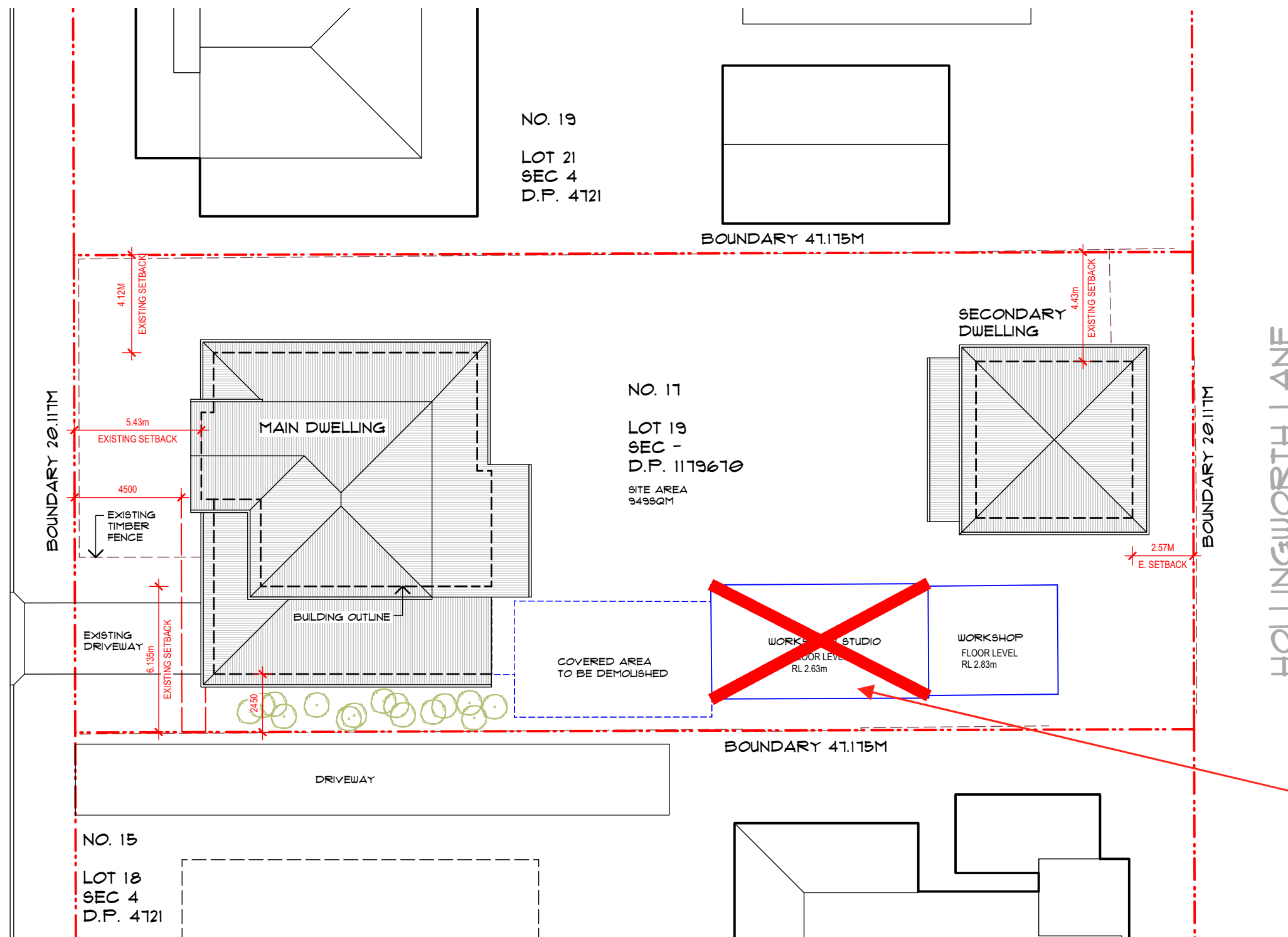


NEW CITY ROAD



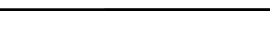
AREA CALCULATIONS

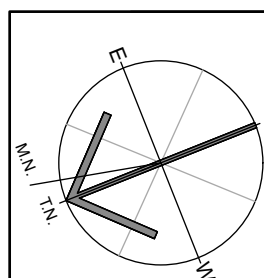
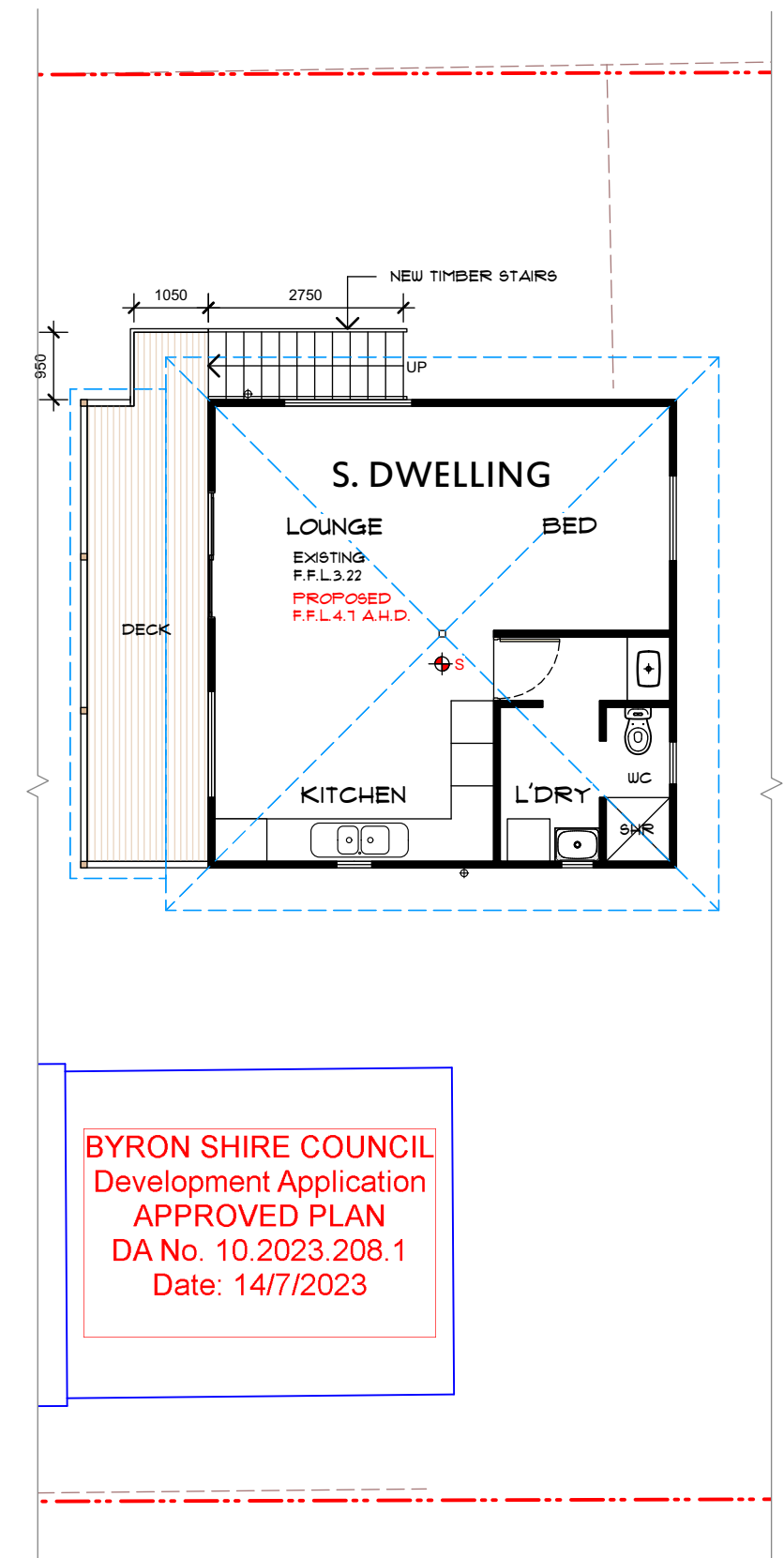
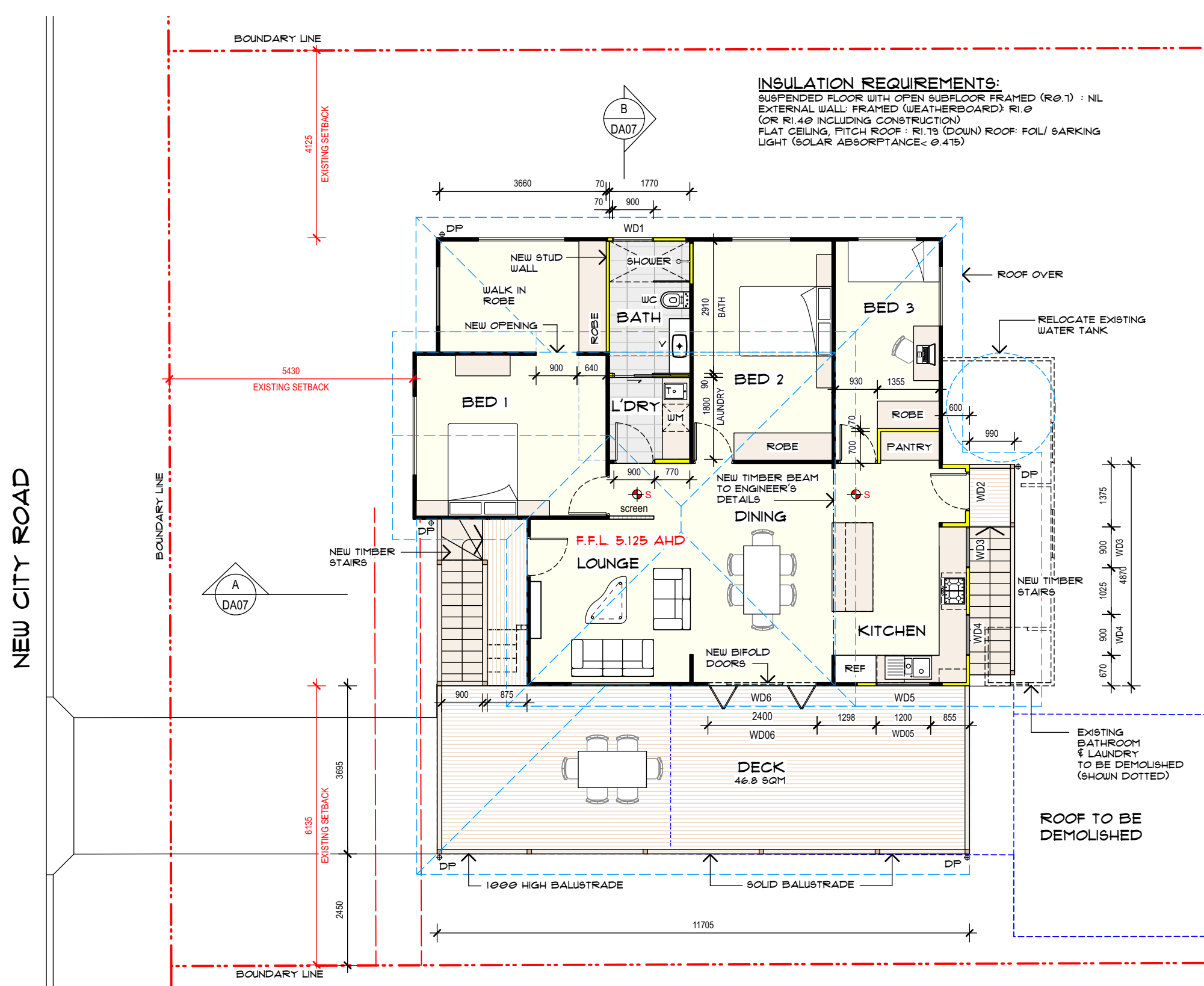
SITE AREA	949sqm
ALLOWED F.S.R.	0.5:1
	474.50sqm
MAIN DWELLING	
EXISTING FLOOR AREA	117.2sqm
PROPOSED FIRST FLOOR	104sqm
PROPOSED LOWER FLOOR	0sqm
DECK AREA	46.8sqm
ROOF AREA	186sqm
SECONDARY DWELLING	
EXISTING FLOOR AREA	41.21sqm
PROPOSED FLOOR AREA	41.21sqm
DECK	11.88sqm

BYRON SHIRE COUNCIL
Development Application
APPROVED PLAN
DA No. 10.2023.208.1
Date: 14/7/2023

Not approved under the
consent to DA
10.2023.208.1

SITE PLAN 1:200

	NOTES: Do not scale from the drawings. Written dimensions shall take precedence over scale. Builder to verify dimensions on site prior to the commencement of construction. Luis Cristia to be notified of any discrepancies prior to construction			Project: PROPOSED ALTERATIONS AND ADDITIONS (HOUSE RAISING) AT 17 NEW CITY ROAD, MULLUMBIMBY NSW 2482 LOT 19 SEC. - D.P. 1179670	Drawing Title: SITE PLAN LUIS CRISTIA DESIGNS P.O. BOX 774 MULLUMBIMBY NSW 2482 MOBILE 0403 564 721 EMAIL: luisc@bigpond.com	Scale: 1:200 @ A3	Drawn: LC		
	Issue					Date: 30.05.2023	Dwg. No.: DA01		
	Revision					Issue: DA			
	Date								



NOTES:

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Issue	Revision	Date

Project:

**PROPOSED ALTERATIONS AND
ADDITIONS (HOUSE RAISING) AT
17 NEW CITY ROAD,
MULLUMBIMBY NSW 2482
LOT 19 SEC. - D.P. 1179670**

Drawing Title:

PROPOSED FIRST FLOOR PLAN

LUIS CRISTIA DESIGNS

P.O. BOX 774 MULLUMBIMBY NSW 2482
MOBILE 0403 564 721
EMAIL: luisc@bigpond.com

Scale:

1:100 @ A3

Date:

30.05.2023

Issue:

DA

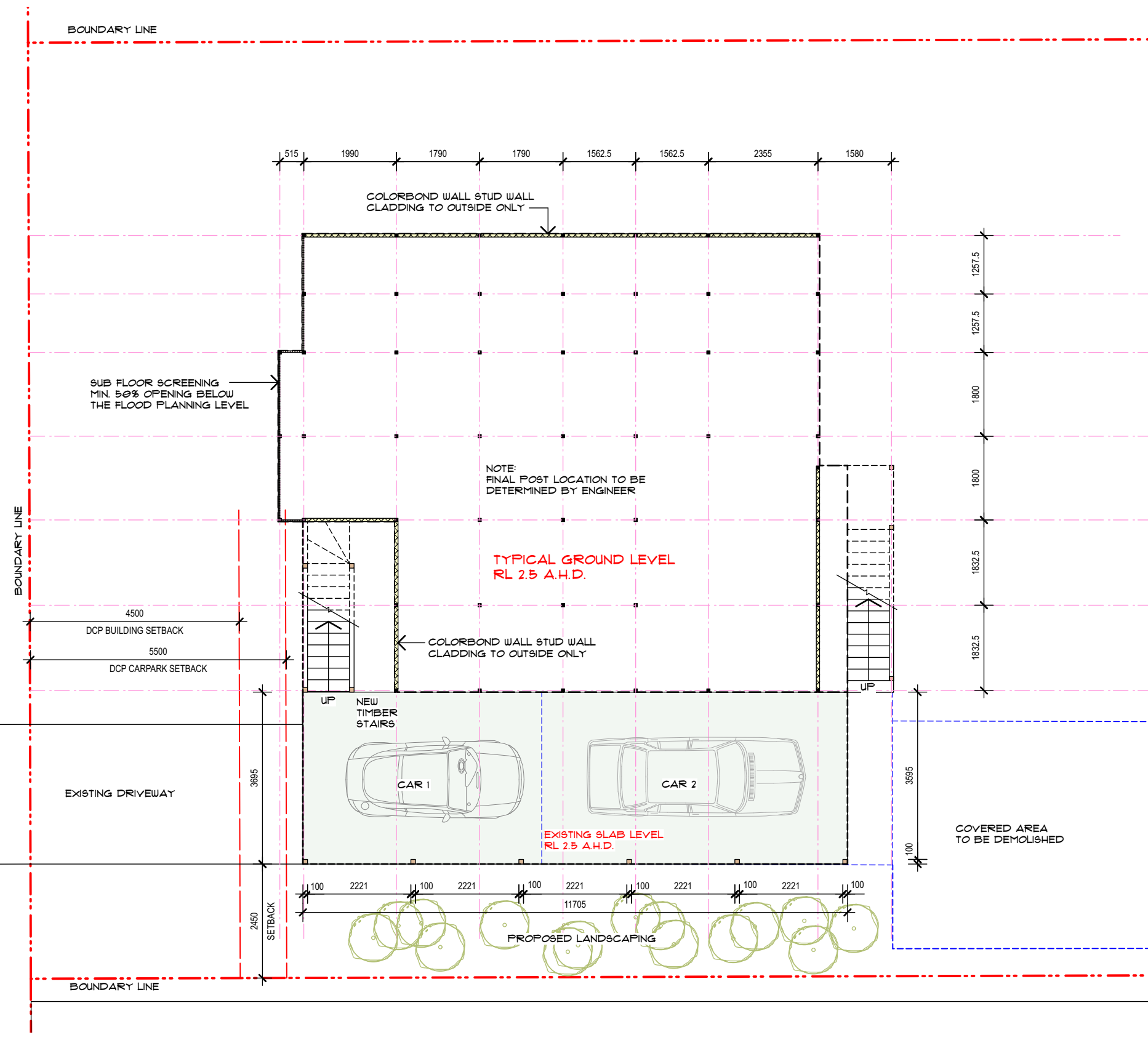
Drawn:

LC

Dwg. No.:

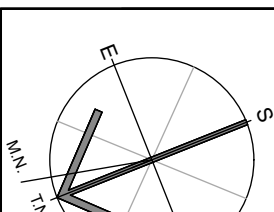
DA04

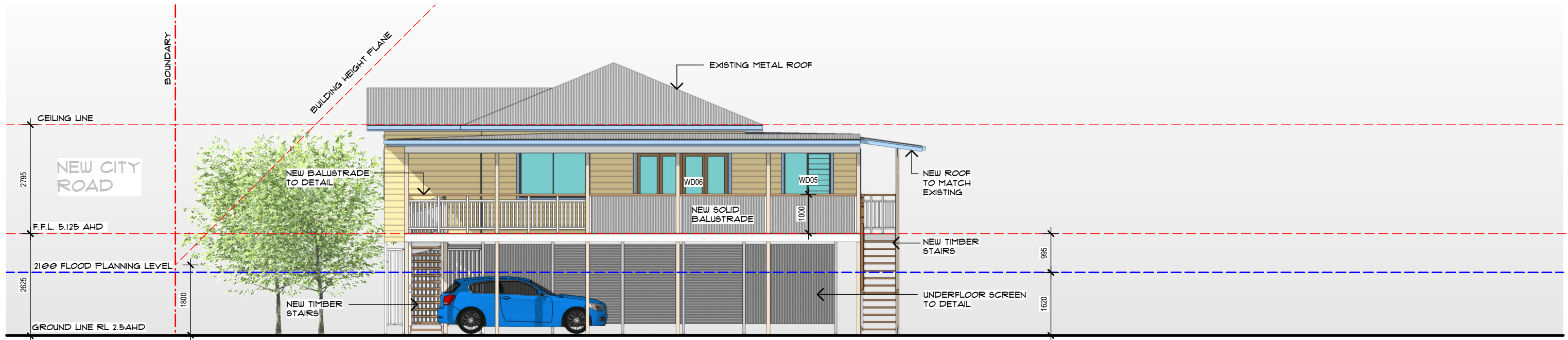
NEW CITY ROAD



BYRON SHIRE COUNCIL
Development Application
APPROVED PLAN
DA No. 10.2023.208.1
Date: 14/7/2023

PROPOSED LOWER FLOOR PLAN 1:100

	NOTES: Do not scale from the drawings. Written dimensions shall take precedence over scale. Builder to verify dimensions on site prior to the commencement of construction. Luis Cristia to be notified of any discrepancies prior to construction			Project: PROPOSED ALTERATIONS AND ADDITIONS (HOUSE RAISING) AT 17 NEW CITY ROAD, MULLUMBIMBY NSW 2482 LOT 19 SEC. - D.P. 1179670	Drawing Title: PROPOSED LOWER FLOOR PLAN LUIS CRISTIA DESIGNS P.O. BOX 774 MULLUMBIMBY NSW 2482 MOBILE 0403 564 721 EMAIL: luisc@bigpond.com	Scale: 1:100 @ A3	Drawn: LC		
						Date: 30.05.2023	Dwg. No.: DA05		
						Issue: DA			

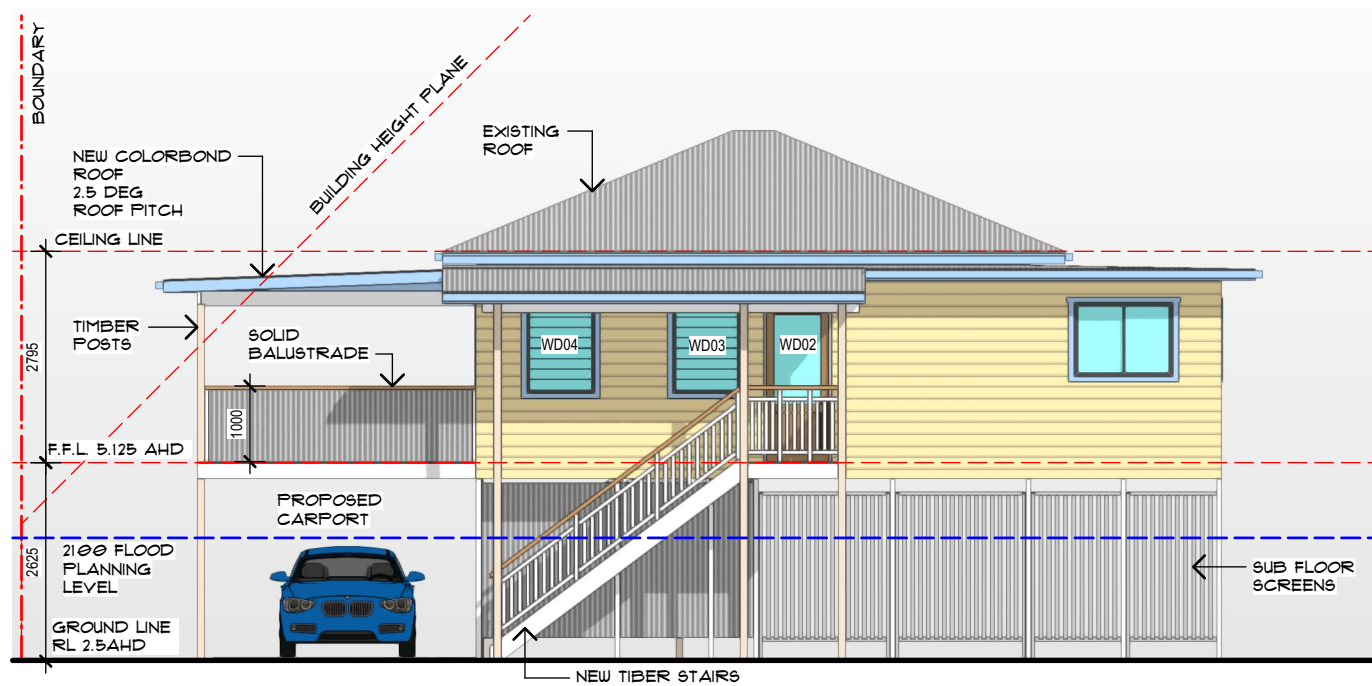


WEST ELEVATION 1:100

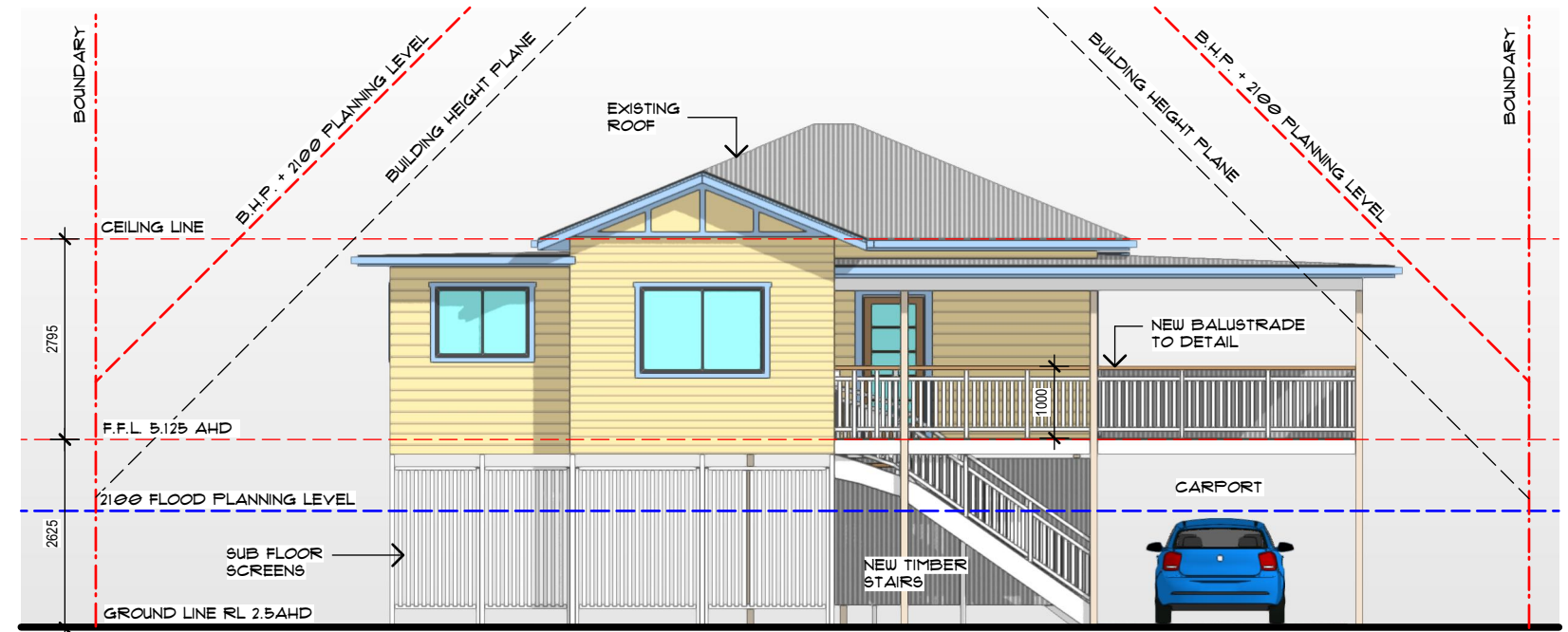
BYRON SHIRE COUNCIL
Development Application
APPROVED PLAN
DA No. 10.2023.208.1
Date: 14/7/2023

INSULATION REQUIREMENTS:
SUSPENDED FLOOR WITH OPEN SUBFLOOR FRAMED (R0.1) : NIL
EXTERNAL WALL: FRAMED (WEATHERBOARD): R1.0
(OR R1.40 INCLUDING CONSTRUCTION)
FLAT CEILING, PITCH ROOF : R1.19 (DOWN) ROOF: FOIL/ SARKING
LIGHT (SOLAR ABSORPTANCE< 0.415)

COLOUR FINISH SCHEDULE:
ROOF: COLORBOND (EXISTING)
GUTTERS: COLORBOND (EXISTING)
WALLS: WEATHERBOARD PAINT FINISH
UNDER FLOOR SCREENS: TIMBER / COLORBOND
WINDOWS: TO MATCH EXISTING



SOUTH ELEVATION 1:100



NORTH ELEVATION 1:100 NEW CITY RD

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Issue	Revision	Date

Project:
PROPOSED ALTERATIONS AND ADDITIONS (HOUSE RAISING) AT 17 NEW CITY ROAD, MULLUMBIMBY NSW 2482 LOT 19 SEC. - D.P. 1179670

Drawing Title:
ELEVATIONS- PROPOSED
LUIS CRISTIA DESIGNS
P.O. BOX 774 MULLUMBIMBY NSW 2482
MOBILE 0403 564 721
EMAIL: luisc@bigpond.com

Scale:
1:100 @ A3
Date:
30.05.2023
Issue:
DA

Drawn:
LC
Dwg. No.:
DA06



BYRON SHIRE COUNCIL
Development Application
APPROVED PLAN
DA No. 10.2023.208.1
Date: 14/7/2023

<div>NOTES:</div> <div>Do not scale from the drawings. Written dimensions shall take precedence over scale. Builder to verify dimensions on site prior to the commencement of construction. Luis Cristia to be notified of any discrepancies prior to construction</div>	Issue	Revision	Date	<div>Project:</div> <div>PROPOSED ALTERATIONS AND ADDITIONS (HOUSE RAISING) AT 17 NEW CITY ROAD, MULLUMBIMBY NSW 2482 LOT 19 SEC. - D.P. 1179670</div>	<div>Drawing Title:</div> <div>PROPOSED S.D. ELEVATIONS & SEC</div> <div>LUIS CRISTIA DESIGNS</div> <div>P.O. BOX 774 MULLUMBIMBY NSW 2482</div> <div>MOBILE 0403 564 721</div> <div>EMAIL: luisc@bigpond.com</div>	Scale:	1:100 @ A3	Drawn:	LC
						Date:	30.05.2023	Dwg. No.:	DA08
						Issue:	DA		