

SITE CALCULATIONS

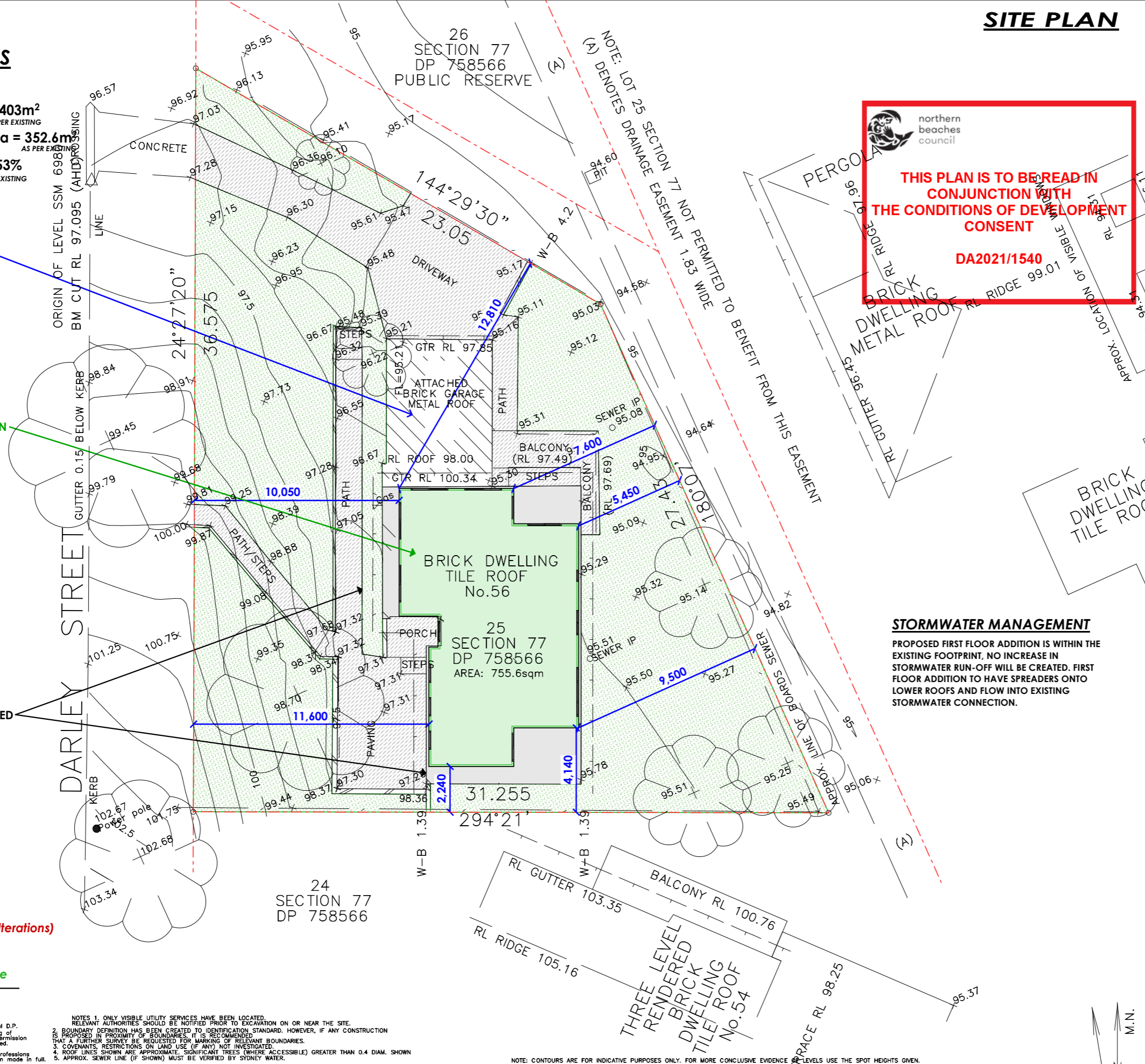
Site area = 755.6m²
 Landscape Open Space = 403m² AS PER EXISTING
 Impervious & Excluded Area = 352.6m² AS PER EXISTING
 Landscape Open Space = 53% AS PER EXISTING

OFF STREET PARKING
 (2 SPACES PROVIDED)

PROPOSED FIRST FLOOR ADDITION
 ABOVE EXISTING HOME

EXISTING HOME AND LANDSCAPED
 AREAS

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



SITE PLAN

THIS PLAN IS TO BE READ IN
 CONJUNCTION WITH
 THE CONDITIONS OF DEVELOPMENT
 CONSENT
 DA2021/1540



APPROX. LOCATION OF VISIBLE MARKERS

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 EXISTING STORMWATER CONNECTION.

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 :	DAVID & DENISE VAN ROL
Client Address :	56 DARLEY STREET, KILLARNEY HEIGHTS 2087
Client No. :	VAN 0321 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: VAN 0321 01 DA Included Pages: 1-

Signed..... Date: Tuesday, 24 August 2021
 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: Tuesday, 24 August 2021
 Your Style Designer Home Additions

Signed..... Date: Tuesday, 24 August 2021
 Client's signature

Signed..... Date: Tuesday, 24 August 2021
 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 :	Tuesday, 24 August 2021	Drawing No. :	4
File Location:	VAN 0321 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.

COPYRIGHT © DETAILED SURVEYS
 NOTE: Title information has been taken from original D.P.
 Any copying, altering, editing, forwarding or scanning of this plan in paper or electronic form without the permission of a Director of Detailed Surveys is strictly prohibited.
 This plan has copyright to Detailed Surveys and can be withdrawn at anytime from councils, legal professions or the like unless payment of the account has been made in full.

NOTES: 1. ONLY VISIBLE UTILITY SERVICES HAVE BEEN LOCATED. RELEVANT AUTHORITIES SHOULD BE NOTIFIED PRIOR TO EXCAVATION ON OR NEAR THE SITE.
 2. BOUNDARY DEFINITION HAS BEEN CREATED TO IDENTIFICATION STANDARD. HOWEVER, IF ANY CONSTRUCTION IS PROPOSED IN PROXIMITY OF BOUNDARIES, IT IS RECOMMENDED THAT A FURTHER SURVEY BE REQUESTED FOR MARKING OF RELEVANT BOUNDARIES.
 3. COVENANTS, RESTRICTIONS ON LAND USE (IF ANY) NOT INVESTIGATED.
 4. ROOF LINES SHOWN ARE APPROXIMATE. SIGNIFICANT TREES (WHERE ACCESSIBLE) GREATER THAN 0.4 DIAM. SHOWN.
 5. APPROX. SEWER LINE (IF SHOWN) MUST BE VERIFIED BY SYDNEY WATER.

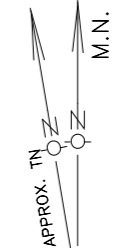
NOTE: CONTOURS ARE FOR INDICATIVE PURPOSES ONLY. FOR MORE CONCLUSIVE EVIDENCE LEVELS USE THE SPOT HEIGHTS GIVEN.

56 DARLEY ST KILLARNEY HEIGHTS

DETAILED SURVEYS
 (A.B.N. 36 233 529 164)
 CONSULTING SURVEYORS
 87 ELANORA ROAD, ELANORA HEIGHTS, 2101
 PHONE: 9913-9525
 Email: jsurveyor@live.com.au

D. VAN ROL
 LOT 25 SEC 77 DP 758566
 LEVELS TO AHD

A1 REDUCTION RATIO: 1:200		DRAWING No. 1
SURVEY	J.McC	
DRAWN	A1 J.McC	
REFERENCE	046/21	17 MAY 2021



FIRST FLOOR PLAN

First Floor Addition

- External walls - James Hardie - Newport
- Roof - New profile concrete roof files
- Windows - Aluminium

northern beaches council

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

DA2021/1540



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 :	DAVID & DENISE VAN ROL
Client Address :	56 DARLEY STREET, KILLARNEY HEIGHTS 2087
Client No. :	VAN 0321 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: VAN 0321 01 DA Included Pages: 1-

Signed..... Date: Tuesday, 24 August 2021
Client's signature

Project Acceptance

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

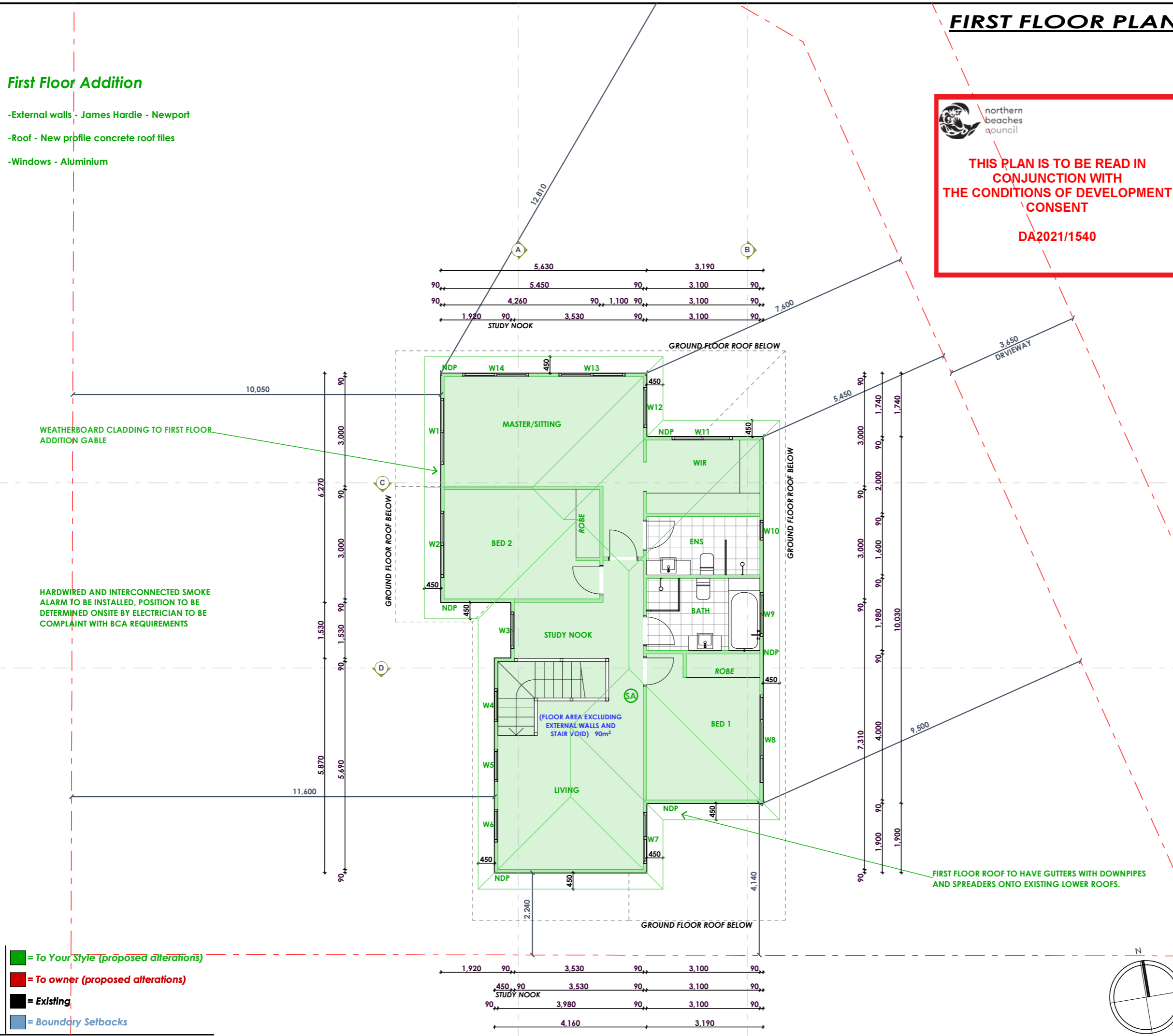
Signed..... Date: Tuesday, 24 August 2021
Your Style Designer Home Additions

Signed..... Date: Tuesday, 24 August 2021
Client's signature

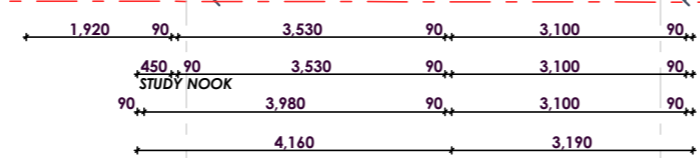
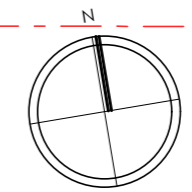
Signed..... Date: Tuesday, 24 August 2021
Client's signature

Drawing Title :	FIRST FLOOR PLAN		
Project Name :	First Floor Addition		
Architect :	Your Style Designer Home Additions		
Status :	DA STAGE	Scale :	1:100
Plot Date :	Tuesday, 24 August 2021	Drawing No. :	8
File Location :	VAN 0321 DA.pln		

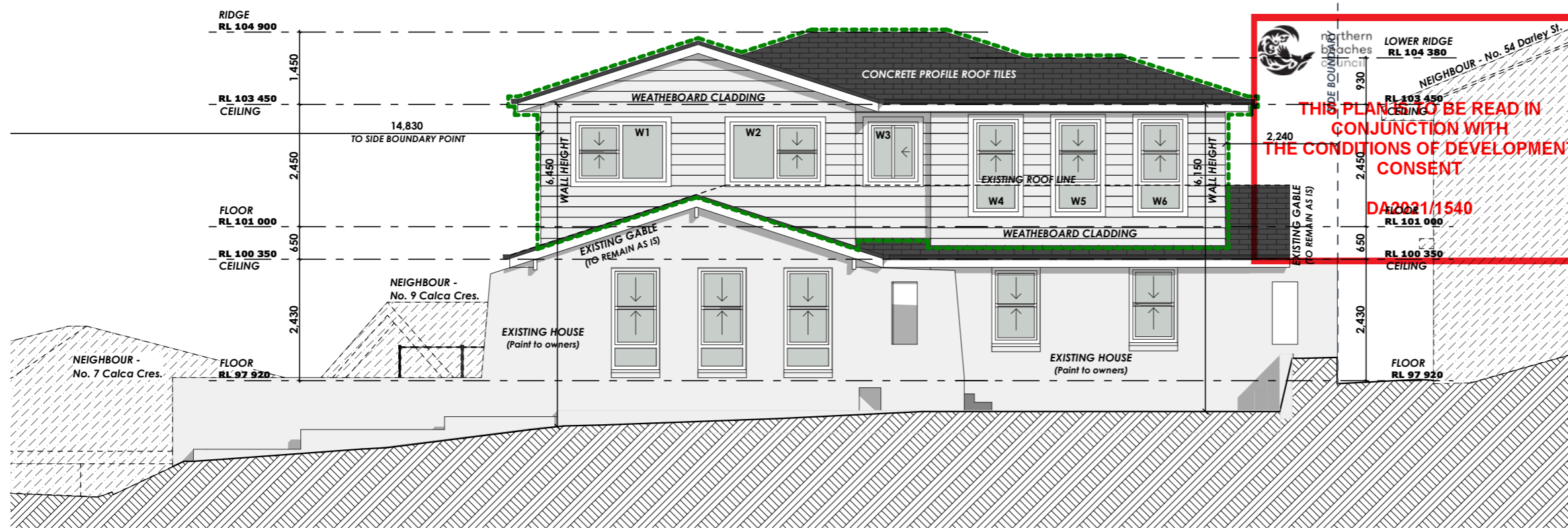
Your Style Construction Certificate Excludes:
Items in red and/or listed here do not form part of Your Style's Construction Certificate and will not be approved for construction under Your Style's Construction Certificate and will require a separate CC Application.



- = To Your Style (proposed alterations)
- = To owner (proposed alterations)
- = Existing
- = Boundary Setbacks

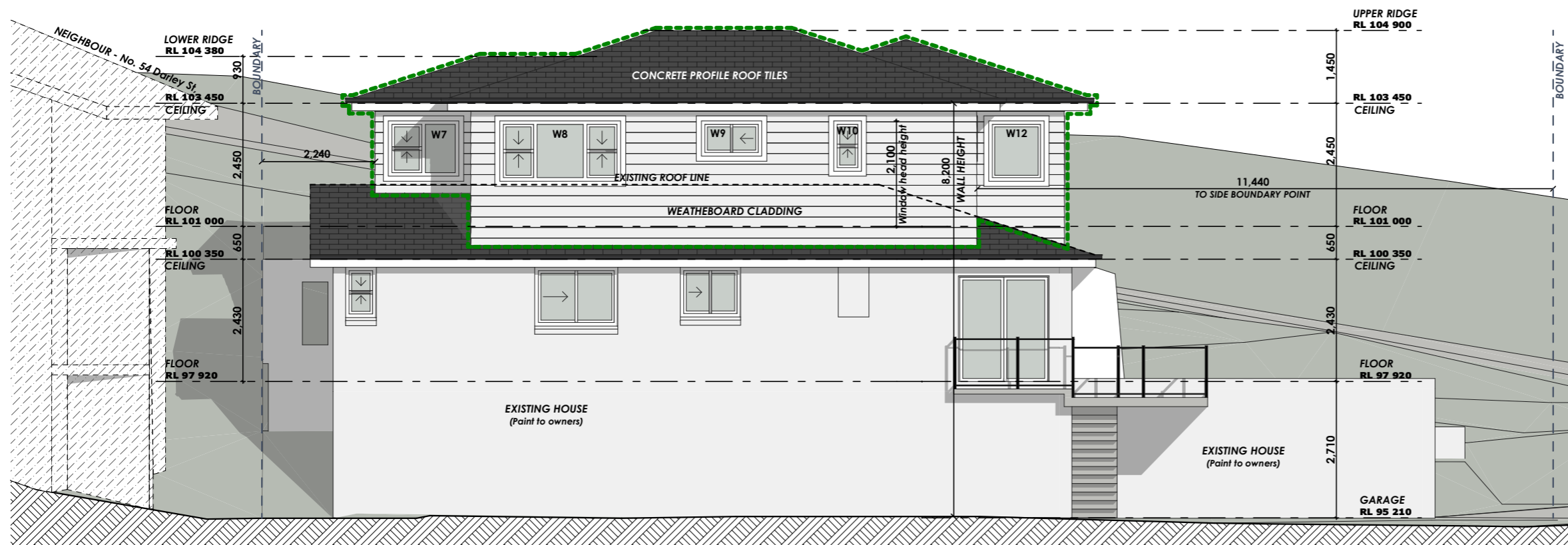


ELEVATIONS (EAST & WEST)



WEST ELEVATION (FRONT ELEVATION)

1:100



EAST ELEVATION (REAR ELEVATION)

1:100

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 :	DAVID & DENISE VAN ROL
Client Address :	56 DARLEY STREET, KILLARNEY HEIGHTS 2087
Client No. :	VAN 0321 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: VAN 0321 01 DA Included Pages: 1-

Signed..... Date: Tuesday, 24 August 2021
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: Tuesday, 24 August 2021
Your Style Designer Home Additions

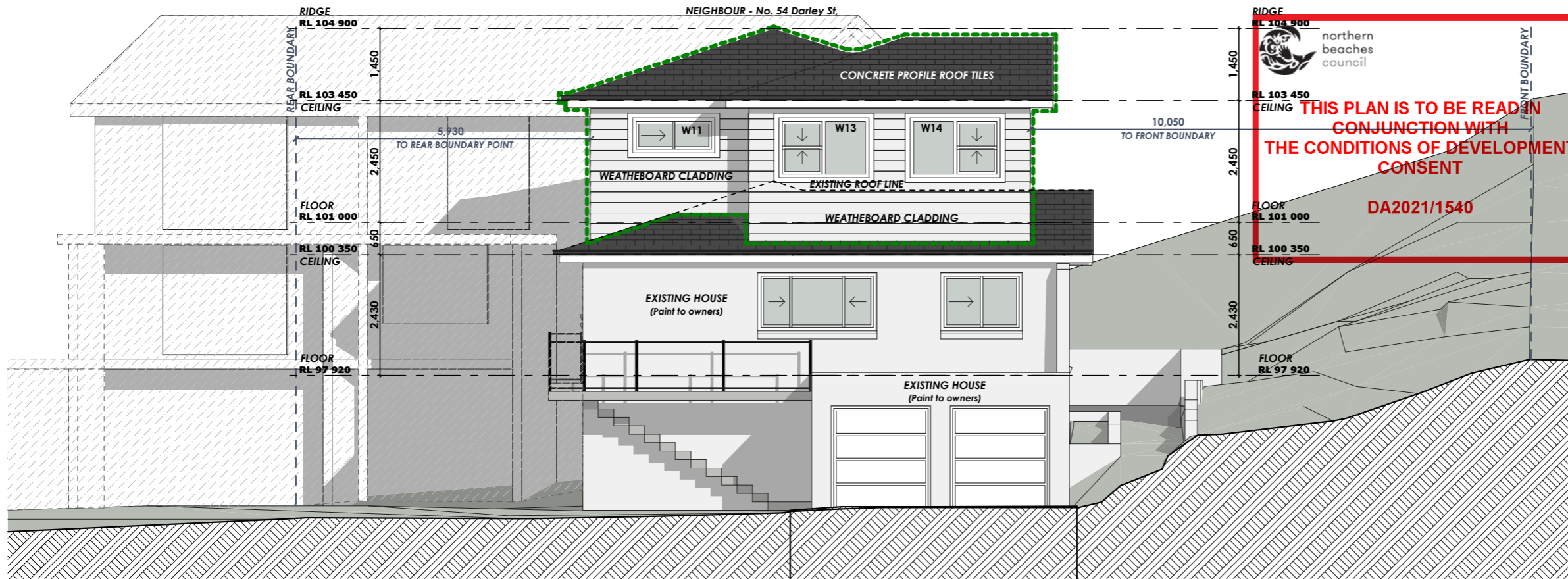
Signed..... Date: Tuesday, 24 August 2021
Client's signature

Signed..... Date: Tuesday, 24 August 2021
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 :	Tuesday, 24 August 2021	Drawing No. :	9
File Location :	VAN 0321 DA.pln		

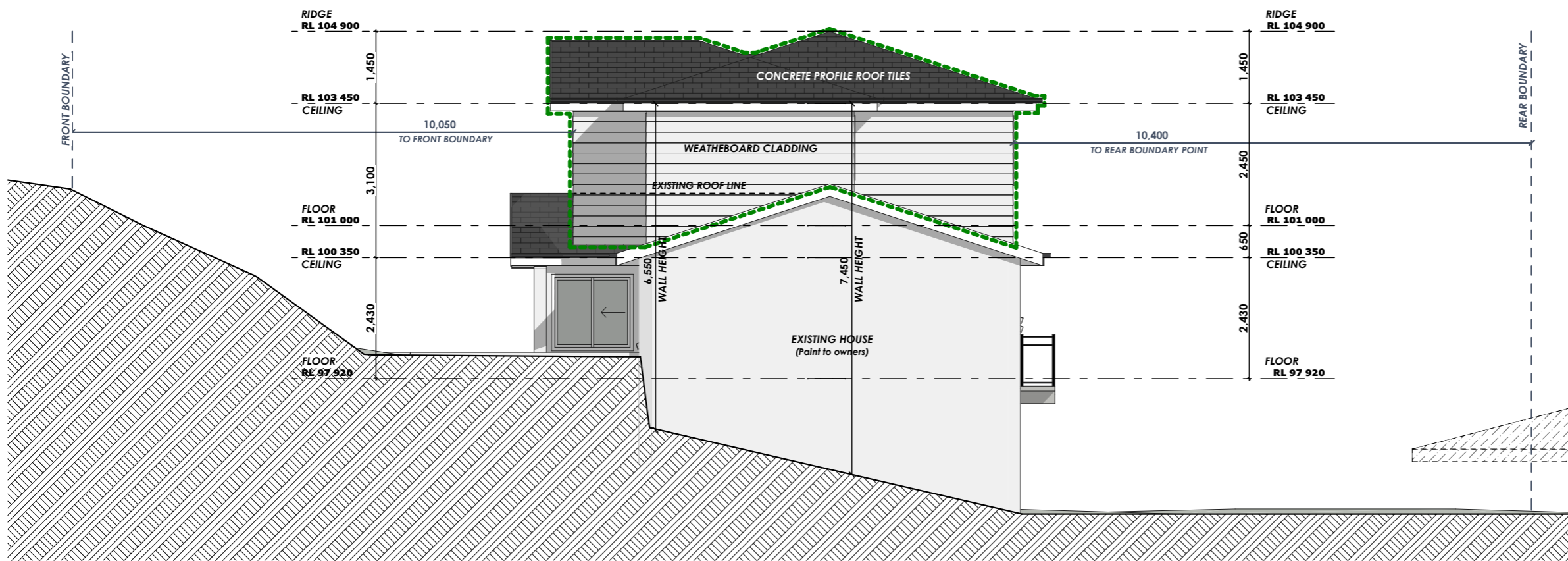
Your Style Construction Certificate Excludes:
Items in red and/or listed here do not form part of Your Style's Construction Certificate and will not be approved for construction under Your Style's Construction Certificate and will require a separate CC Application.

ELEVATIONS (NORTH & SOUTH)



NORTH ELEVATION

1:100



SOUTH ELEVATION

1:100

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 :	DAVID & DENISE VAN ROL
Client Address :	56 DARLEY STREET, KILLARNEY HEIGHTS 2087
Client No. :	VAN 0321 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: VAN 0321 01 DA Included Pages: 1-

Signed..... Date: Tuesday, 24 August 2021
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: Tuesday, 24 August 2021
Your Style Designer Home Additions

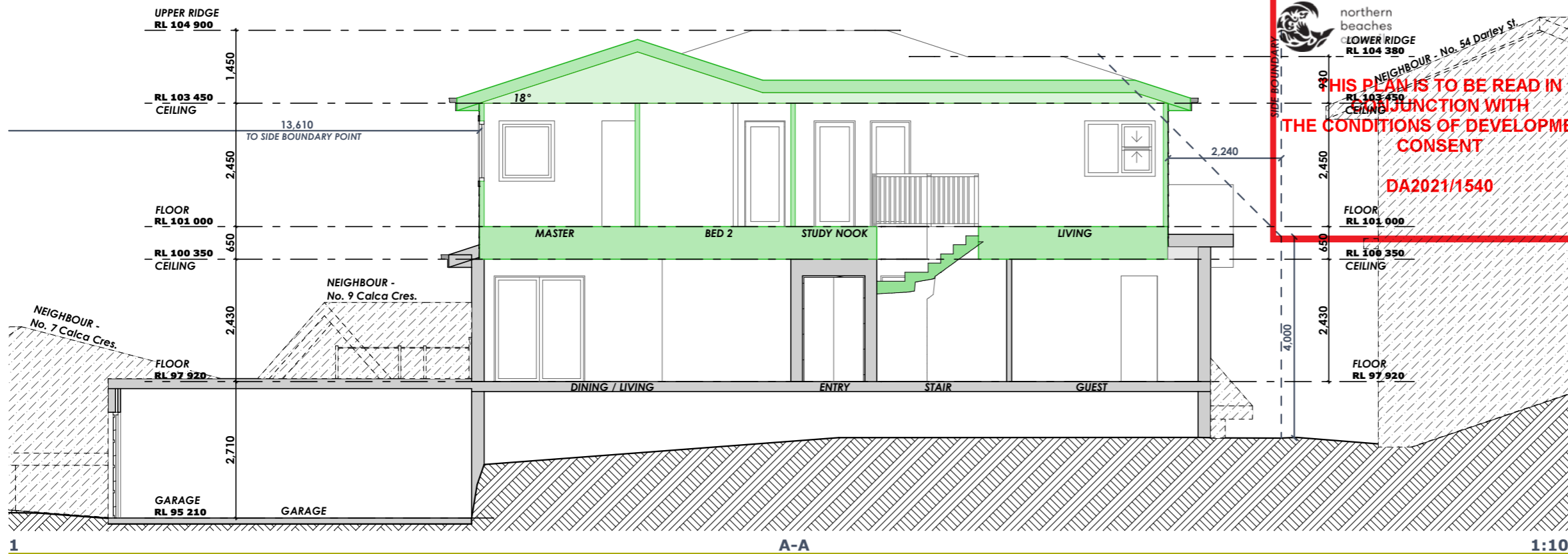
Signed..... Date: Tuesday, 24 August 2021
Client's signature

Signed..... Date: Tuesday, 24 August 2021
Client's signature

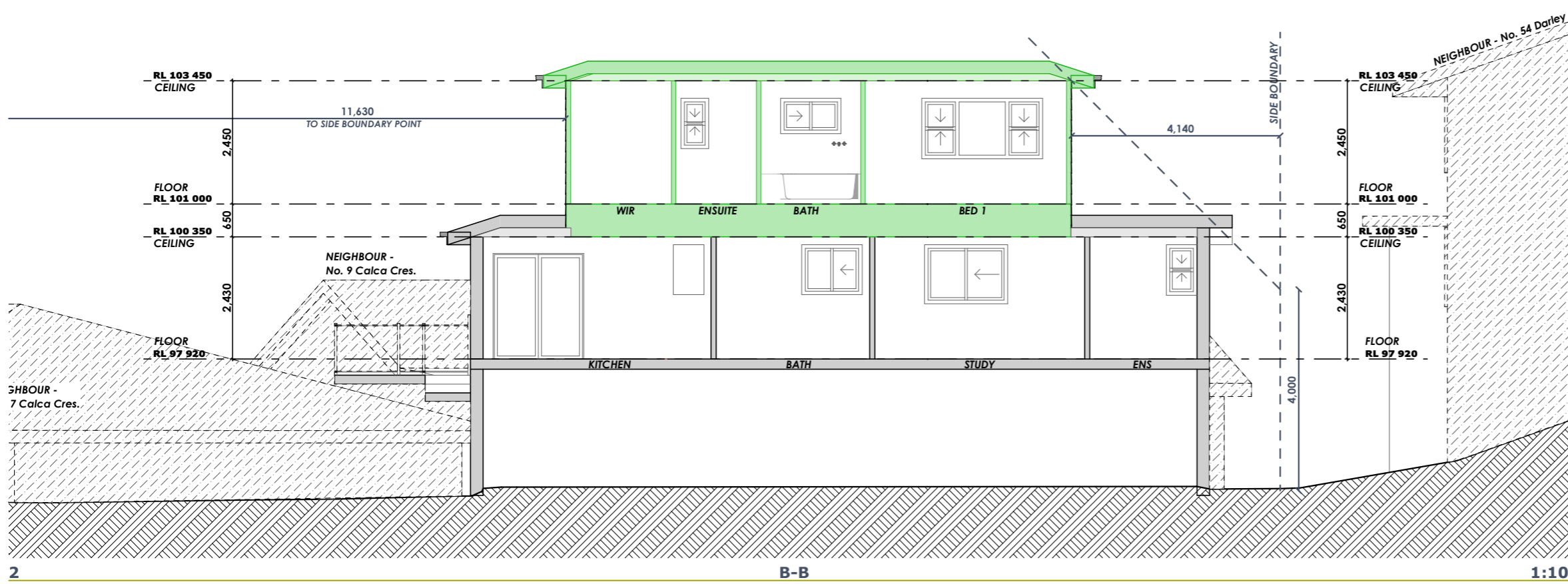
Drawing Title :	ELEVATIONS		
Project Name :	First Floor Addition		
Architect:	Your Style Designer Home Additions		
Status :	DA STAGE	Scale :	1:100
Plot Date :	Tuesday, 24 August 2021	Drawing No. :	10
File Location:	VAN 0321 DA.pln		

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.

SECTIONS (A-A & B-B)



northern beaches
 LOWER RIDGE RL 104 380
 NEIGHBOUR - No. 54 Darley St.
 RL 103 450
THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT DA2021/1540



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 :	DAVID & DENISE VAN ROL
Client Address :	56 DARLEY STREET, KILLARNEY HEIGHTS 2087
Client No. :	VAN 0321 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: VAN 0321 01 DA Included Pages: 1-

Signed..... Date: Tuesday, 24 August 2021
 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: Tuesday, 24 August 2021
 Your Style Designer Home Additions

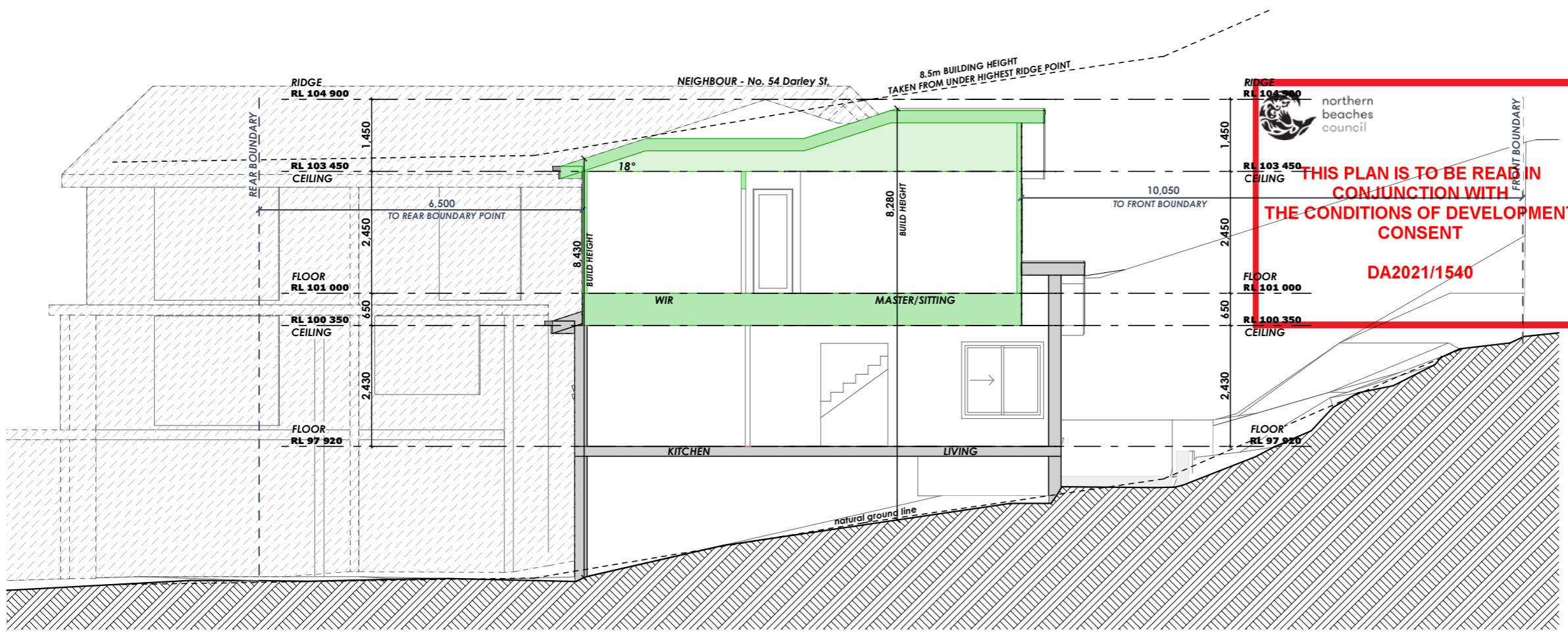
Signed..... Date: Tuesday, 24 August 2021
 Client's signature

Signed..... Date: Tuesday, 24 August 2021
 Client's signature

Drawing Title :	SECTIONS		
Project Name :	First Floor Addition		
Architect:	Your Style Designer Home Additions		
Status :	DA STAGE	Scale :	1:100
Plot Date :	Tuesday, 24 August 2021	Drawing No. :	11
File Location:	VAN 0321 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.

SECTIONS (C-C & D-D)



THIS PLAN IS TO BE READ IN CONJUNCTION WITH THE CONDITIONS OF DEVELOPMENT CONSENT DA2021/1540
 northern beaches council

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 003 918 114
 BUILDER LICENCE • 60007C
 A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD

Client Name :	DAVID & DENISE VAN ROL
Client Address :	56 DARLEY STREET, KILLARNEY HEIGHTS 2087
Client No. :	VAN 0321 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: VAN 0321 01 DA Included Pages: 1-

Signed..... Date: Tuesday, 24 August 2021
 Client's signature

Project Acceptance

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

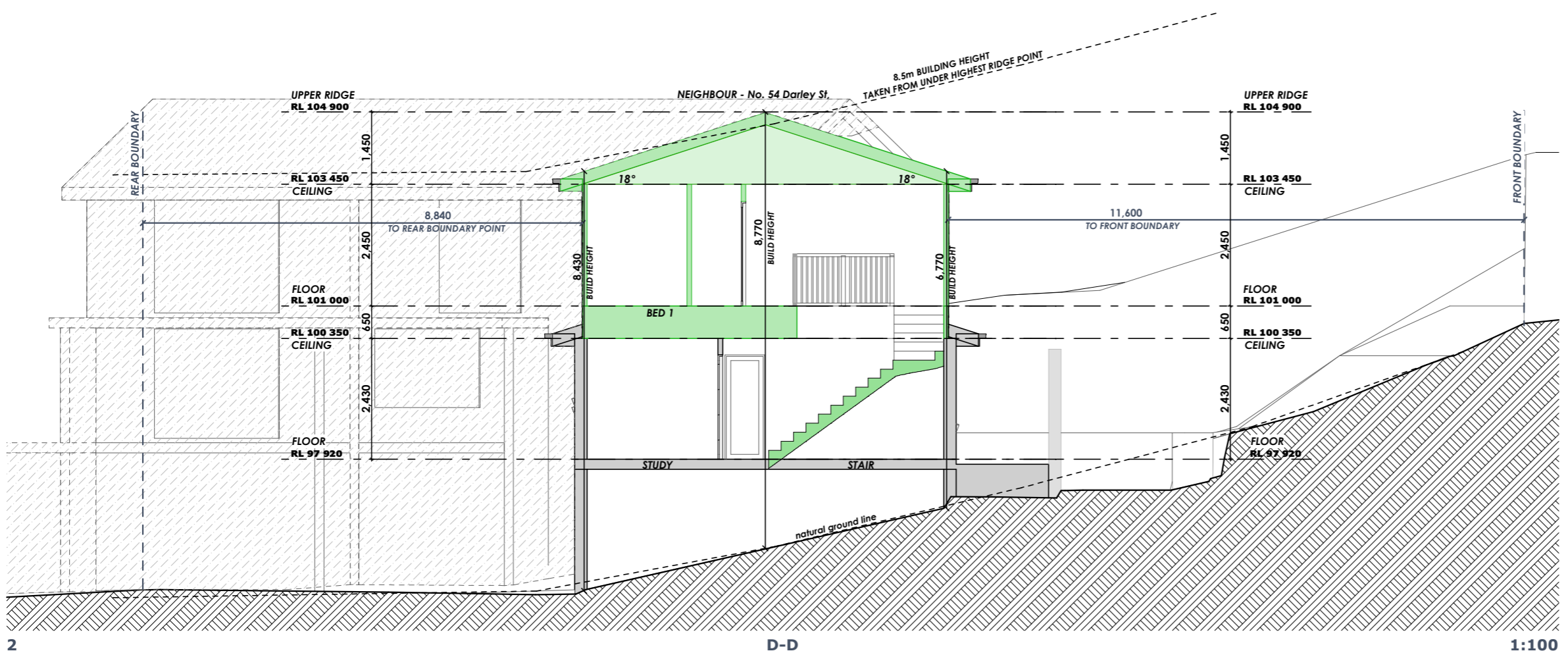
Signed..... Date: Tuesday, 24 August 2021
 Your Style Designer Home Additions

Signed..... Date: Tuesday, 24 August 2021
 Client's signature

Signed..... Date: Tuesday, 24 August 2021
 Client's signature

Drawing Title :	SECTIONS		
Project Name :	First Floor Addition		
Architect:	Your Style Designer Home Additions		
Status :	DA STAGE	Scale :	1:100
Plot Date :	Tuesday, 24 August 2021	Drawing No. :	12
File Location:	VAN 0321 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.



2 D-D 1:100

Client Name :	DAVID & DENISE VAN ROL	Drawing Title :	SCHEDULE OF FINISHES	
Client Address :	56 DARLEY STREET, KILLARNEY HEIGHTS 2087	Drawing No. :	25	DRAWINGS NOT TO SCALE
		Plot Date :	Tuesday, 24 August 2021	
Client No. :	VAN 0321 01 DA	PO BOX 1183 • DEE WHY 2099 TEL : 9938 5611 FAX : 9938 5911 EMAIL : sales@yourstyle.com.au WEB : www.yourstyle.com.au		
Project Name :	First Floor Addition	ABN 92 003 918 116 • ACN 003 918 116 BUILDER LICENCE • 60007C A DIVISION OF TAG TEAM CONSTRUCTIONS PTY LTD		



northern
beaches
council

**THIS PLAN IS TO BE READ IN
CONJUNCTION WITH
THE CONDITIONS OF DEVELOPMENT
CONSENT
DA2021/1540**



EXTERNAL WALLS	COLORBOND - WINDSPRAY
FASCIA	DULUX - LEXICON QUARTER
EAVES	DULUX - LEXICON QUARTER
GUTTERS	COLORBOND - MONUMENT
DOWNPIPES	COLORBOND - WINDSPRAY
ROOF SHEETING	BORAL - GUNMETAL
WINDOWS	PEARL WHITE