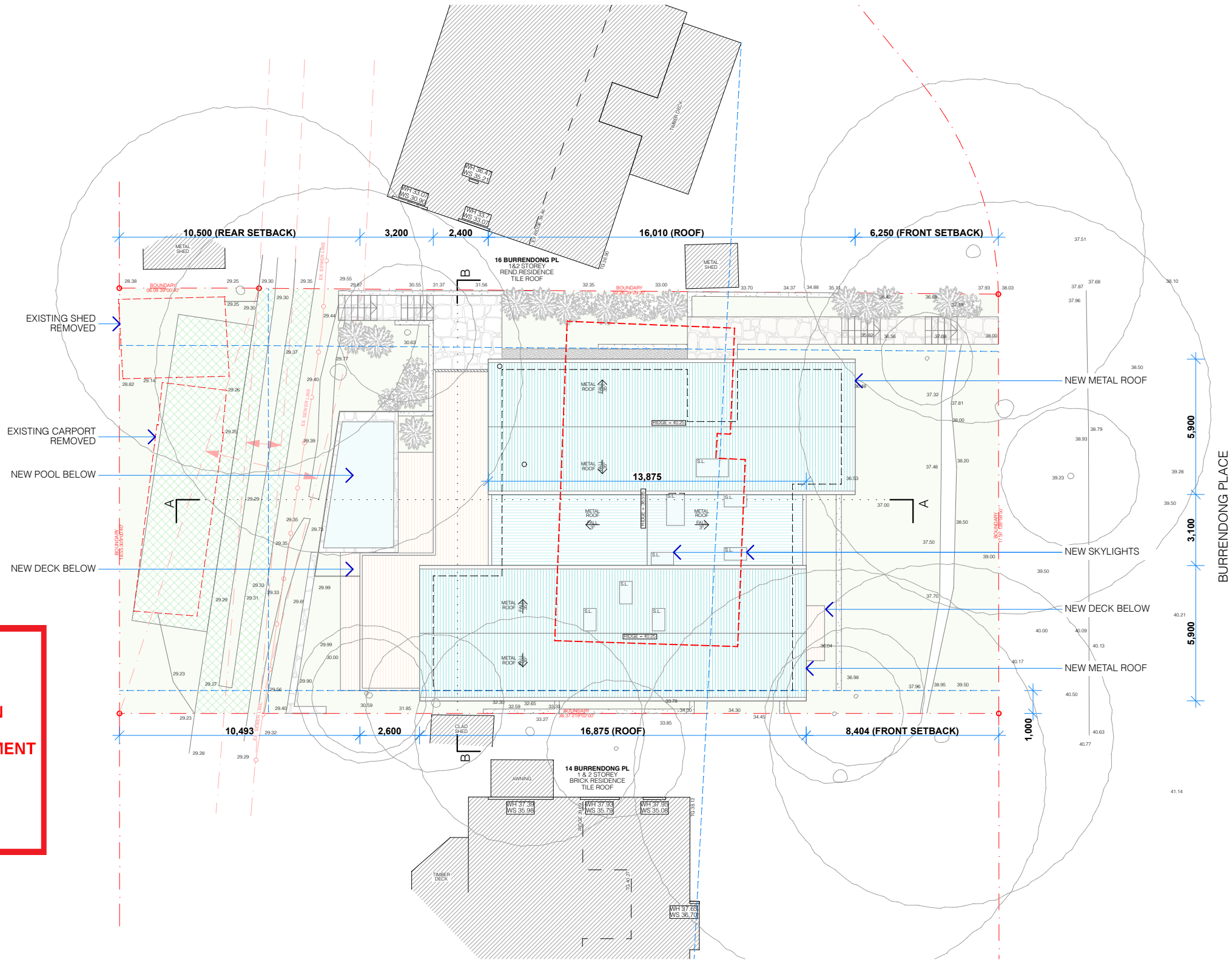


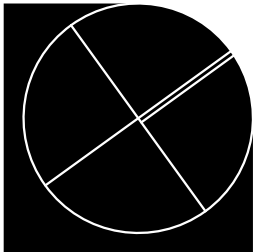
 **northern  
beaches  
council**

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CONJUNCTION WITH  
THE CONDITIONS OF DEVELOPMENT  
CONSENT**

**DA2021/1849**



**SITE PLAN**  
SCALE 1:200



**PROJECT DETAILS**

**NEW DWELLING AND ASSOCIATED LANDSCAPING WORKS**  
**ANDREA MUSACCHIO & MONIQUE RYAN-MUSACCHIO**  
**15 BURRENDONG PLACE AVALON BEACH NSW 2107**  
**LOT 3 DP 231634**

**SITE PLAN. 1:200**

**AMENDMENTS**

F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS  
D - PRELIMINARY DA DRAWINGS



MUSACCHIO

**DA.02 (F)**  
**SITE PLAN**

VERIFY ALL DIMENSIONS ON SITE PRIOR TO COMMENCEMENT OF WORK. DO NOT SCALE OFF DRAWINGS. ANY DISCREPANCIES ARE TO BE BROUGHT TO THE ATTENTION OF ROTH ARCHITECTS PTY LTD PRIOR TO THE COMMENCEMENT OF WORK. THIS DRAWING IS THE COPYRIGHT AND THE PROPERTY OF ROTH ARCHITECTS PTY LTD AND MUST NOT BE REPRODUCED WITHOUT WRITTEN AUTHORITY FROM ROTH ARCHITECTS PTY LTD.

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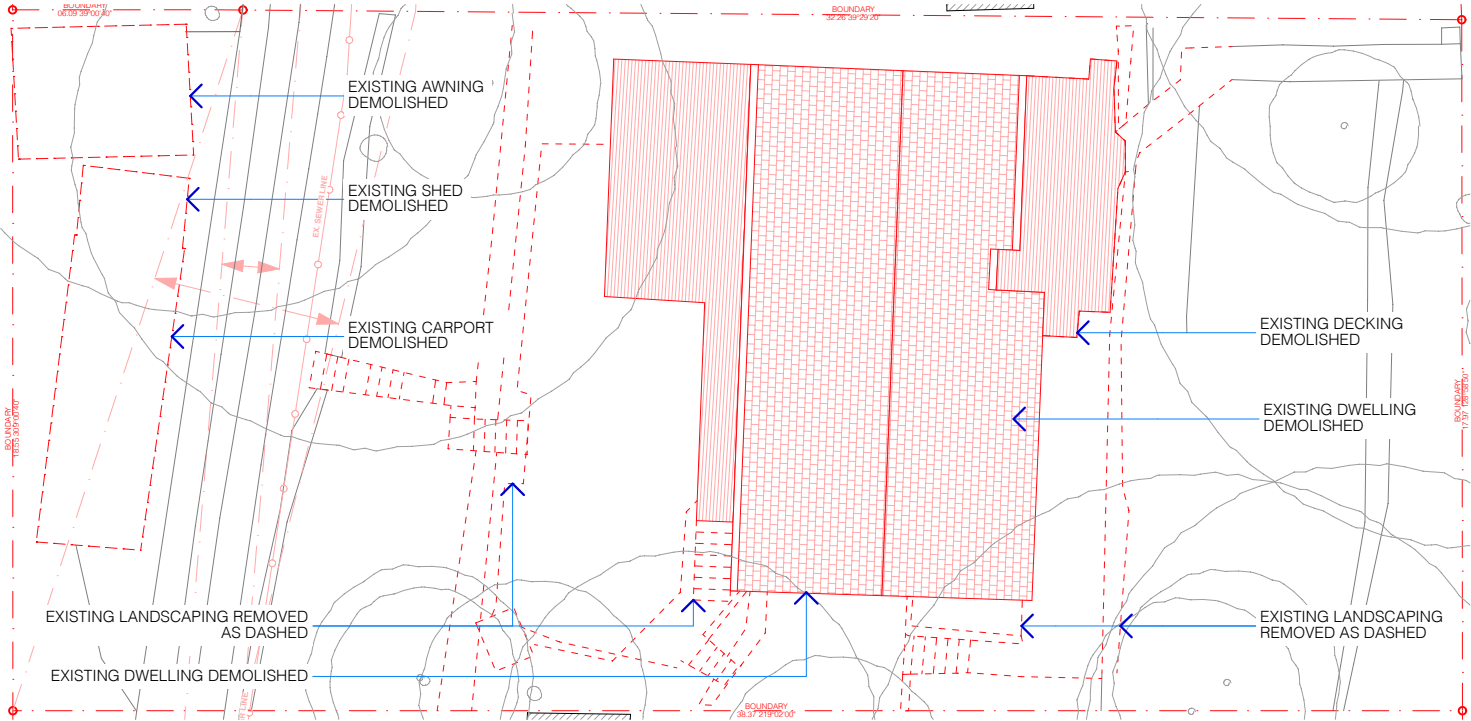
1:200 @ A3



northern  
beaches  
council

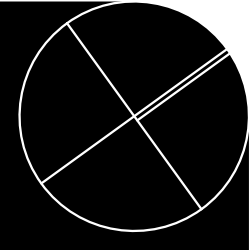
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THE CONDITIONS OF DEVELOPMENT  
CONSENT

DA2021/1849



DEMOLITION PLAN

SCALE 1:200



PROJECT DETAILS

NEW DWELLING AND ASSOCIATED LANDSCAPING WORKS  
ANDREA MUSACCHIO & MONIQUE RYAN-MUSACCHIO  
15 BURRENDONG PLACE AVALON BEACH NSW 2107  
LOT 3 DP 231634

DEMOLITION PLAN. 1:200

AMENDMENTS  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS  
D - PRELIMINARY DA DRAWINGS



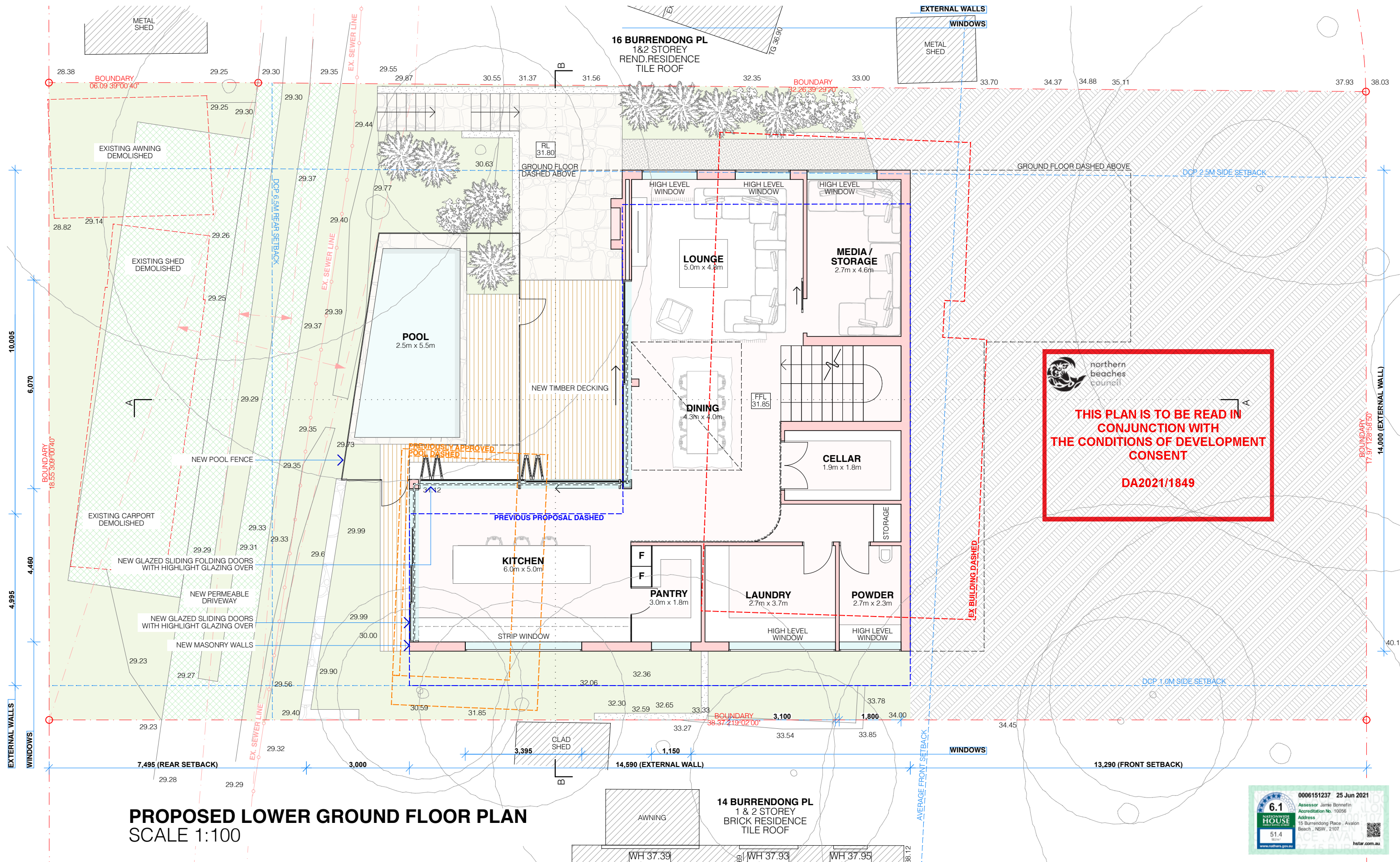
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MUSACCHIO

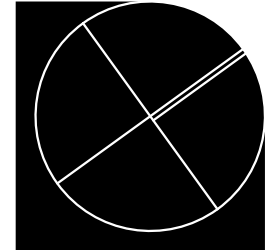
DA.03 (F)

DEMOLITION PLAN

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**PROPOSED LOWER GROUND FLOOR PLAN**  
SCALE 1:100



**PROJECT DETAILS**

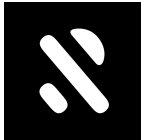
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LOT 3 DP 231634

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**PROPOSED LOWER GROUND. 1:100**

**AMENDMENTS**

G - COUNCIL RFI  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS



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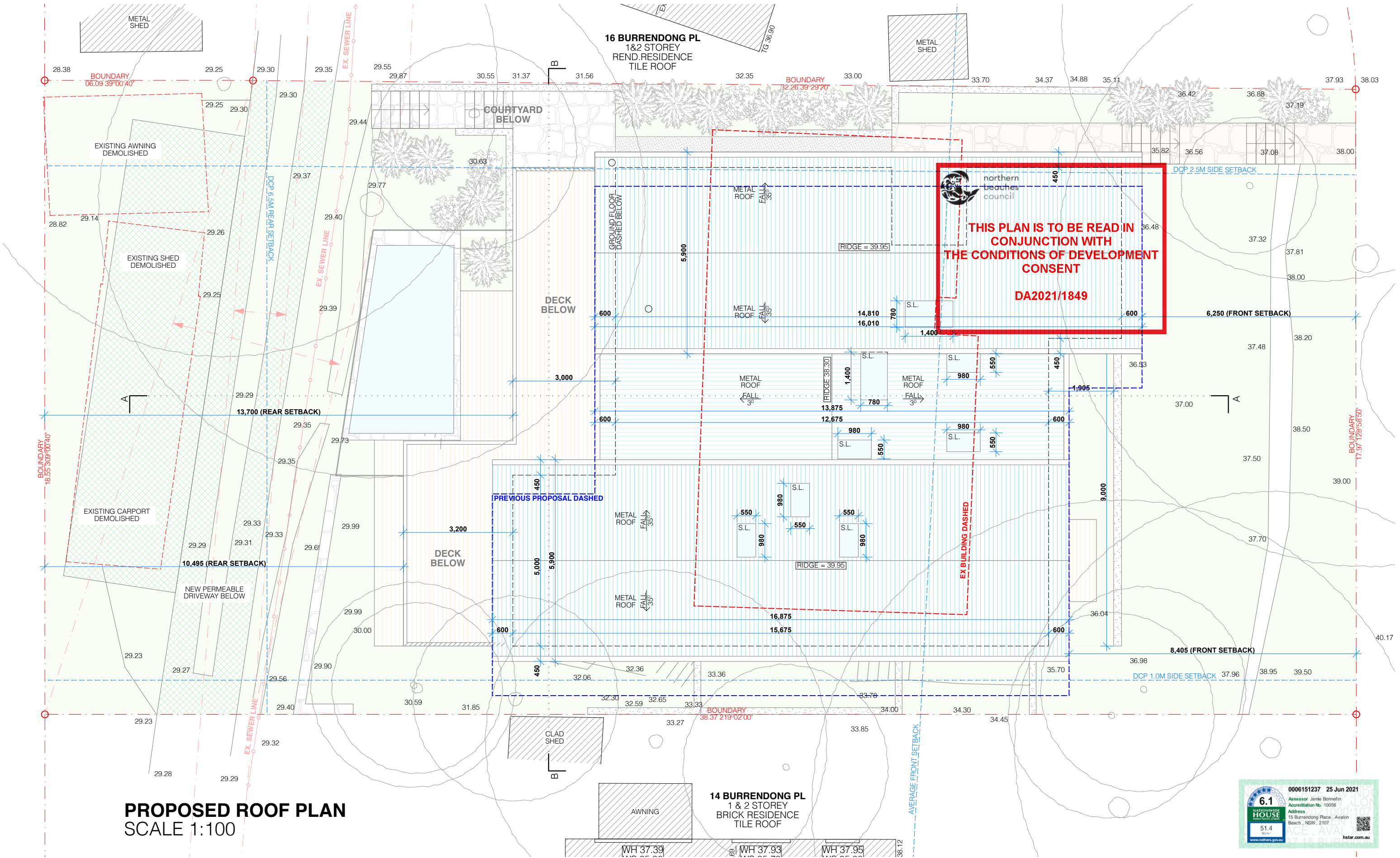
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**DA.04 (G)**

MUSACCHIO **PROPOSED LOWER GROUND**



## :100 @ A3



PROPOSED ROOF PLAN  
SCALE 1:100

PROJECT DETAILS

NEW DWELLING AND ASSOCIATED LANDSCAPING WORKS  
ANDREA MUSACCHIO & MONIQUE RYAN-MUSACCHIO  
15 BURRENDONG PLACE AVALON BEACH NSW 2107  
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PROPOSED ROOF. 1:100

AMENDMENTS  
G - COUNCIL RFI  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS



ROTH  
ARCHITECTS

MUSACCHIO

DA.06 (G)

PROPOSED ROOF

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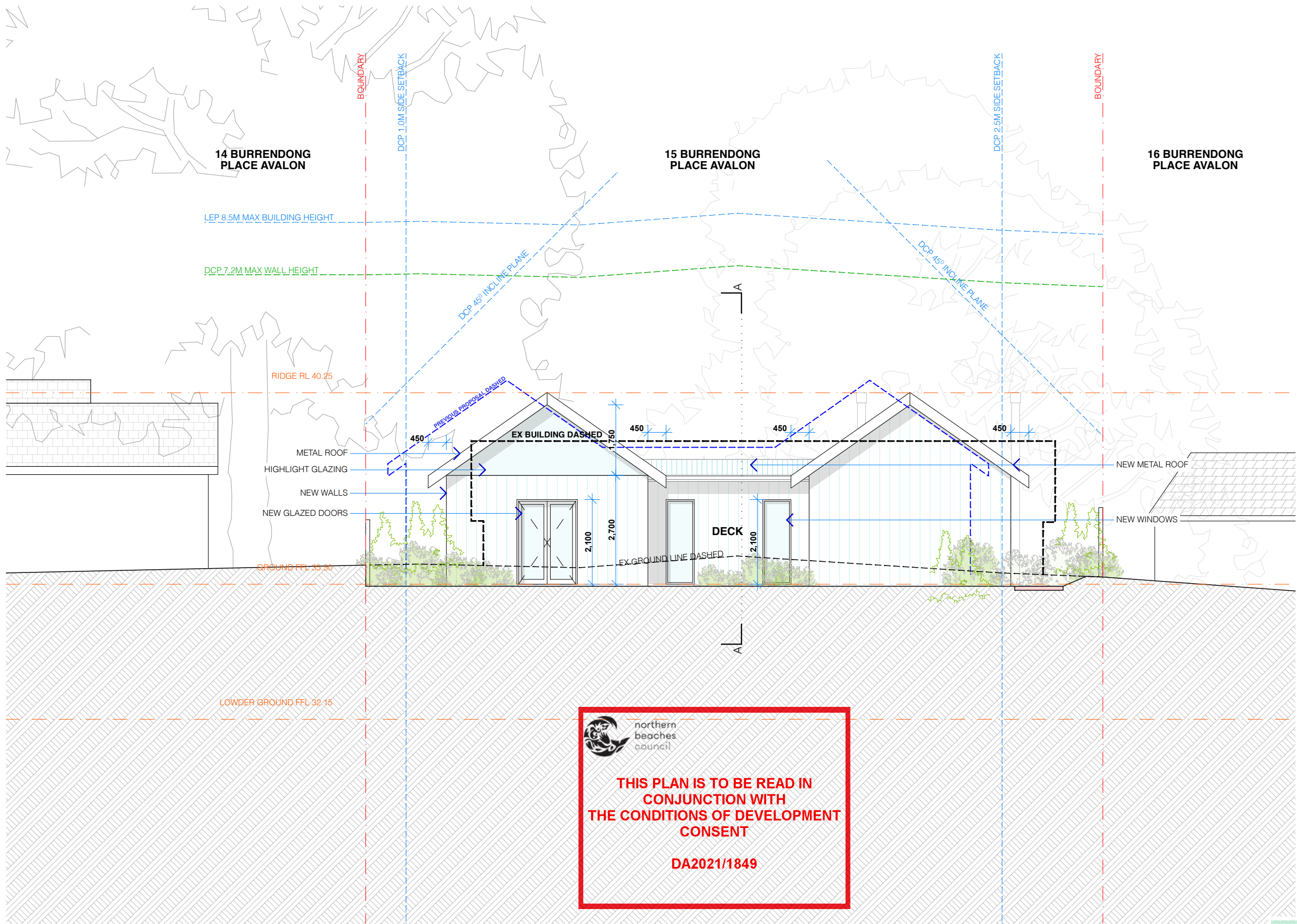
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1:100 @ A3





FRONT (NORTH) ELEVATION  
SCALE 1:100



PROJECT DETAILS

NEW DWELLING AND ASSOCIATED LANDSCAPING WORKS  
ANDREA MUSACCHIO & MONIQUE RYAN-MUSACCHIO  
15 BURRENDONG PLACE AVALON BEACH NSW 2107  
LOT 3 DP 231634

ELEVATION FRONT. 1:100

AMENDMENTS  
G - COUNCIL RFI  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS



ROTH  
ARCHITECTS

MUSACCHIO

DA.10 (G)  
ELEVATION FRONT

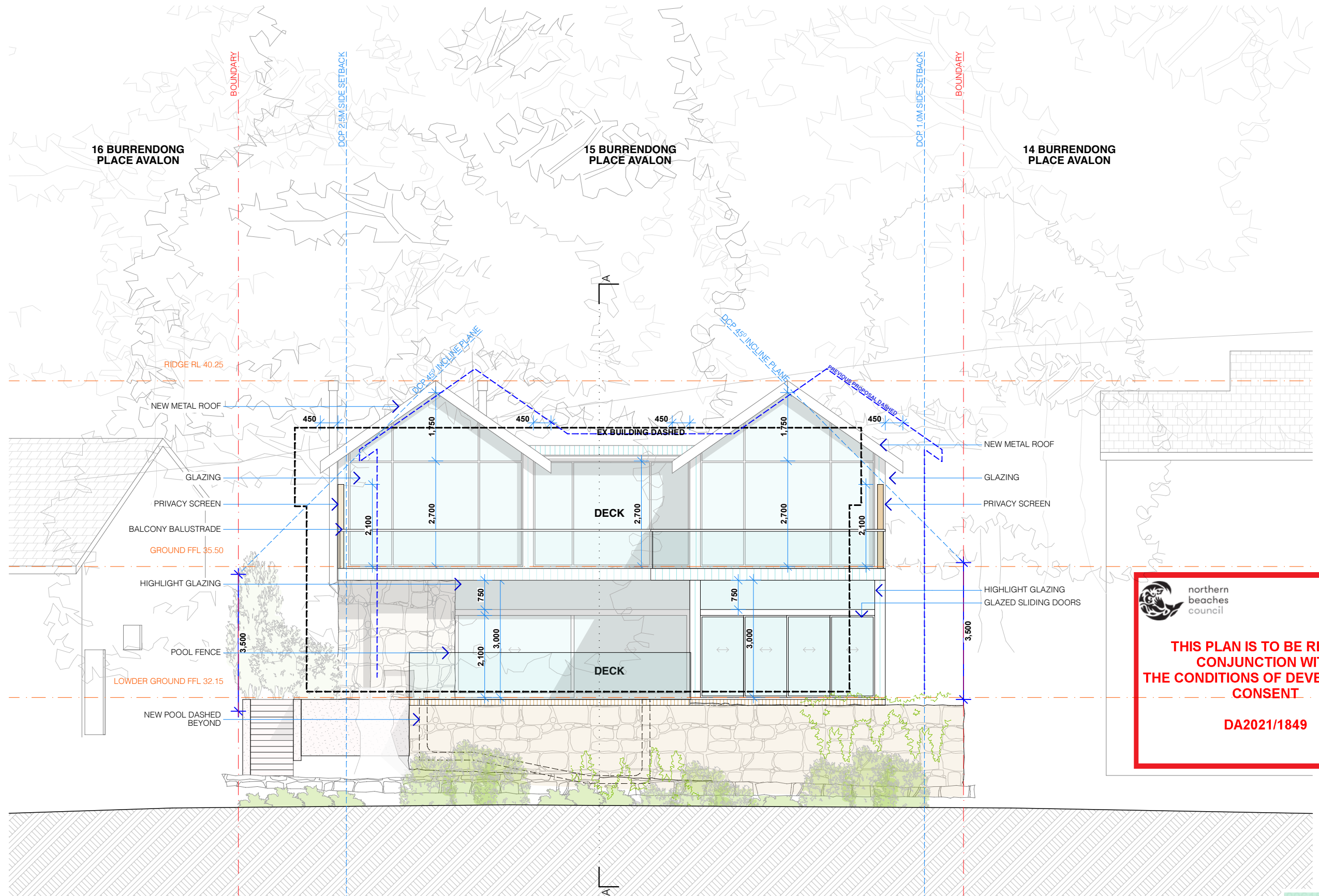
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**DA2021/1849**

## REAR (SOUTH) ELEVATION

SCALE 1:100



### PROJECT DETAILS

NEW DWELLING AND ASSOCIATED LANDSCAPING WORKS  
ANDREA MUSACCHIO & MONIQUE RYAN-MUSACCHIO  
15 BURRENDONG PLACE AVALON BEACH NSW 2107  
LOT 3 DP 231634

### ELEVATION REAR. 1:100

AMENDMENTS  
G - COUNCIL RFI  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS



MUSACCHIO

**DA.11 (G)**  
**ELEVATION REAR**

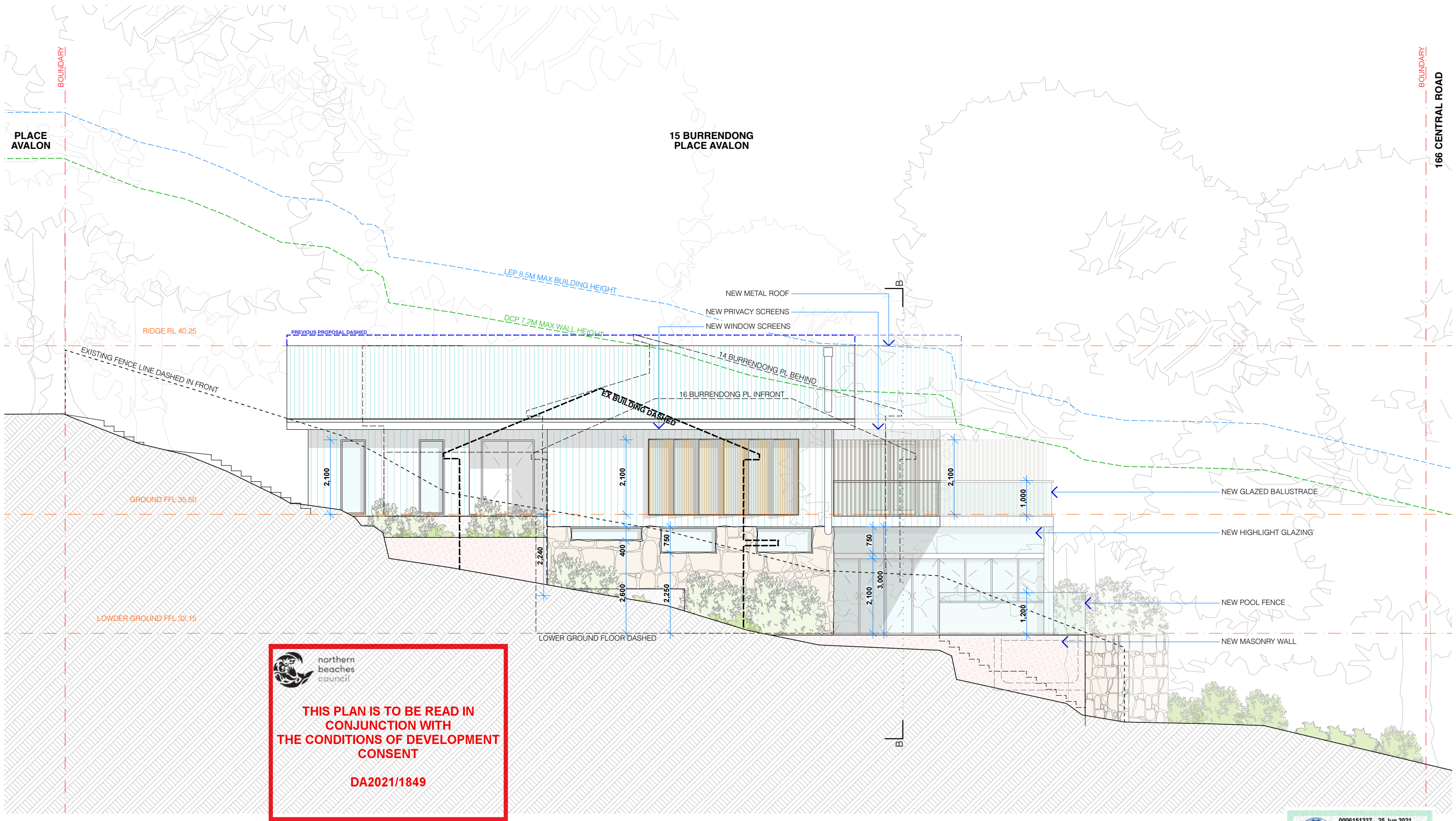
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**SIDE (WEST) ELEVATION**  
SCALE 1:100



**PROJECT DETAILS**

NEW DWELLING AND ASSOCIATED LANDSCAPING WORKS  
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**ELEVATION SIDE. 1:100**

AMENDMENTS  
G - COUNCIL RFI  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS



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MUSACCHIO

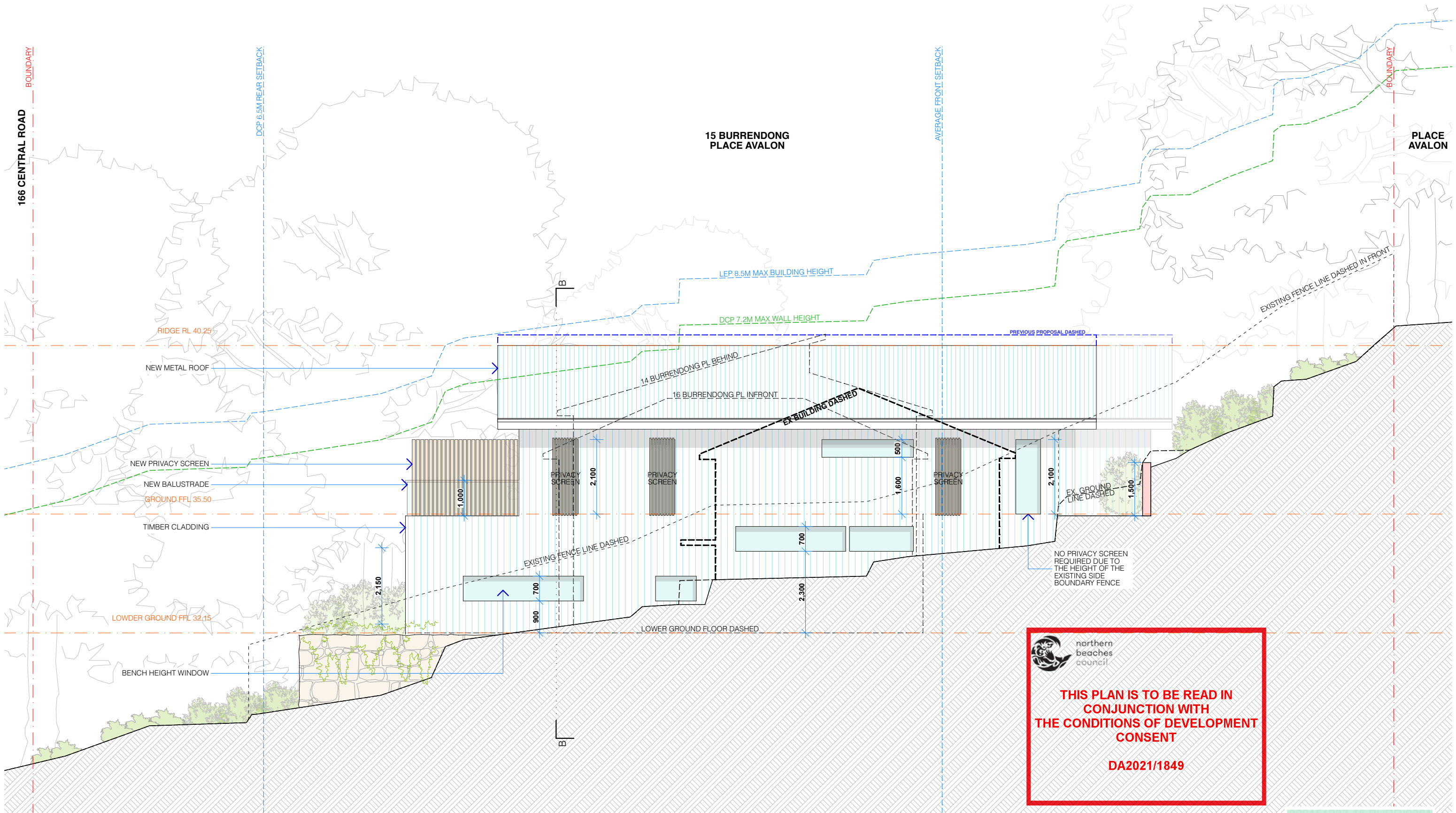
**DA.12 (G)**  
**ELEVATION SIDE**

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**SIDE (EAST) ELEVATION**  
SCALE 1:100



**PROJECT DETAILS**

NEW DWELLING AND ASSOCIATED LANDSCAPING WORKS  
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15 BURRENDONG PLACE AVALON BEACH NSW 2107  
LOT 3 DP 231634

**ELEVATION SIDE. 1:100**

AMENDMENTS  
G - COUNCIL RFI  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS



MUSACCHIO

**DA.13 (G)**  
**ELEVATION SIDE**

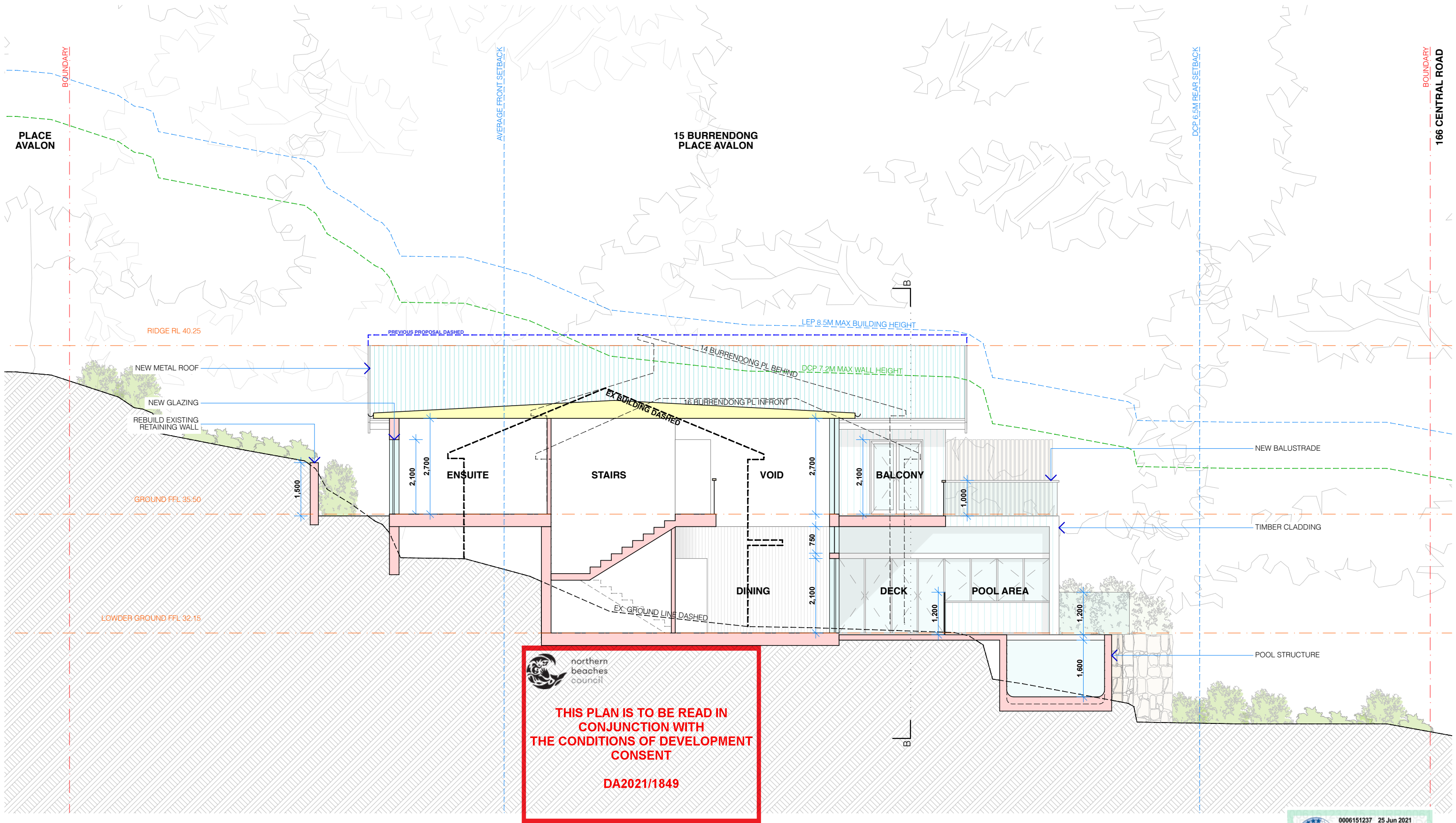
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1:100 @ A3



SECTION AA  
SCALE 1:100



PROJECT DETAILS

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LOT 3 DP 231634

SECTION AA. 1:100

AMENDMENTS  
G - COUNCIL RFI  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS



**ROTH**  
ARCHITECTS

MUSACCHIO

**DA.14 (G)**

**SECTION AA**

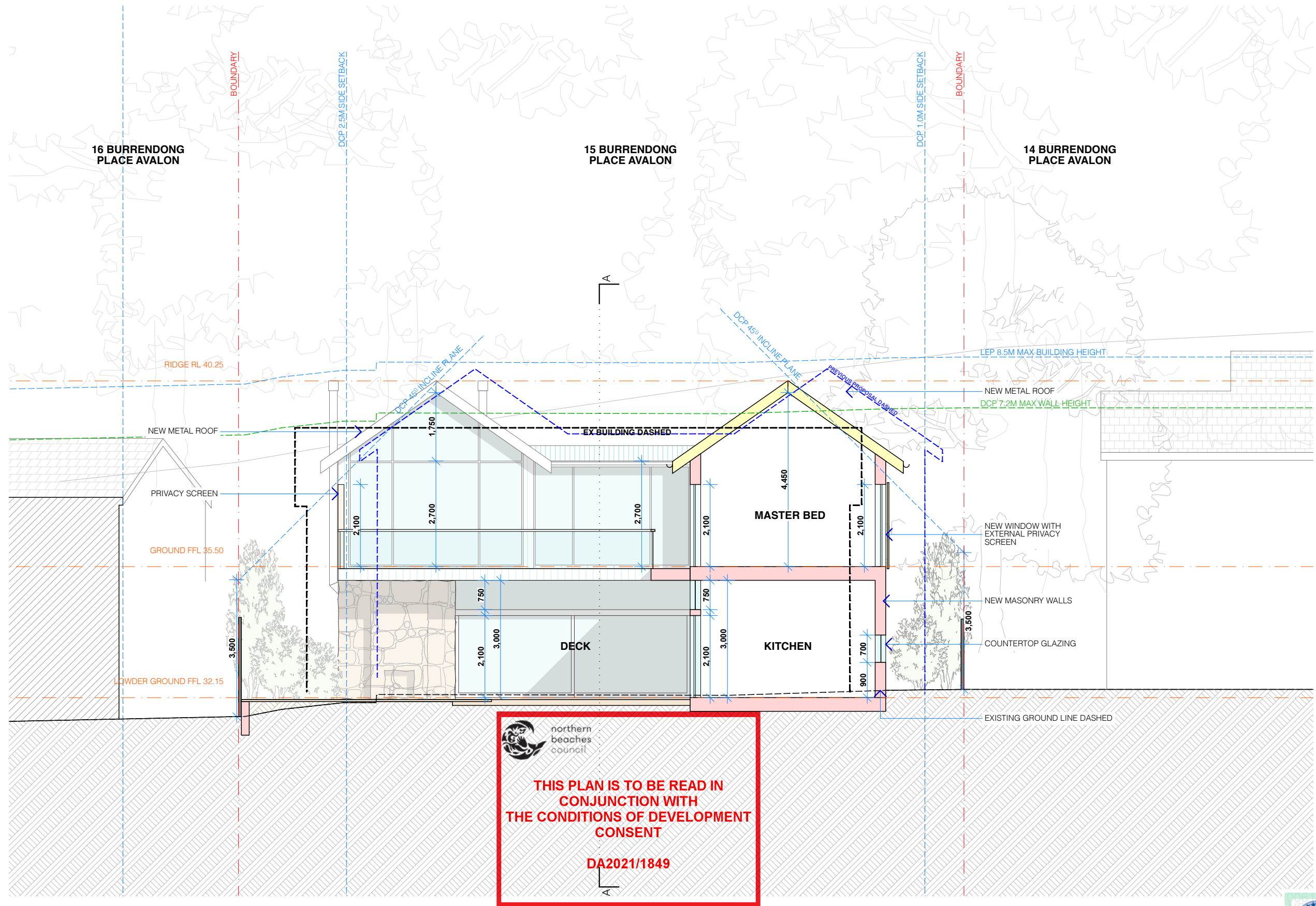
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SECTION BB  
SCALE 1:100



PROJECT DETAILS

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SECTION BB. 1:100

AMENDMENTS  
G - COUNCIL RFI  
F - DEVELOPED DA DRAWINGS  
E - DEVELOPED DA DRAWINGS



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DA.15 (G)

SECTION BB

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# EXTERNAL FINISHES SCHEDULE

ITEM	MATERIAL / FINISH	
ROOF	COLORBOND MATT BLACK FINISH	
EXTERNAL WALLS	METAL CLADDING MATT BLACK FINISH	
WINDOWS	ALUMINIUM-FRAMED BLACK	
EXTERNAL DOORS	ALUMINIUM-FRAMED BLACK	
SKYLIGHTS	VELUX	



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CONSENT

DA2021/1849



0006151237 25 Jun 2021

Assessor: Jamie Bonnell  
Accreditation No. 10056

Address:  
15 Burrendong Place, Avalon  
Beach, NSW, 2107

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Miles

www.natther.com.au

