976 1655 E-MAIL: info@stutchbury.net.au	DATE: 4/11/2019 SCALE: 1:100 DATUM: A.H.D. SITE AREA: 697 m ² SHEET 1 OF 1 SHEETS	CLIENT: YOUR STYLE PROJECT: LEVEL & DETAIL SURVEY LOT 16 D.P.227845 No.10 KARALTA CRESCENT , BELROSE. LGA: NORTHERN BEACHES
--	---	--	---



9938 5611
www.yourstyle.com.au

PO BOX 1183 • DEE WHY 2099
TEL : 9938 5611
FAX : 9938 5911
EMAIL : sales@yourstyle.com.au
WEB : www.yourstyle.com.au
A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD

Client Name : MARK & LUCY STRAIN
Client Address : 10 KARALTA CRESCENT, BELROSE 2085
Client No. : STR 0918 01 DA

All construction work to be performed in accordance with Australian Standards and Building Code of Australia 2019.

© Copyright Acknowledgement

We agree and understand these drawings and plans are solely and entirely the intellectual property of Your Style Designer Home Additions and the normal copyright laws apply. License is not granted for the use of these designs or drawings.

Project Number: STR 0918 01 DA Included Pages: 1-

Signed..... Date: Thursday, 21 November 2019
Client's signature

Project Acceptance

We agree to these works in accordance with Your Style's Building Specification & Quote Document and this Design.

Signed..... Date: Thursday, 21 November 2019
Your Style Designer Home Additions

Signed..... Date: Thursday, 21 November 2019
Client's signature

Signed..... Date: Thursday, 21 November 2019
Client's signature

Drawing Title :	WASTE/DEMO/CONSTRUCTION PLAN		
Project Name :	First Floor Addition		
Architect:	Your Style Designer Home Additions		
Status :	DA STAGE	Scale :	1:200
Plot Date :	Thursday, 21 November 2019	Drawing No. :	4
File Location:	STR 0918 01 DA.pln		

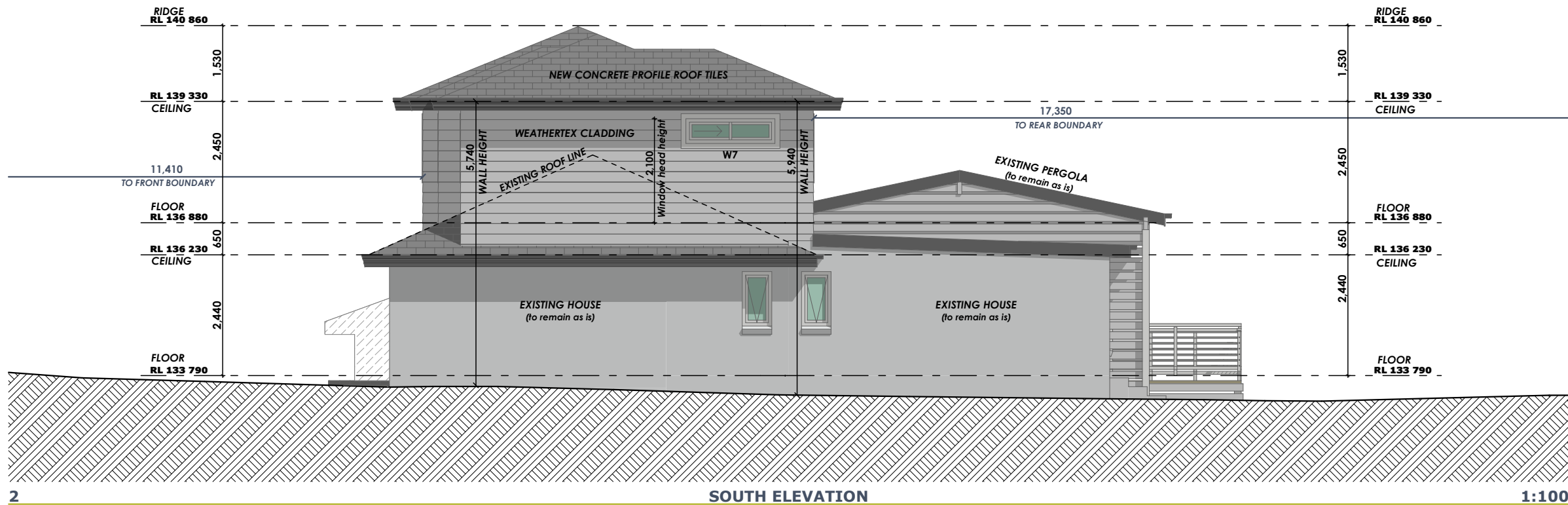
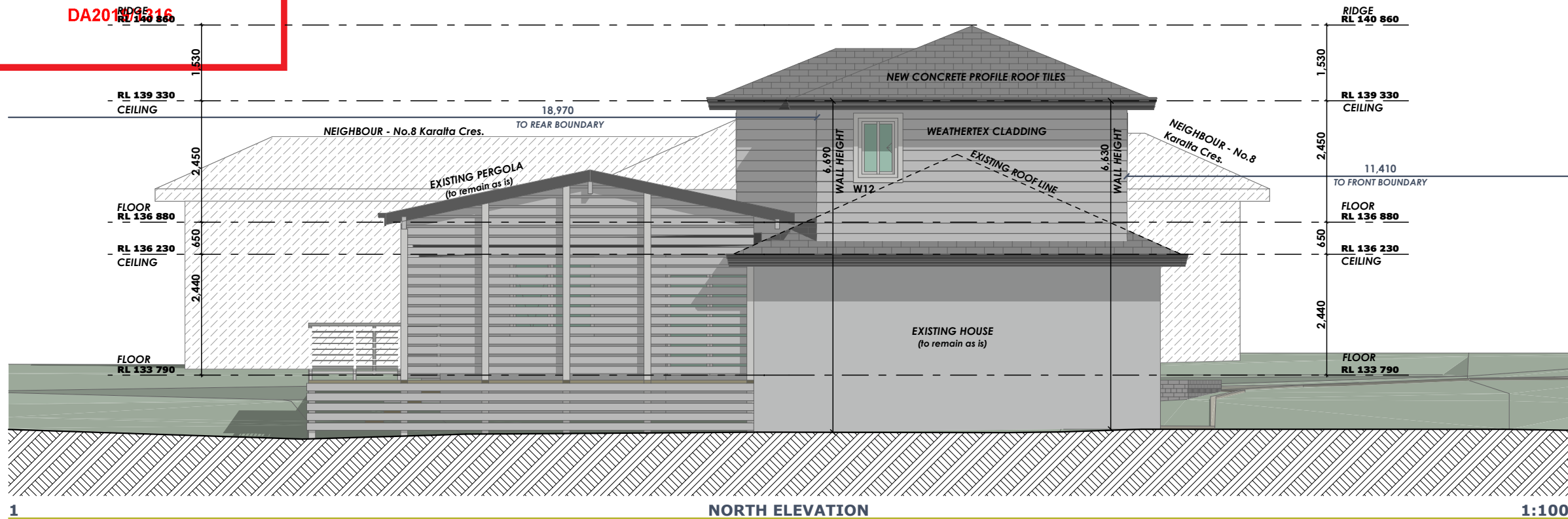
Your Style Construction Certificate Excludes:
Items in red and/or listed here do not form part of Your Style's Construction Certificate and will not be approved for construction under Your Style's Construction Certificate and will require a separate CC Application.

-
-
-
-
-
-

THIS PLAN IS TO BE READ IN
CONJUNCTION WITH
THE CONDITIONS OF DEVELOPMENT
CONSENT

DA2019/0116

ELEVATIONS (NORTH & SOUTH)



YOUR STYLE
DESIGNER HOME ADDITIONS
Licence 60007c

9938 5611
www.yourstyle.com.au

PO BOX 1183 • DEE WHY 2099
TEL : 9938 5611
FAX : 9938 5911
EMAIL : sales@yourstyle.com.au
WEB : www.yourstyle.com.au
ABN 92 003 918 116 • ACN 003 918 116
BUILDER LICENCE • 60007C
A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD

Client Name : **MARK & LUCY STRAIN**

Client Address : **10 KARALTA CRESCENT, BELROSE 2085**

Client No. : **STR 0918 01 DA**

All construction work to be performed in accordance with
Australian Standards and Building Code of Australia 2019.

© Copyright Acknowledgement

We agree and understand these drawings and plans
are solely and entirely the intellectual property of Your
Style Designer Home Additions and the normal
copyright laws apply. License is not granted for the use
of these designs or drawings.

Project Number: STR 0918 01 DA Included Pages: 1-

Signed..... Date: Thursday, 21 November 2019

Client's signature

Project Acceptance

We agree to these works in accordance with Your Style's
Building Specification & Quote Document and this Design.

Signed..... Date: Thursday, 21 November 2019

Your Style Designer Home Additions

Signed..... Date: Thursday, 21 November 2019

Client's signature

Signed..... Date: Thursday, 21 November 2019

Client's signature

Drawing Title : **ELEVATIONS**

Project Name : **First Floor Addition**

Architect: **Your Style Designer Home Additions**

Status : **DA STAGE** Scale : **1:100**

Plot Date : **Thursday, 21 November 2019** Drawing No. : **7**

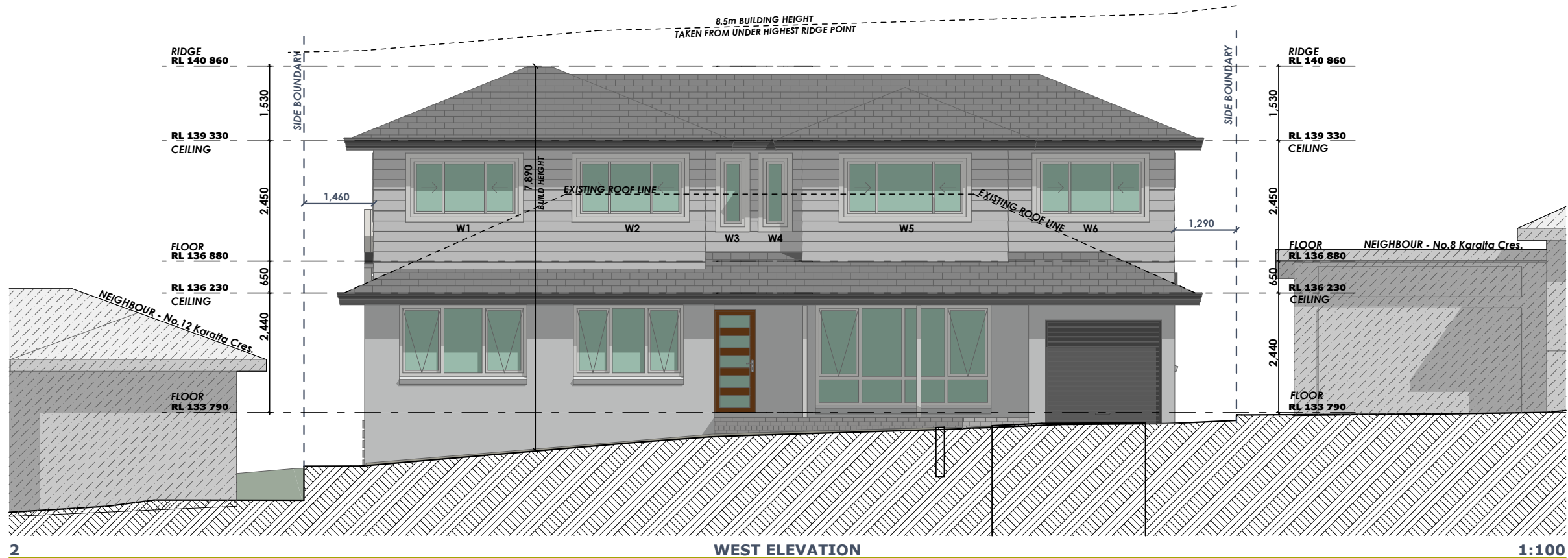
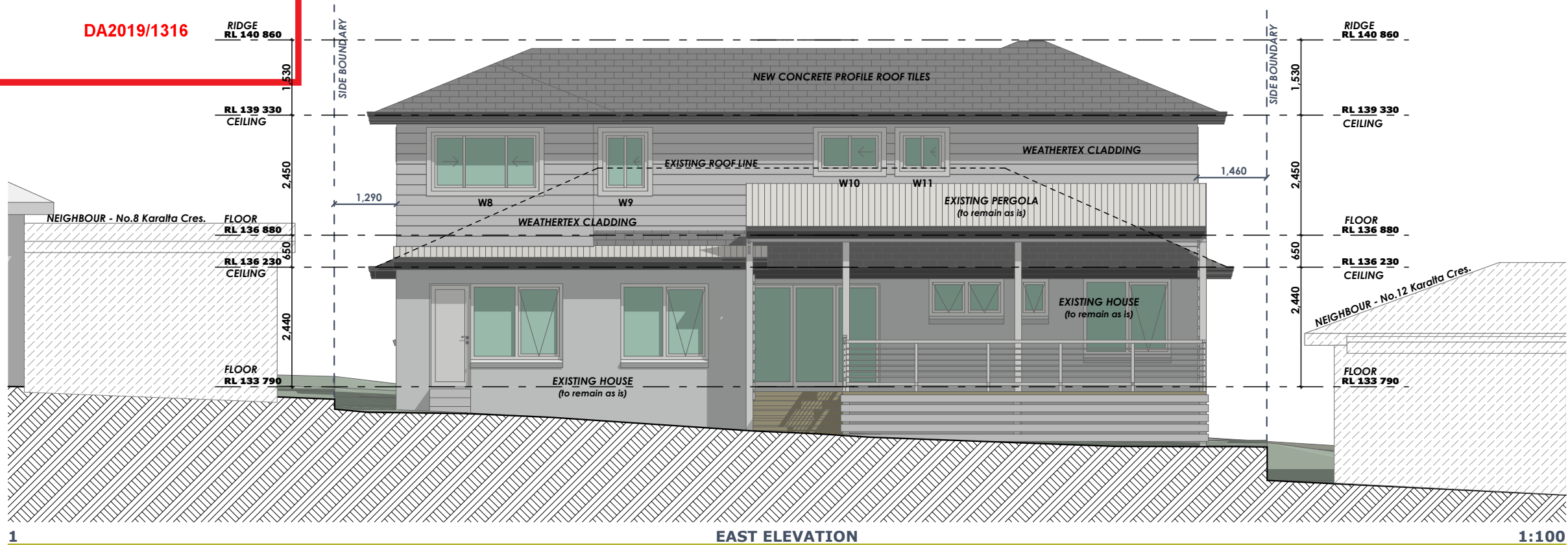
File Location: **STR 0918 01 DA.pln**

Your Style Construction Certificate Excludes:
Items in red and/or listed here do not form part of Your Style's
Construction Certificate and will not be approved for
construction under Your Style's Construction Certificate and
will require a separate CC Application.

THIS PLAN IS TO BE READ IN
CONJUNCTION WITH
THE CONDITIONS OF DEVELOPMENT
CONSENT

DA2019/1316

ELEVATIONS (EAST & WEST)



YOUR
STYLE

DESIGNER HOME ADDITIONS
Licence 60007c

9938 5611
www.yourstyle.com.au

PO BOX 1183 • DEE WHY 2099
TEL : 9938 5611
FAX : 9938 5911
EMAIL : sales@yourstyle.com.au
WEB : www.yourstyle.com.au
A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD

Client Name : MARK & LUCY STRAIN

Client Address : 10 KARALTA CRESCENT, BELROSE 2085

Client No. : STR 0918 01 DA

All construction work to be performed in accordance with
Australian Standards and Building Code of Australia 2019.

© Copyright Acknowledgement

We agree and understand these drawings and plans
are solely and entirely the intellectual property of Your
Style Designer Home Additions and the normal
copyright laws apply. License is not granted for the use
of these designs or drawings.

Project Number: STR 0918 01 DA

Included Pages: 1-

Signed..... Date: Thursday, 21 November 2019

Client's signature

Project Acceptance

We agree to these works in accordance with Your Style's
Building Specification & Quote Document and this Design.

Signed..... Date: Thursday, 21 November 2019

Your Style Designer Home Additions

Signed..... Date: Thursday, 21 November 2019

Client's signature

Signed..... Date: Thursday, 21 November 2019

Client's signature

Drawing Title : ELEVATIONS

Project Name : First Floor Addition

Architect: Your Style Designer Home Additions

Status : DA STAGE



Scale : 1:100

Plot Date : Thursday, 21 November 2019

Drawing No. : 8

File Location: STR 0918 01 DA.pln

Your Style Construction Certificate Excludes:
Items in red and/or listed here do not form part of Your Style's
Construction Certificate and will not be approved for
construction under Your Style's Construction Certificate and
will require a separate CC Application.

 northern beaches		Client Name : MARK & LUCY STRAIN		Drawing Title : SCHEDULE OF FINISHES		 9938 5611 www.yourstyle.com.au
Client Address : 10 KARALTA CRESCENT, BELROSE 2085		Drawing No. : 23		DRAWINGS NOT TO SCALE		
Client No. : SR 0918 01 DA		Plot Date : Thursday, 21 November 2019				
Project Name : 1st Floor Addition		PO BOX 1183 • DEE WHY 2099 TEL : 9938 5611 FAX : 9938 5911 EMAIL : sales@yourstyle.com.au WEB : www.yourstyle.com.au				
		ABN 92 003 918 116 • ACN 003 918 116 BUILDER LICENCE • 60007C A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD				

DA2019/1316



EXTERNAL WALLS	DULUX - FLOODED GUM
EAVES	DULUX - VIVID WHITE
GUTTERS	COLORBOND - IRONSTONE
DOWNPIPES	COLORBOND - IRONSTONE
ROOF SHEETING	BORAL -GUNMETAL
WINDOWS	PEARL WHITE