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JONSON STREET MIXED USED DEVELOPMENT

137-139 JONSON STREET & 3 BROWNING STREET, BYRON BAY

PREPARED FOR: JGD DEVELOPMENTS

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1	15.08.2017	DEVELOPMENT APPLICATION	JM

No	Date	Description	By
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CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT

137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
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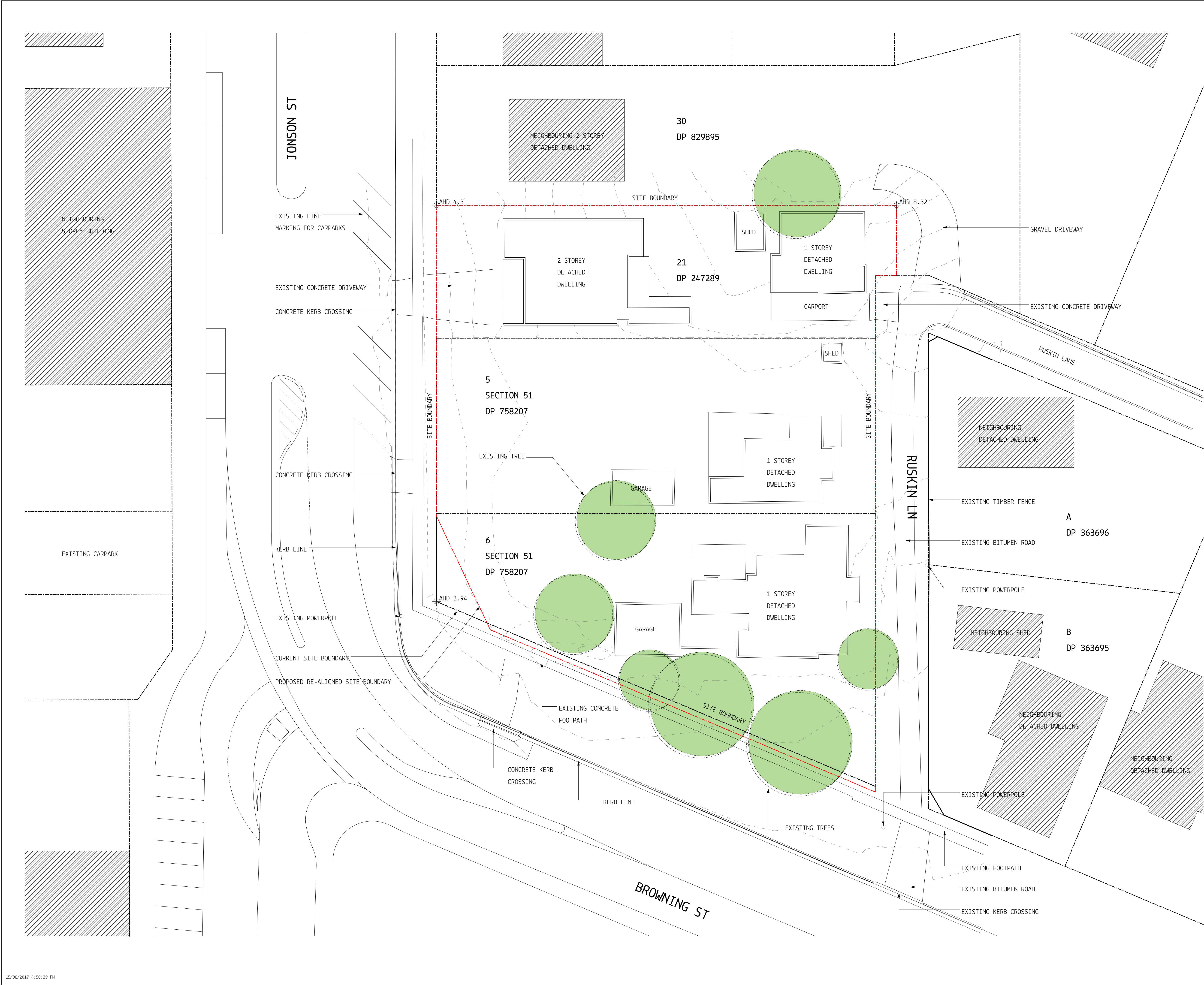
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170102

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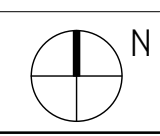


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1	15.08.2017	DEVELOPMENT APPLICATION	JM
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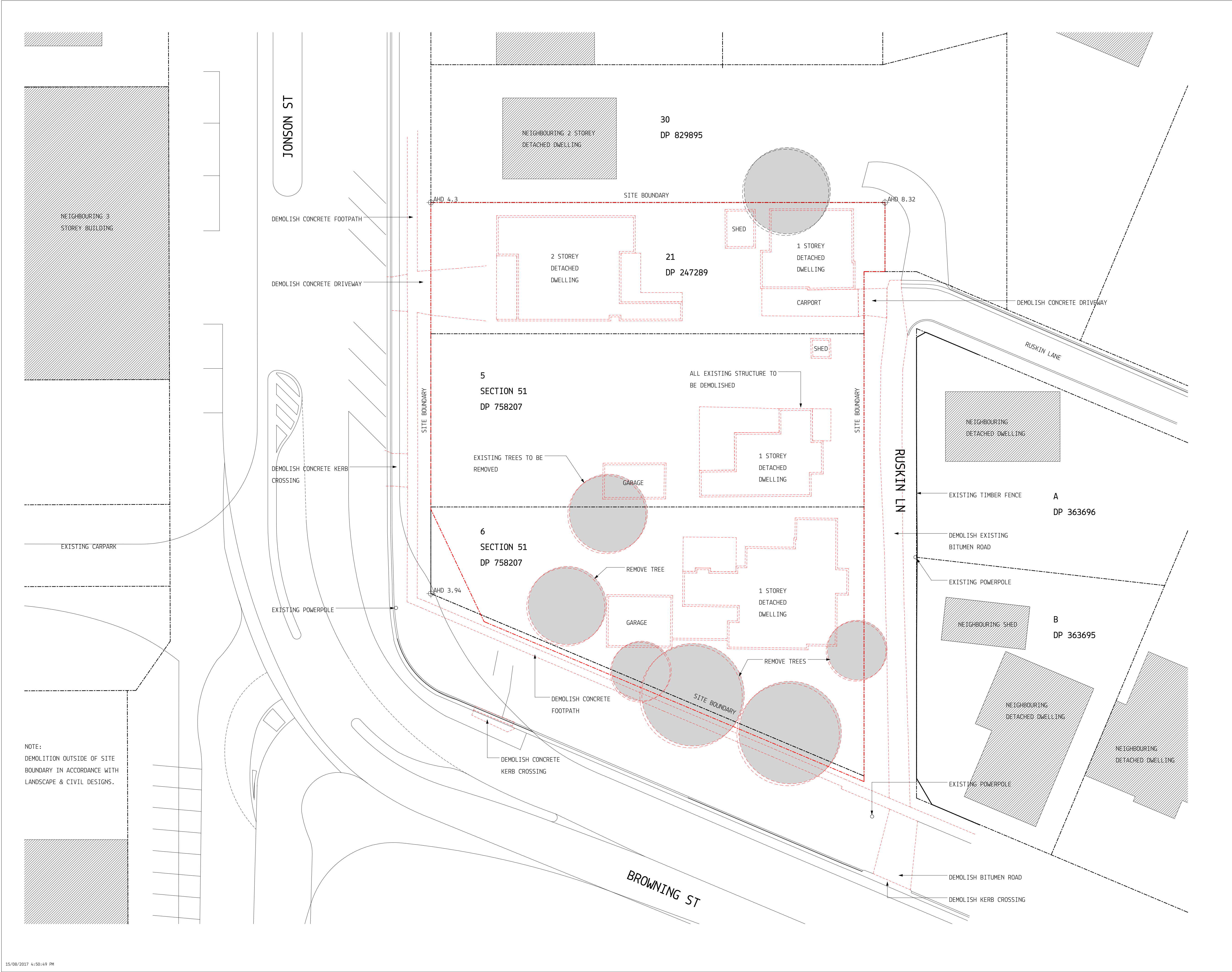


PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
SITE PLAN -EXISTING

SCALE: @ A1	PROJECT No:
1 : 200	170102
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137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

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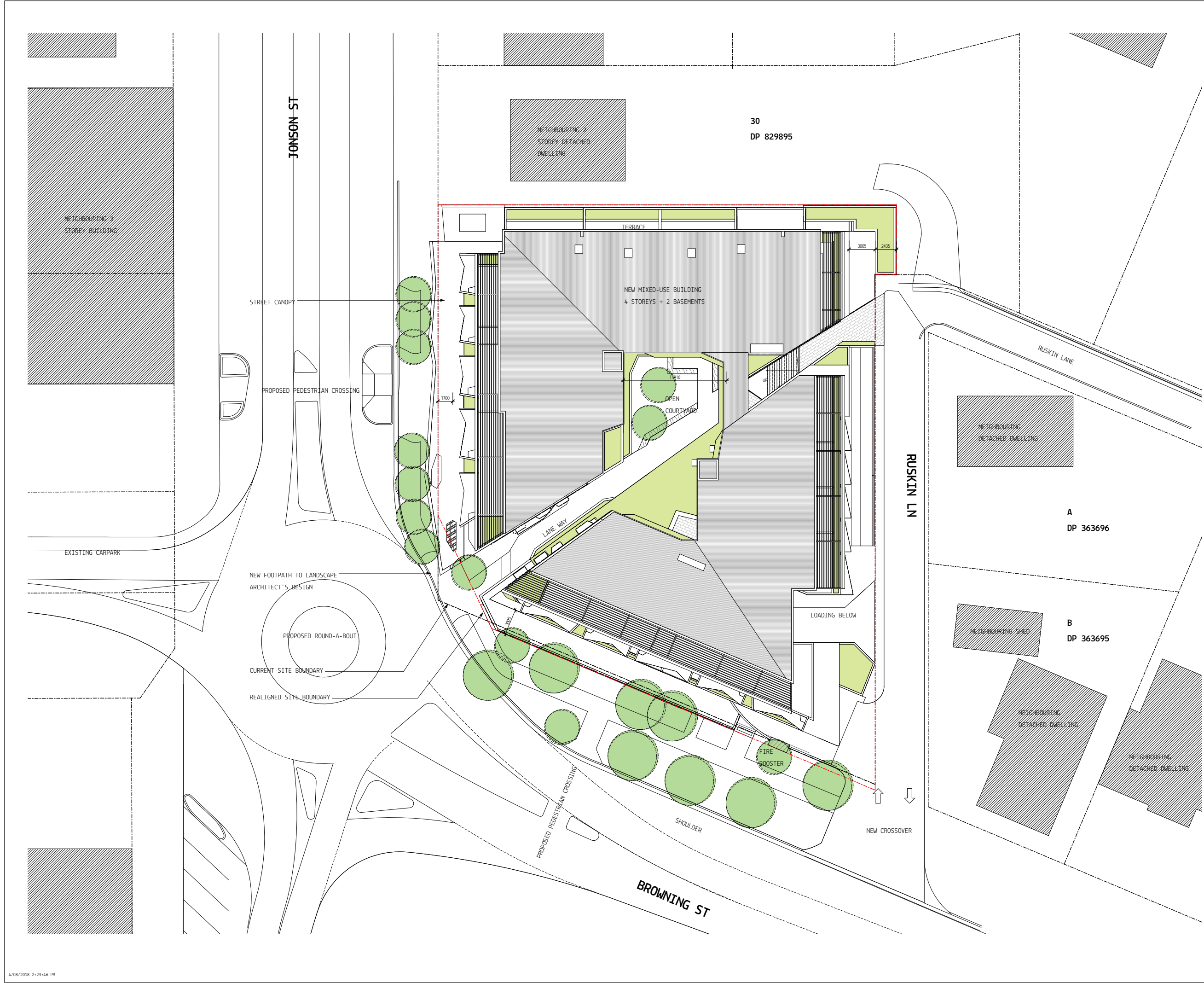
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1 : 200	170102	
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JONSON STREET MIXED USED
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137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

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SITE PLAN - PROPOSED

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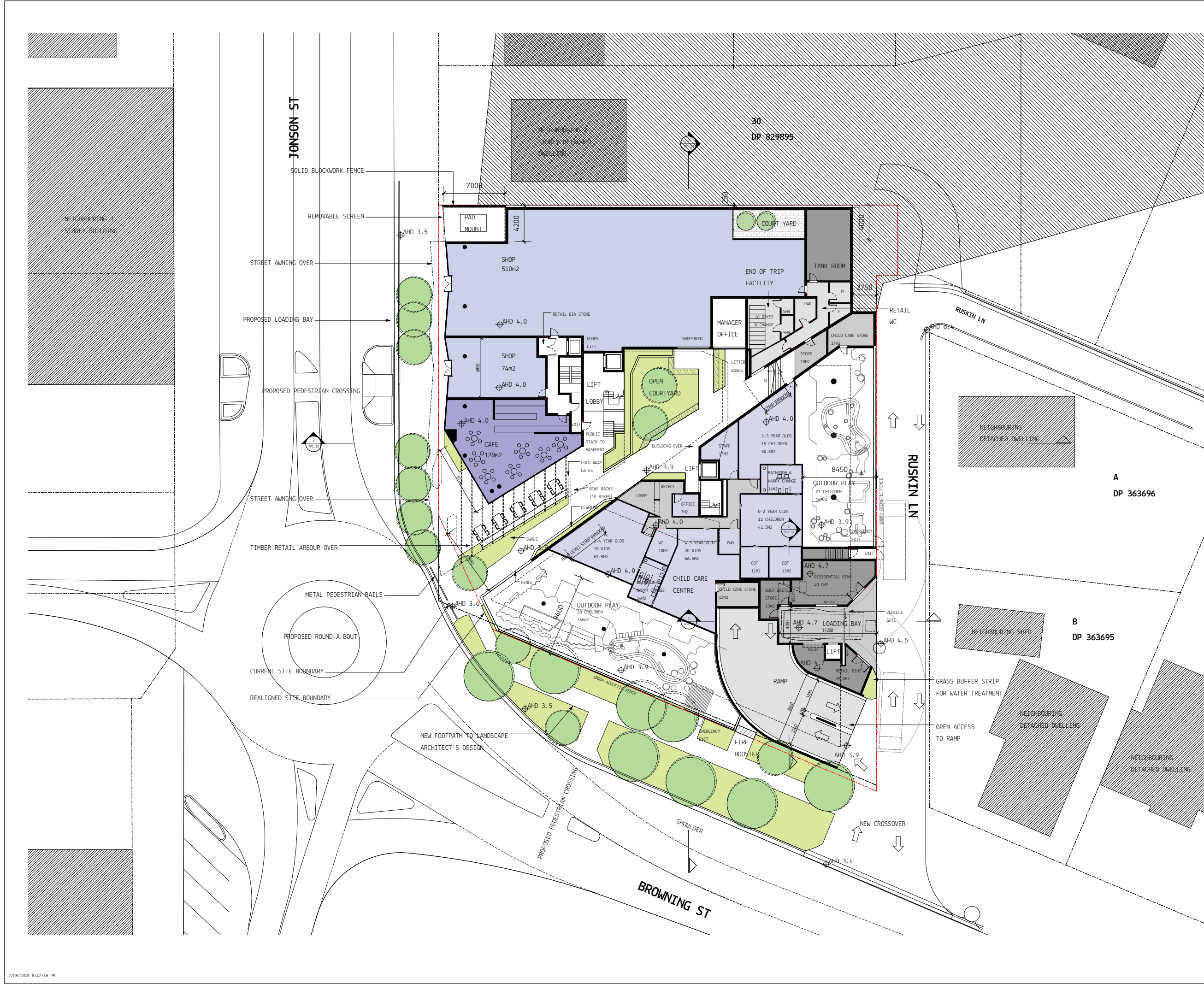
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KEY

- CAFE
- SHOP
- CHILD CARE
- SHOP TOP HOUSING
- SERVICED APARTMENTS

PRELIMINARY

No	Date	Description	By
5	06.08.2018	DA RFI	JM
4	28.02.2018	DA RFI	JM
3	30.01.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

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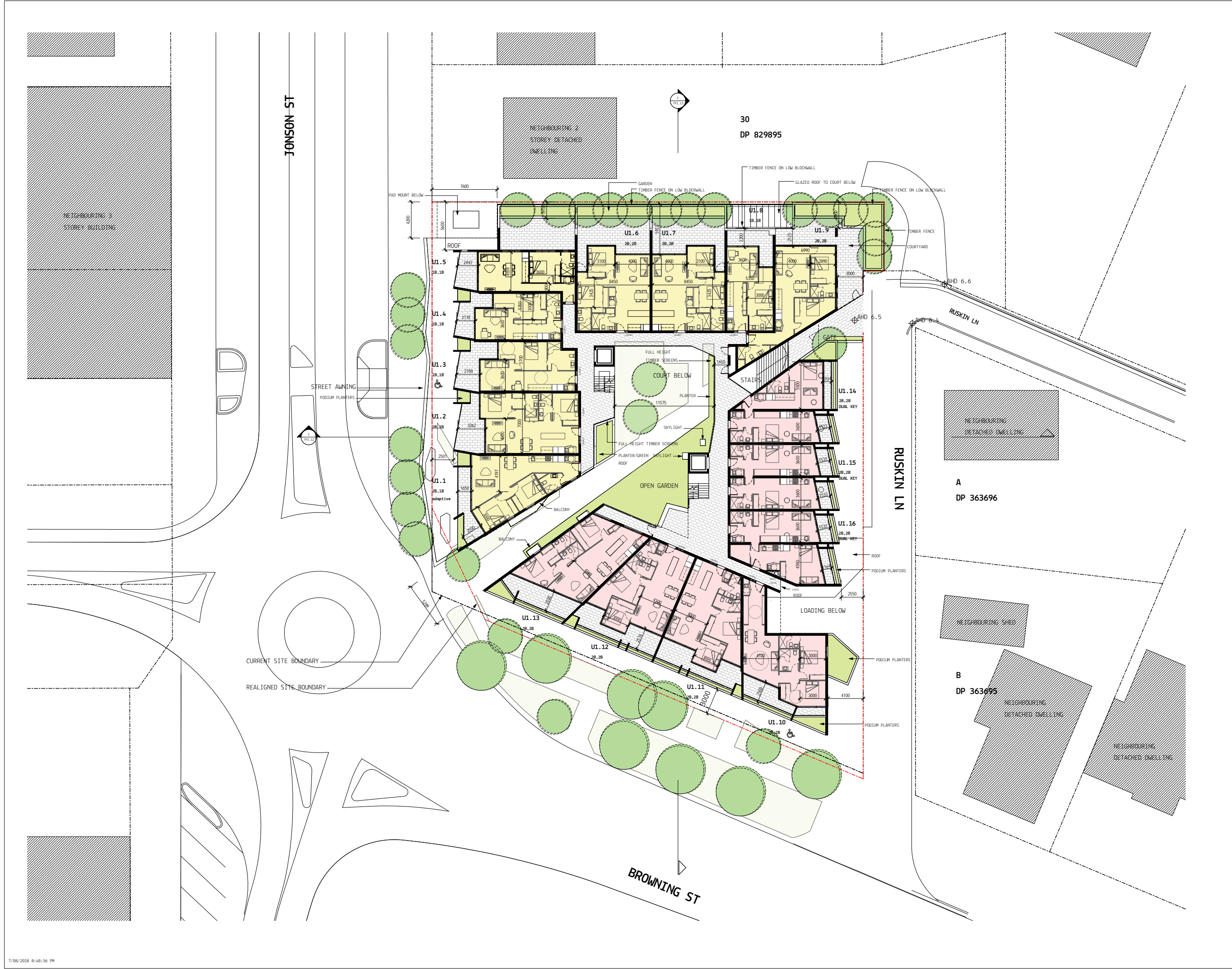
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DRAWING TITLE
GROUND LEVEL

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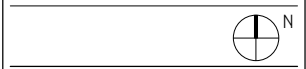
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- KEY
- CAFE
 - SHOP
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4	28.02.2018	DA RFI	JM
3	30.01.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
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PROJECT TITLE
JONSON STREET MIXED USED
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LEVEL 1

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3	28.02.2018	DA RFI	3M
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LEVEL 2

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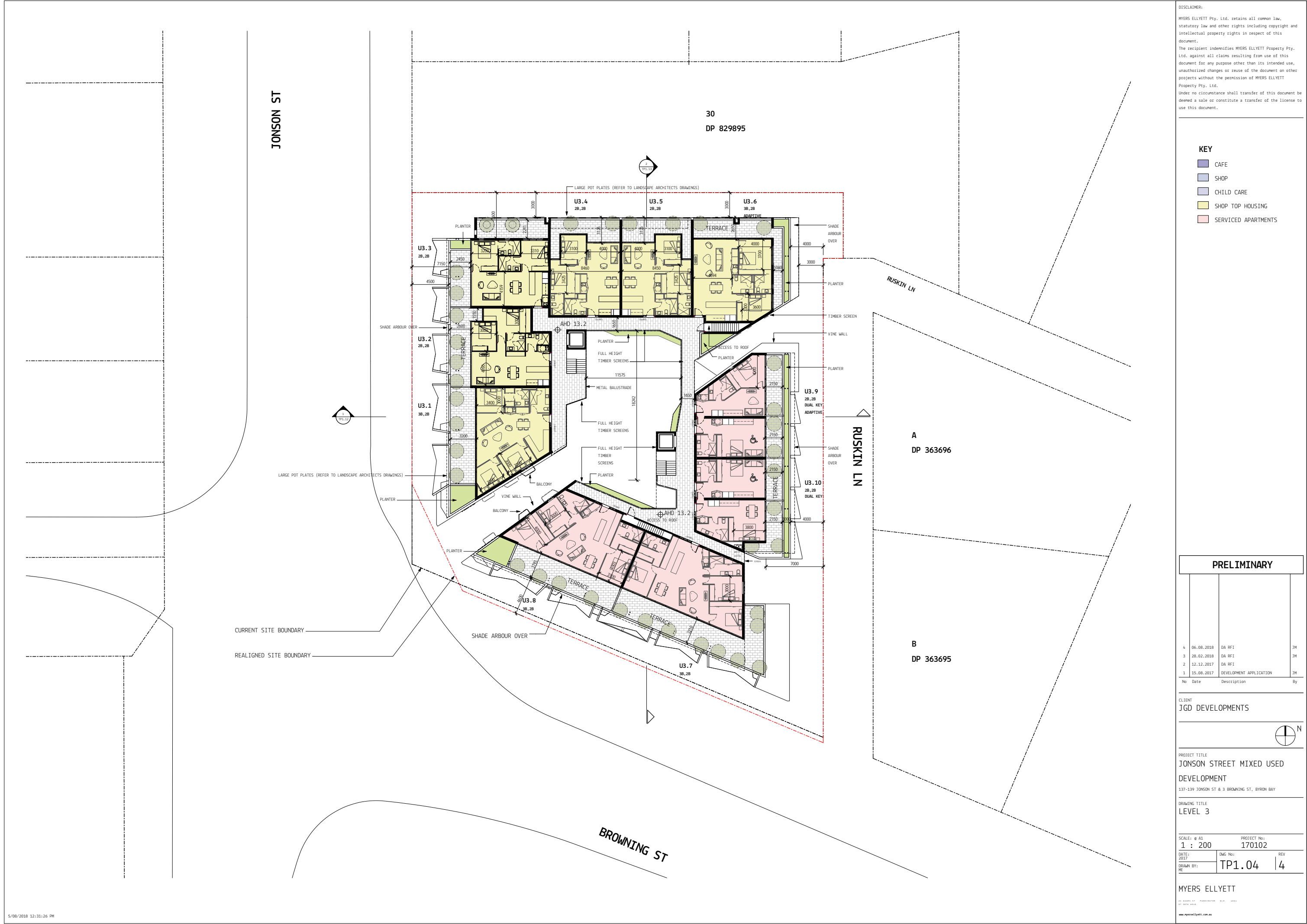
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KEY

- CAFE
- SHOP
- CHILD CARE
- SHOP TOP HOUSING
- SERVICED APARTMENTS

PRELIMINARY

4	06.08.2018	DA RF1	3M
3	28.02.2018	DA RF1	3M
2	12.12.2017	DA RF1	
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PROJECT TITLE
JONSON STREET MIXED USED
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DRAWING TITLE
LEVEL 3

SCALE: @ A1
1 : 200

PROJECT No:
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REV 4

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PRELIMINARY			
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3	28.02.2018	DA RF1	JM
2	12.12.2017	DA RF1	
1	15.08.2017	DEVELOPMENT APPLICATION	JM

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**JONSON STREET MIXED USED
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PROJECT No:
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137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ROOF PLAN

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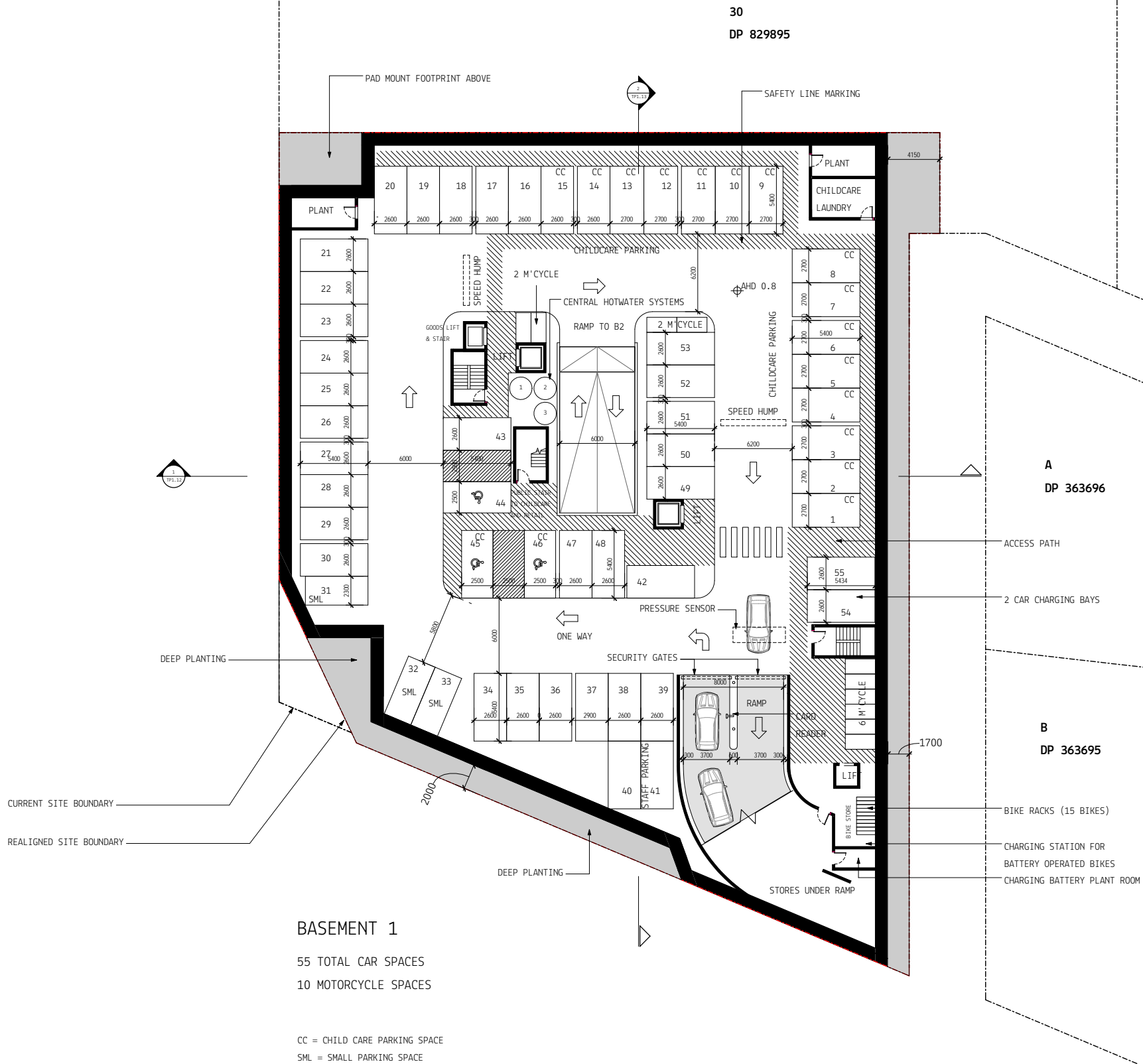
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2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM
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PROJECT TITLE:
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DEVELOPMENT

137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
BASEMENT 1

SCALE: @ A1
1 : 200

PROJECT No:
170102

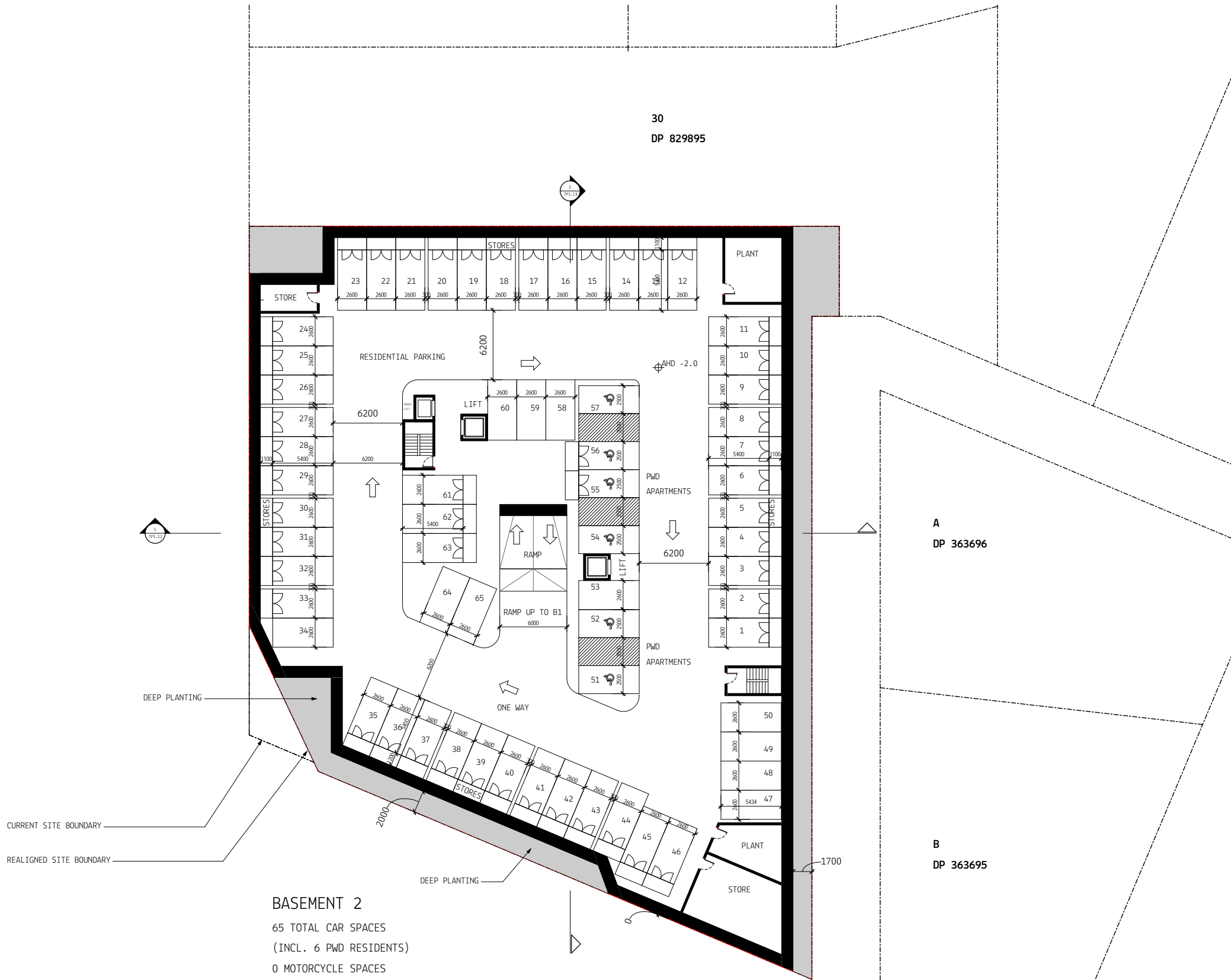
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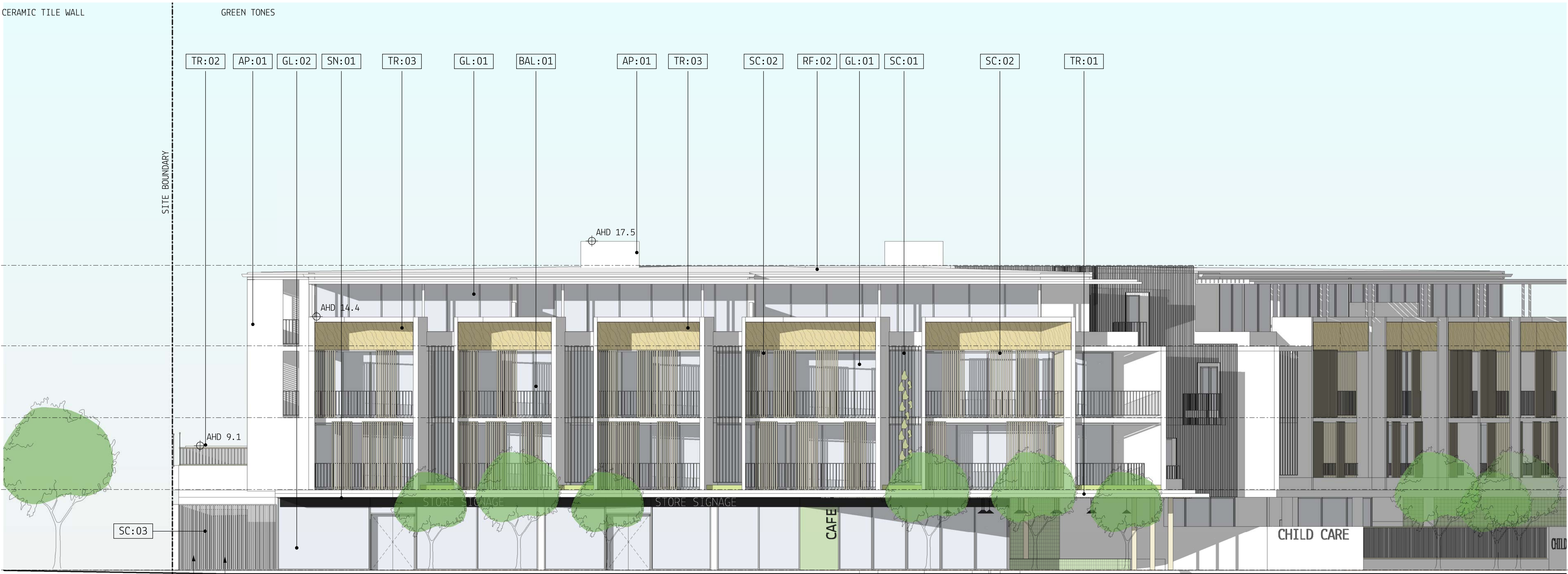
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1	15.08.2017	DEVELOPMENT APPLICATION	JM
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JONSON STREET MIXED USED DEVELOPMENT			
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY			
DRAWING TITLE			
BASEMENT 2			
SCALE: @ A1		PROJECT No:	
1 : 200		170102	
DATE:	DWG No:	REV	
2017	TP1.07	4	
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MATERIAL LEGEND

CODE:	DESCRIPTION:	COLOUR:
AP:01	RENDER TYPE 1	WHITE
AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
RF:02	METAL ROOF	PROFILED ZINCALUME
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



1 PROPOSED WEST ELEVATION
SCALE 1 : 100

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3	28.02.2018	DA RF1	JM
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1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

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JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ELEVATION - WEST

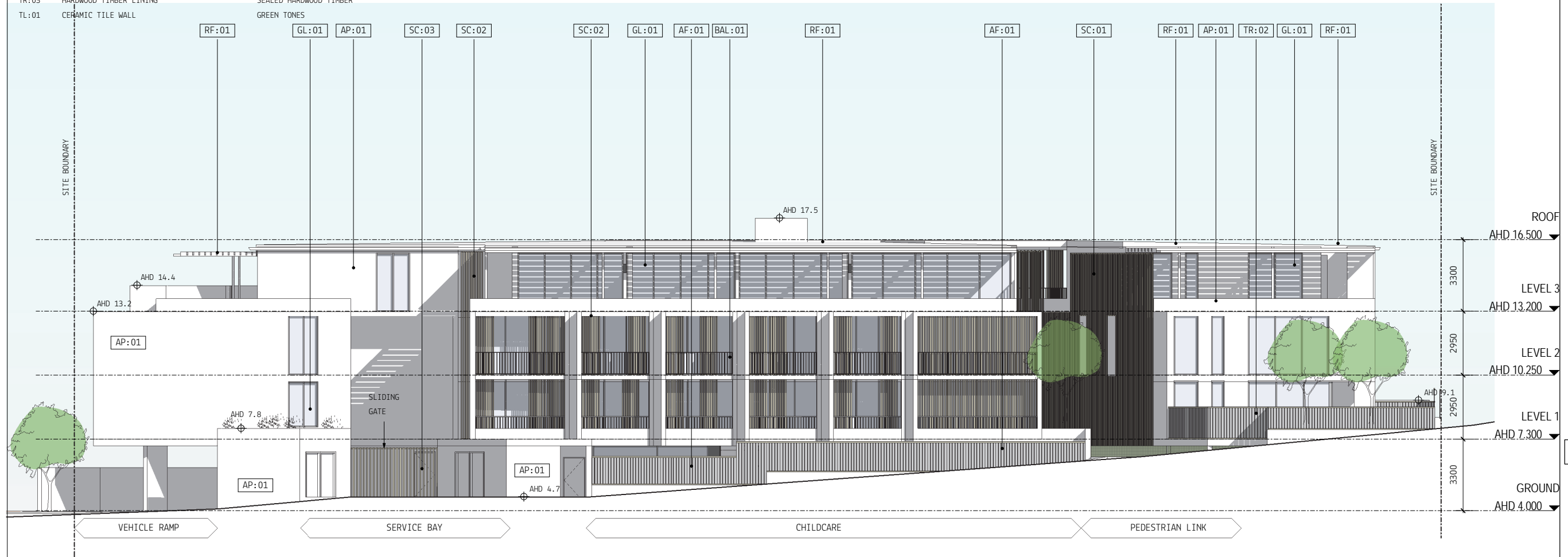
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DATE: 2017	DWG No: TP1.08
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AWN:01	STREET AWNING	WHITE TINTED CONCRETE
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SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
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SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



1 PROPOSED EAST ELEVATION
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4	06.08.2018	DA RFI	JM
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JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ELEVATION - EAST

SCALE: @ A1 PROJECT No:
1 : 100 170102

DATE: 2017	DWG No:	REV
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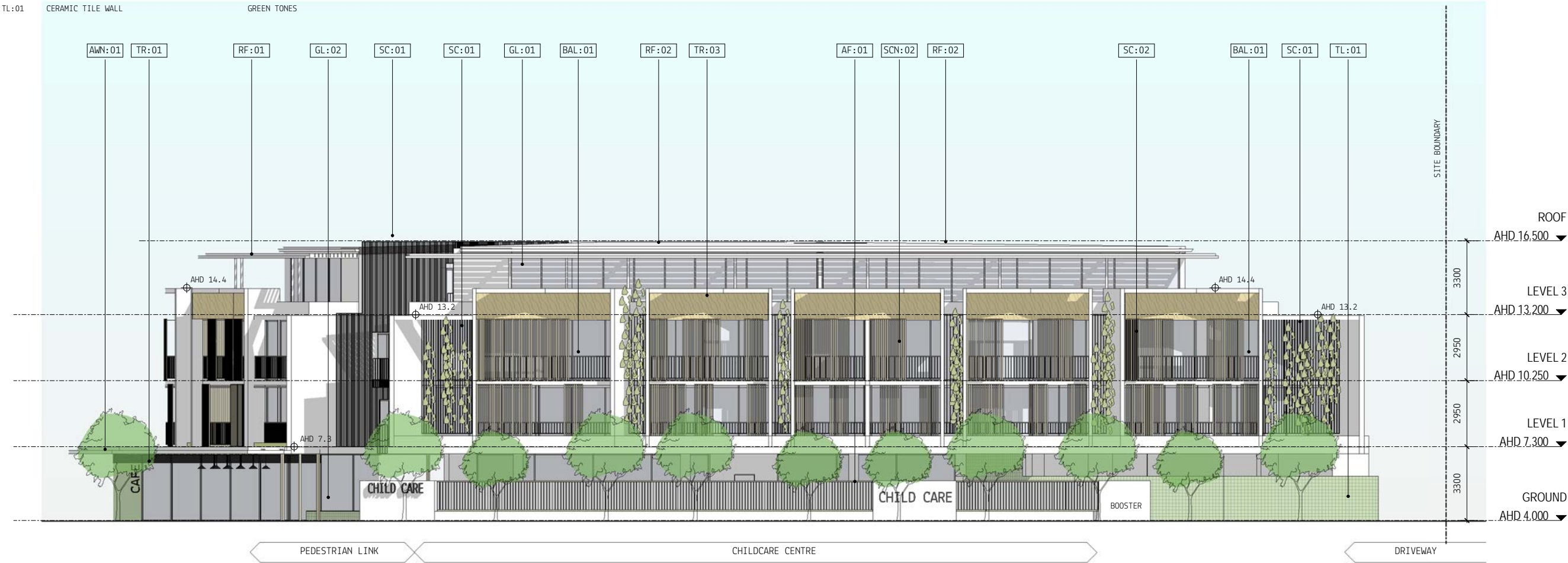
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AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
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SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



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PRELIMINARY

No	Date	Description	By
5	06.08.2018	DA RFI	JM
4	28.02.2018	DA RFI	JM
3	30.01.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ELEVATION - SOUTH

SCALE: @ A1
1 : 100

PROJECT No:
170102

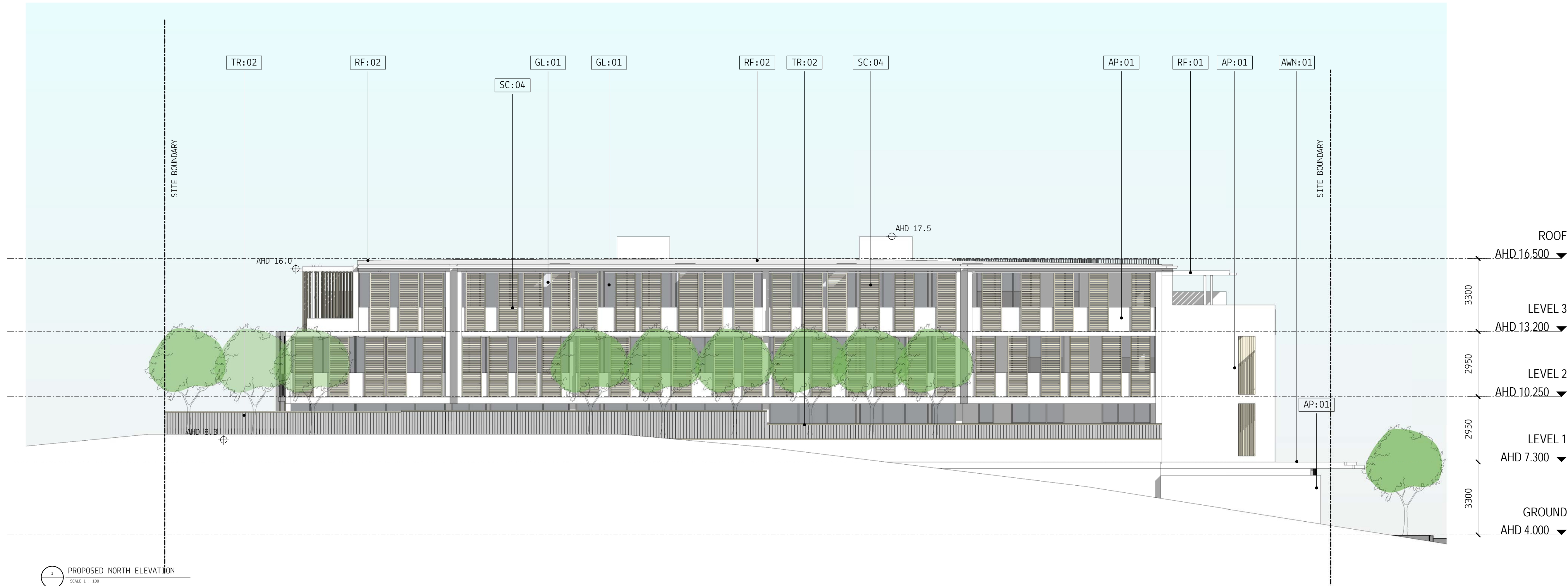
DATE:	DWG No:	REV
2017	TP1.10	5

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ST 10TH FLOOR
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MATERIAL LEGEND

CODE:	DESCRIPTION:	COLOUR:
AP:01	RENDER TYPE 1	WHITE
AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
RF:02	METAL ROOF	PROFILED ZINCALUME
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



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No	Date	Description	By
3	28.02.2018	DA RF1	JM
2	12.12.2017	DA RF1	
1	15.08.2017	DEVELOPMENT APPLICATION	JM

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ELEVATION - NORTH

SCALE: @ A1
1 : 100

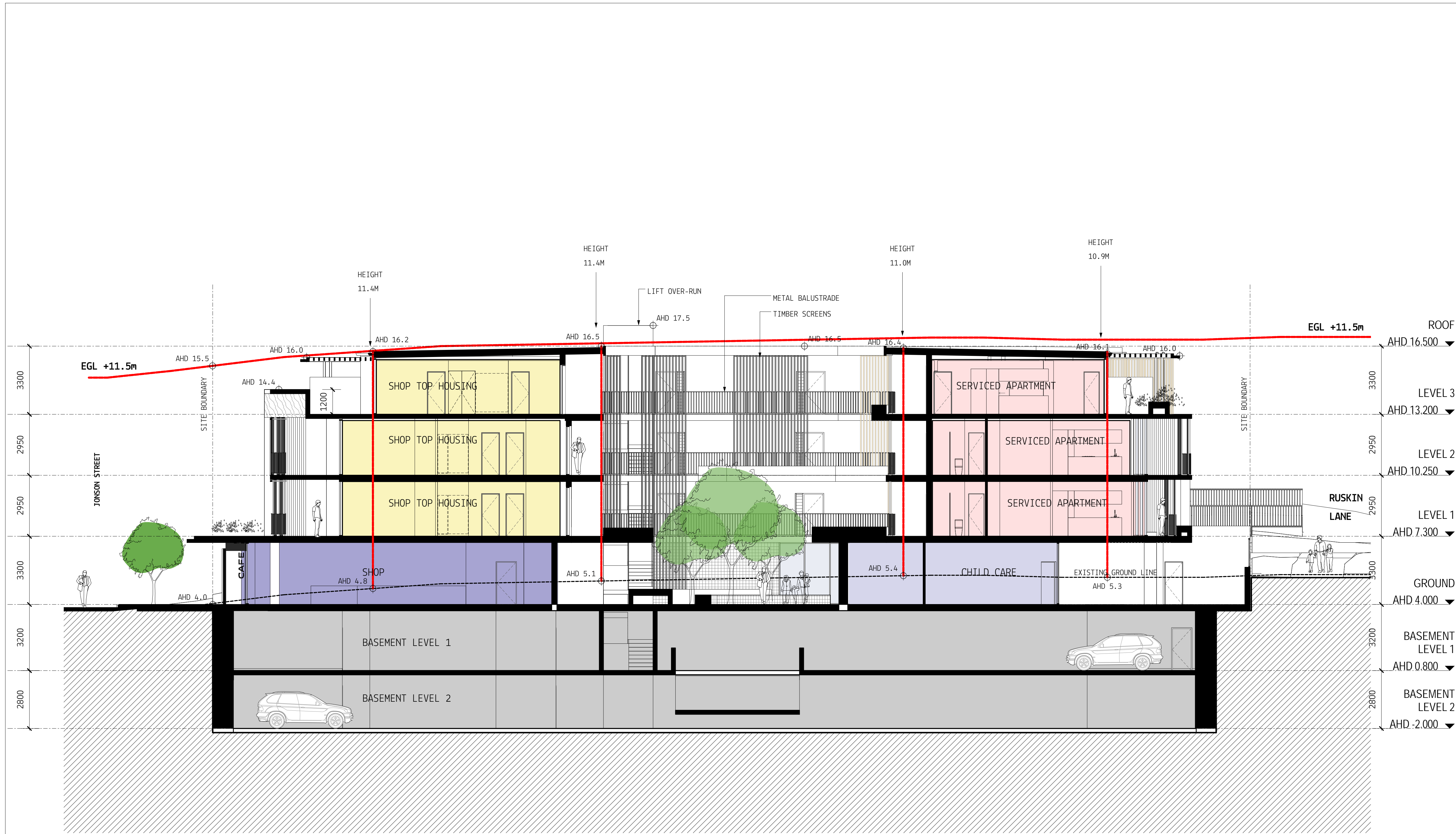
PROJECT No:
170102

DATE:	ENG No:	REV
2017	TP1.11	3
DRAWN BY:	ME	

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SECTION 01
SCALE 1 : 100

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PRELIMINARY

3	28.02.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

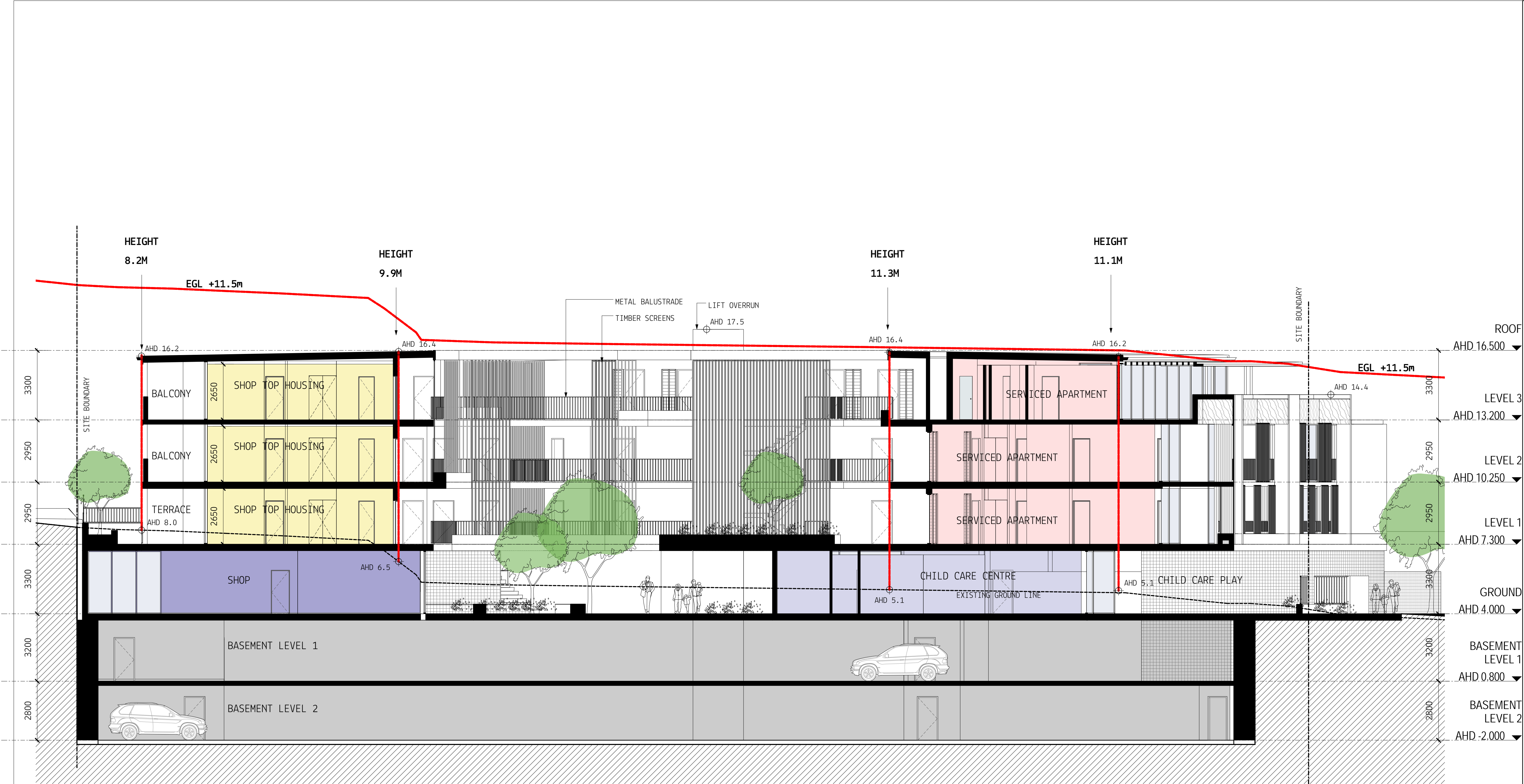
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SECTION 01

SCALE: Ø A1 1 : 100	PROJECT No: 170102
DATE: 02/17/17	DWG No: TP1.12
DRAWN BY: AUTOCAD	REV 3

MYERS ELLYETT

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BYRON BAY

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KEY

- CAFE
- SHOP
- CHILD CARE
- SHOP TOP HOUSING
- SERVICED APARTMENTS

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3	28.02.2018	DA RFI	JM
2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM

No Date Description By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
SECTION 02

SCALE: @ A1 PROJECT No:
As indicated 170102

DATE: 02/17/17	DWG No: TP1.13	REV 3
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BY JGD DEVELOPMENTS

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MATERIAL LEGEND

CODE:	DESCRIPTION:	COLOUR:
AP:01	RENDER TYPE 1	WHITE
AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES

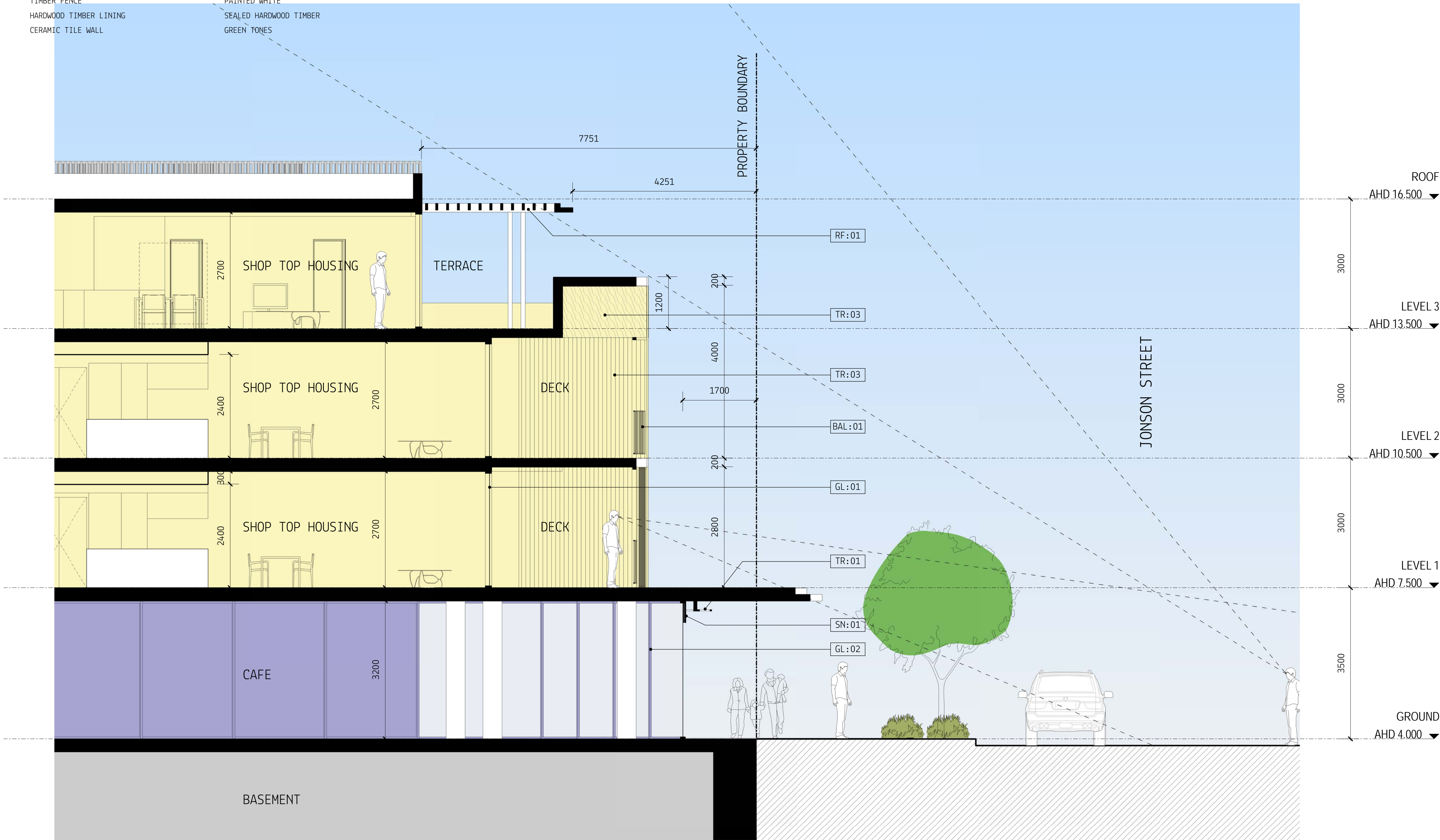


2 KEYPLAN_01
SCALE: 1:750

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KEY

- CAFE
- SHOP
- CHILD CARE
- SHOP TOP HOUSING
- SERVICED APARTMENTS



1 STREETSCAPE SECTION 01
SCALE: 1:50

DA ISSUE

1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
STREETSCAPE SECTION 01

SCALE: @ A1 PROJECT No:
As indicated 170102

DATE: 05/08/17	DWG No: TP1.14	REV 1
DRAWN BY: AUTOCAD		

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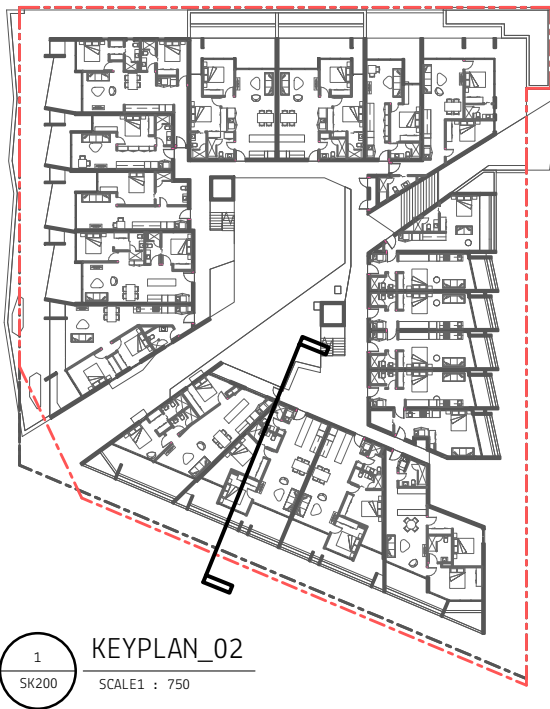
21 JONSON ST, BROWNING ST, BYRON BAY

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MATERIAL LEGEND

CODE:	DESCRIPTION:	COLOUR:
AP:01	RENDER TYPE 1	WHITE
AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



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KEY

- CAFE
- SHOP
- CHILD CARE
- SHOP TOP HOUSING
- SERVICED APARTMENTS



STREETSCAPE SECTION 02
SCALE 1 : 50

DA ISSUE			
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By
CLIENT JGD DEVELOPMENTS			
PROJECT TITLE JONSON STREET MIXED USED DEVELOPMENT 137-139 JONSON ST & 3 BROWNING ST, BYRON BAY			
DRAWING TITLE STREETSCAPE SECTION 02			
SCALE: @ A1 As indicated		PROJECT No: 170102	
DATE: 2017	DWG No: TP1.15	REV 1	
DRAWN BY: ME			
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MATERIAL LEGEND

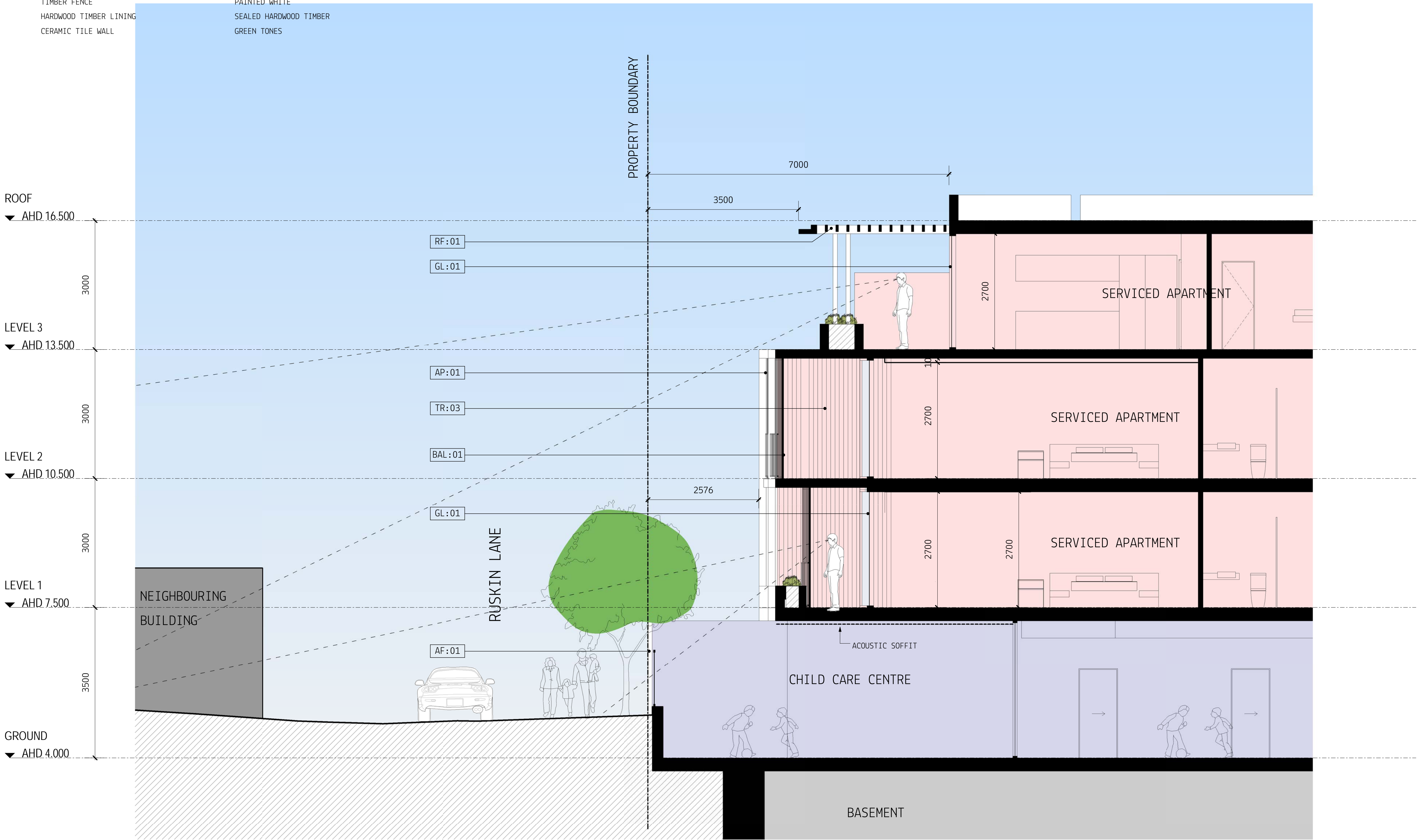
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AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



1
KEYPLAN_03
SCALE: 1 : 750

KEY

- CAFE
- SHOP
- CHILD CARE
- SHOP TOP HOUSING
- SERVICED APARTMENTS



3
STREETSCAPE SECTION 03
SCALE 1 : 50

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1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
STREETSCAPE SECTION 03

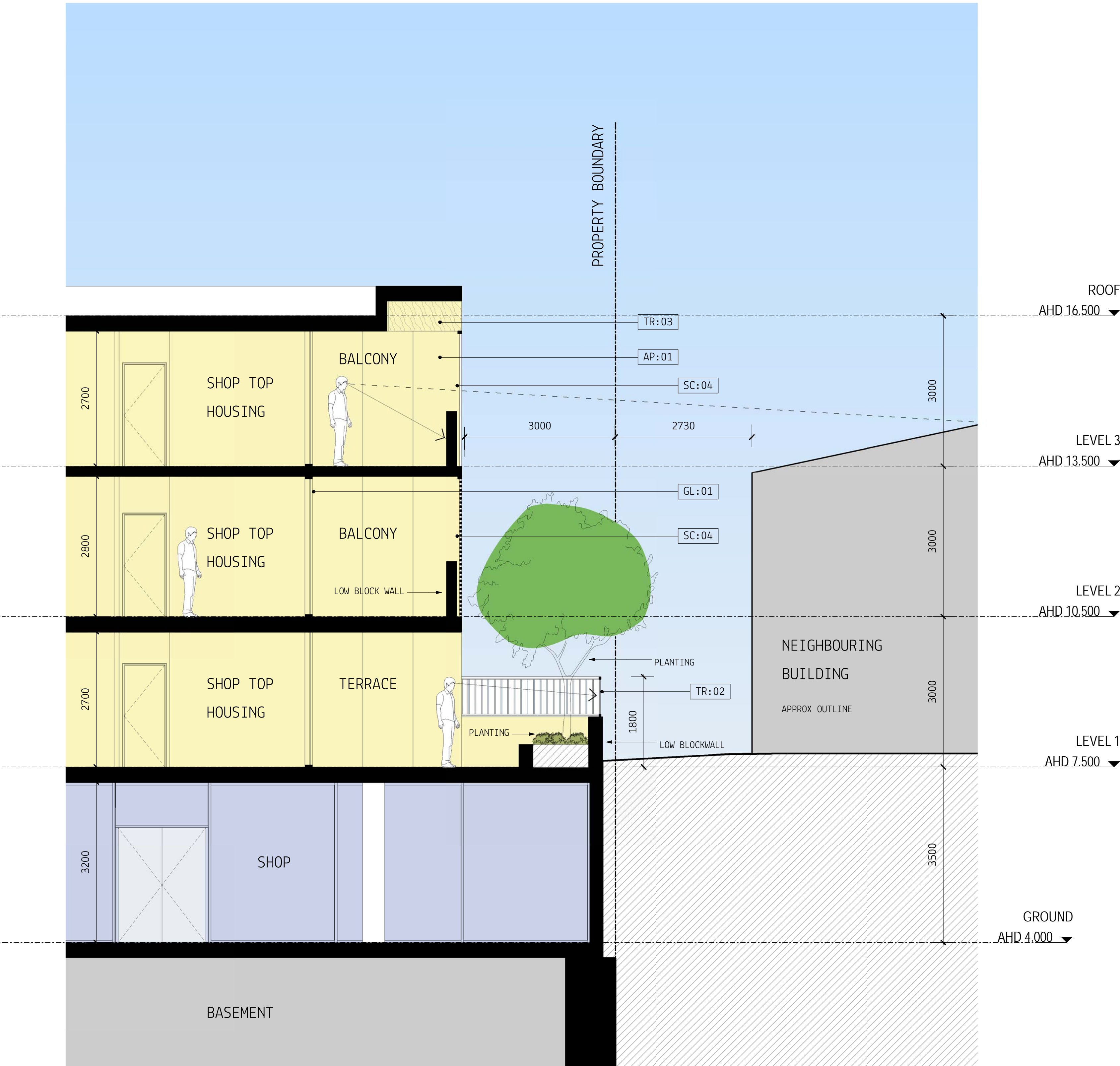
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As indicated		170102	
DATE: 2017	DWG No:		REV
DRAWN BY: ME	TP1.16		1

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MATERIAL LEGEND

CODE:	DESCRIPTION:	COLOUR:
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AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



1 PODIUM SECTION 01
SCALE 1 : 50

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DA ISSUE

1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
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DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
PODIUM SECTION 01

SCALE: @ A1 PROJECT No:
As indicated 170102

DATE: 2017	DWG No: TP1.17	REV 1
DRAWN BY: ME		

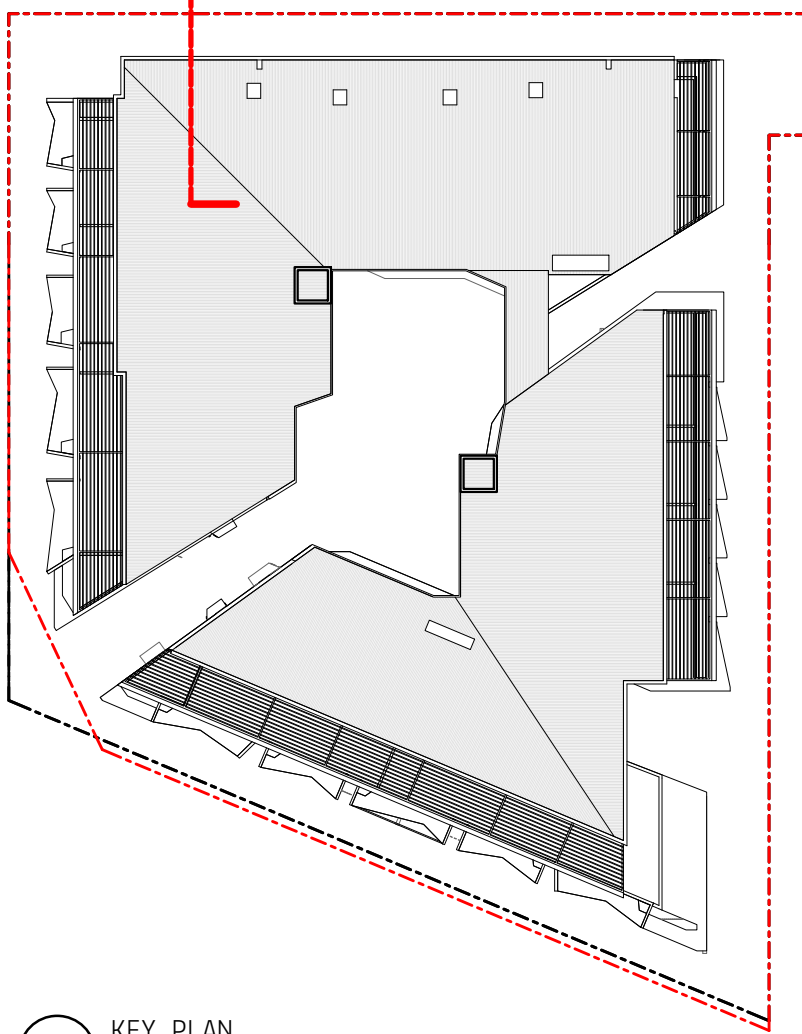
MYERS ELLYETT

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PH: (02) 9610 1000

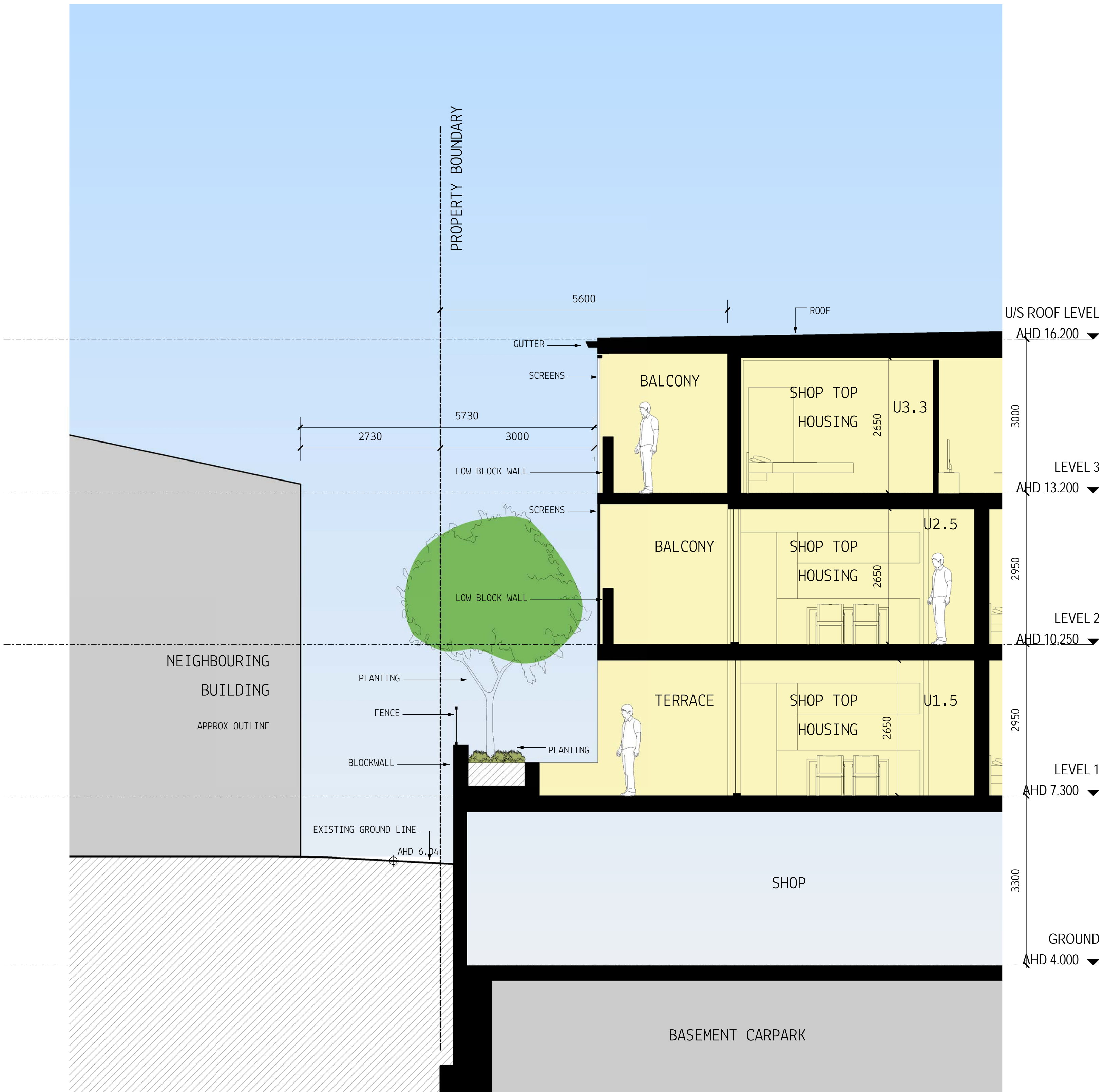
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PODIUM SECTION



2 KEY PLAN
SCALE 1 : 500



1 PODIUM SECTION 02
SCALE 1 : 50

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PRELIMINARY

No	Date	Description	By
1	12.12.2017	DA RFI	

CLIENT
JGD DEVELOPMENTS



PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

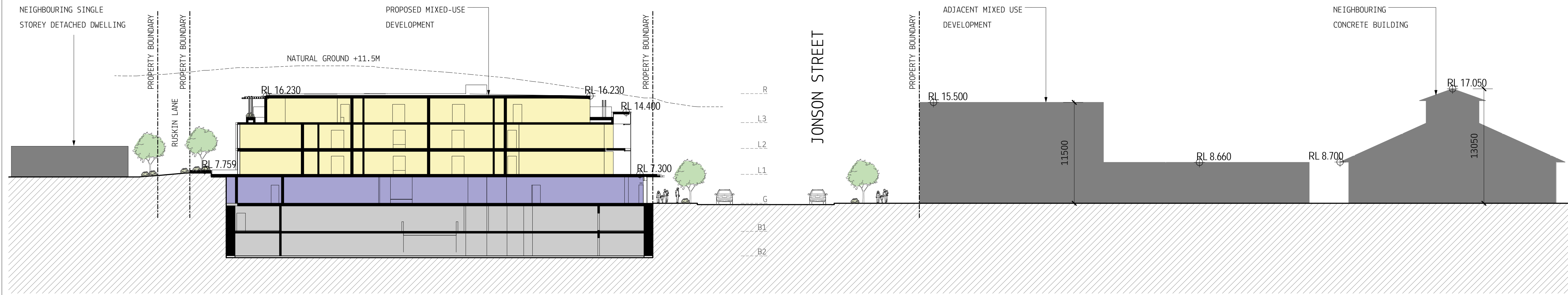
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DATE: 11/16/17 DRAWN BY: AUTOCAD	DWG No: TP1.18 REV 1

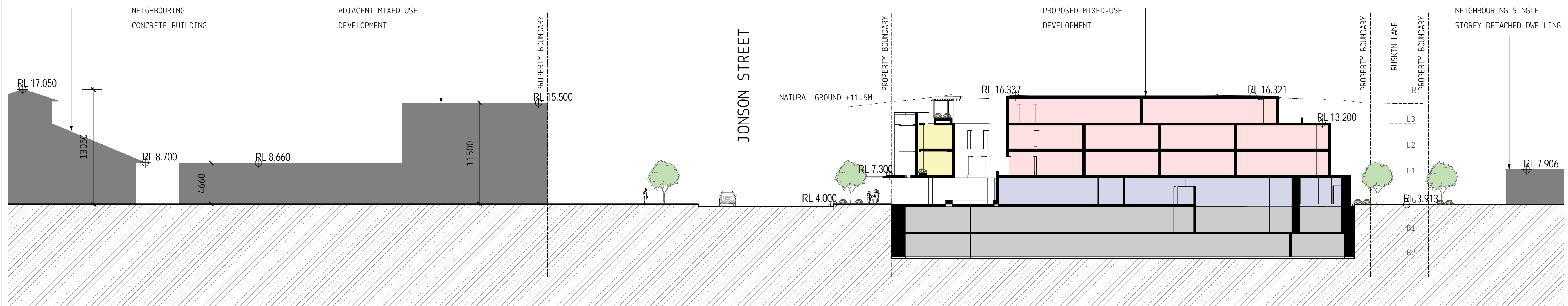
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21 JONES ST - PORTLAND VIC 3207
41 JONES ST

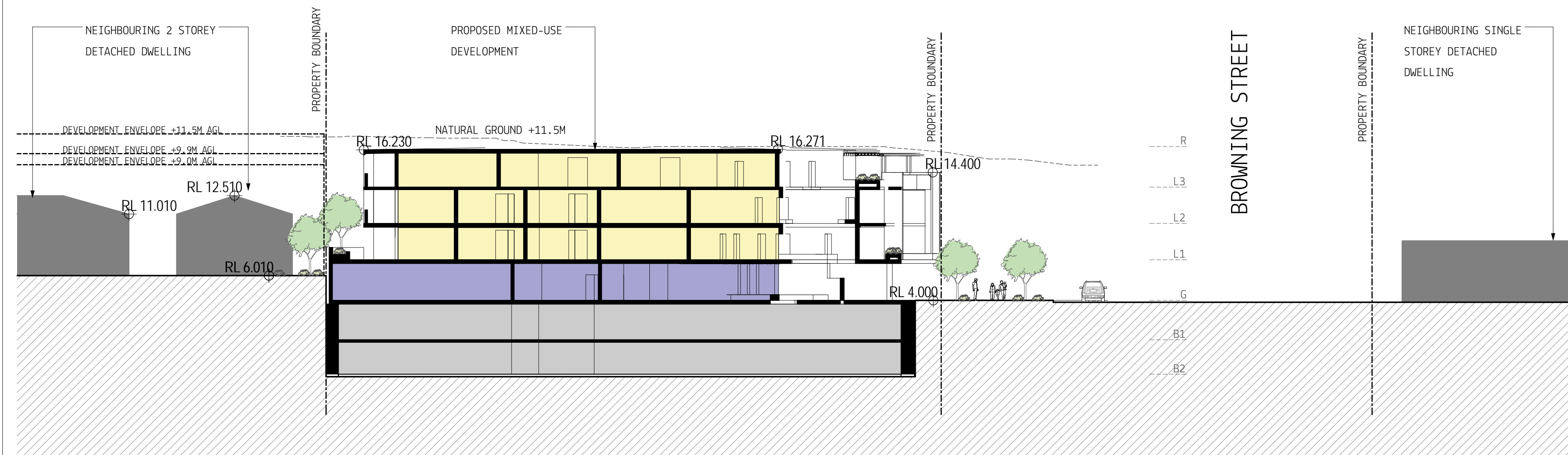
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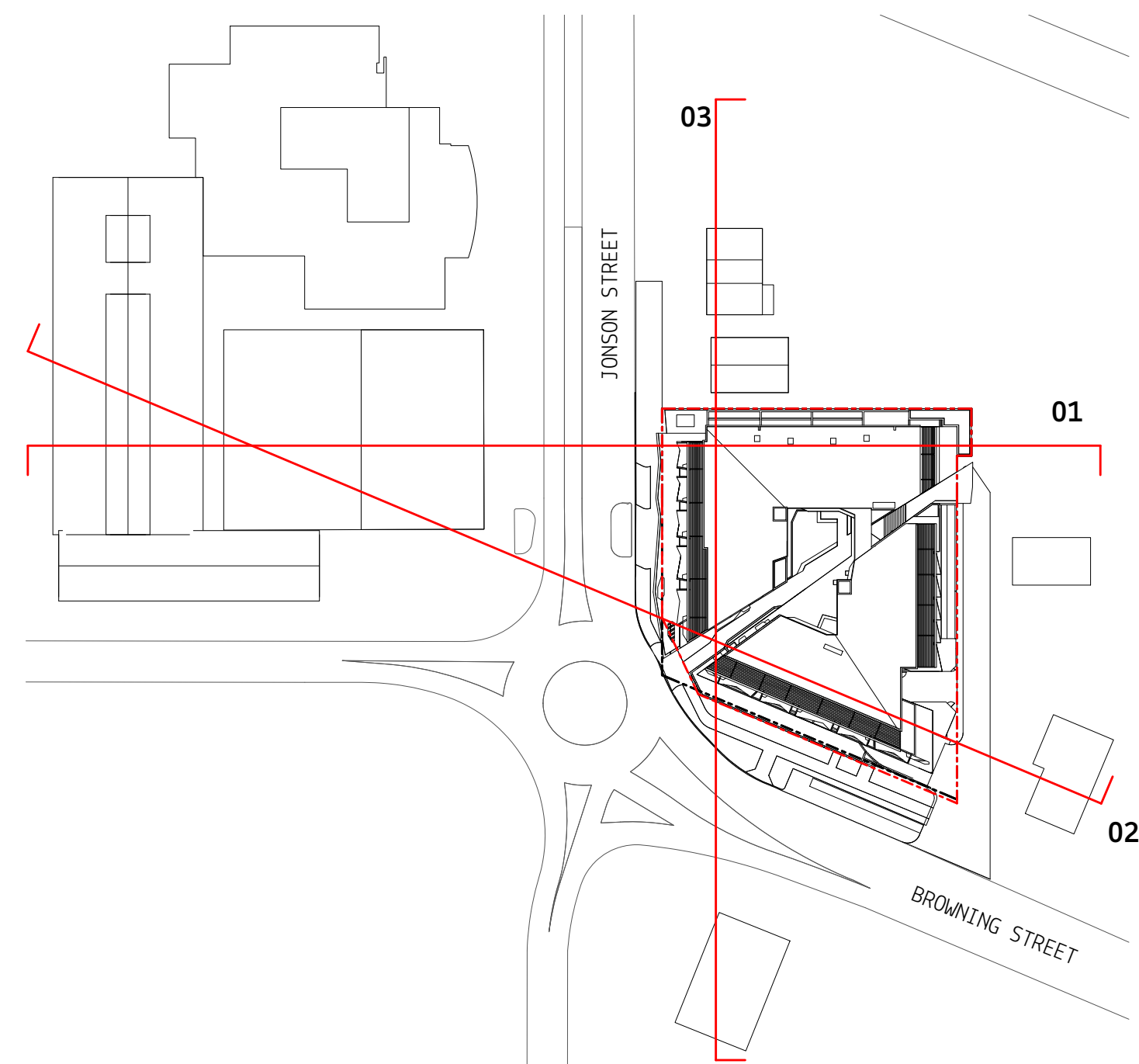
1 BUILDING CONTEXT SECTION 01
SK300 SCALE 1 : 250



2 BUILDING CONTEXT SECTION 02
SK300 SCALE 1 : 250



3 BUILDING CONTEXT SECTION 03
SK300 SCALE 1 : 250



4 KEY PLAN - BUILDING CONTEXT SECTIONS
SCALE 1 : 3000

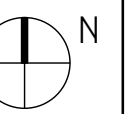
NOTE: NEIGHBOURING BUILDING RL'S ARE APPROXIMATE ONLY

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PRELIMINARY

No	Date	Description	By
1	28.02.2018	DA RFI	JM

CLIENT
JGD DEVELOPMENTS



PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

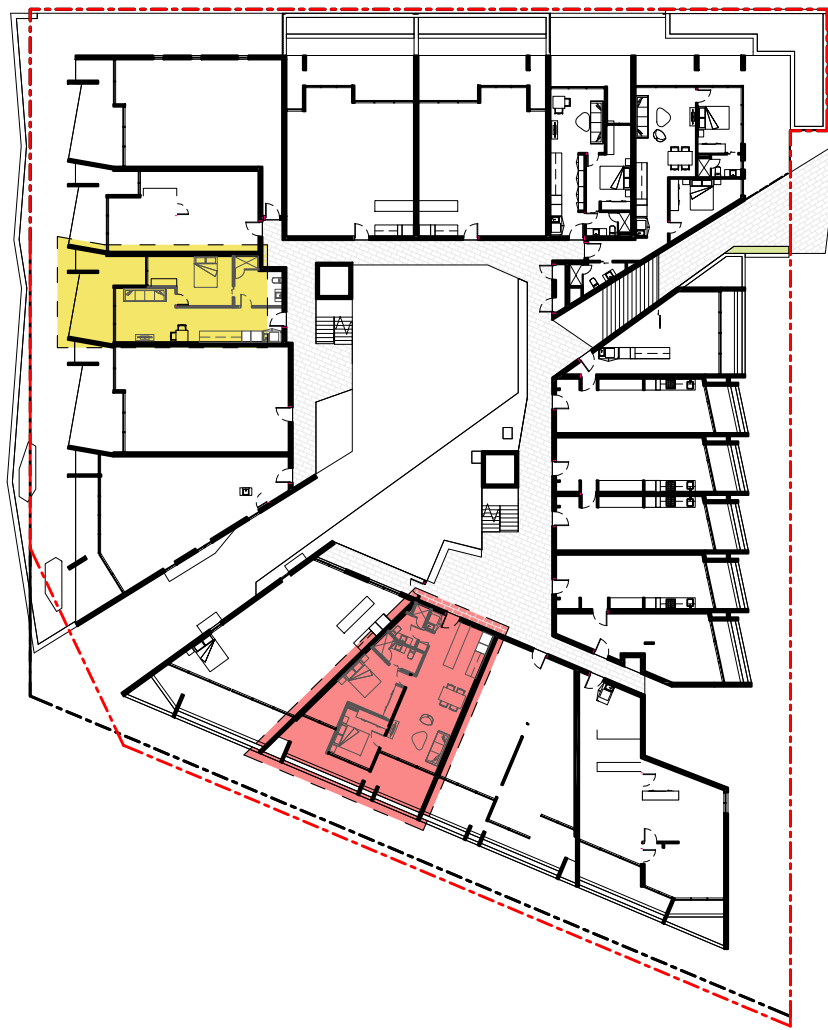
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As indicated	170102
DATE: 02/12/18	DWG No: TP1.19
DRAWN BY: AURETH	REV 1

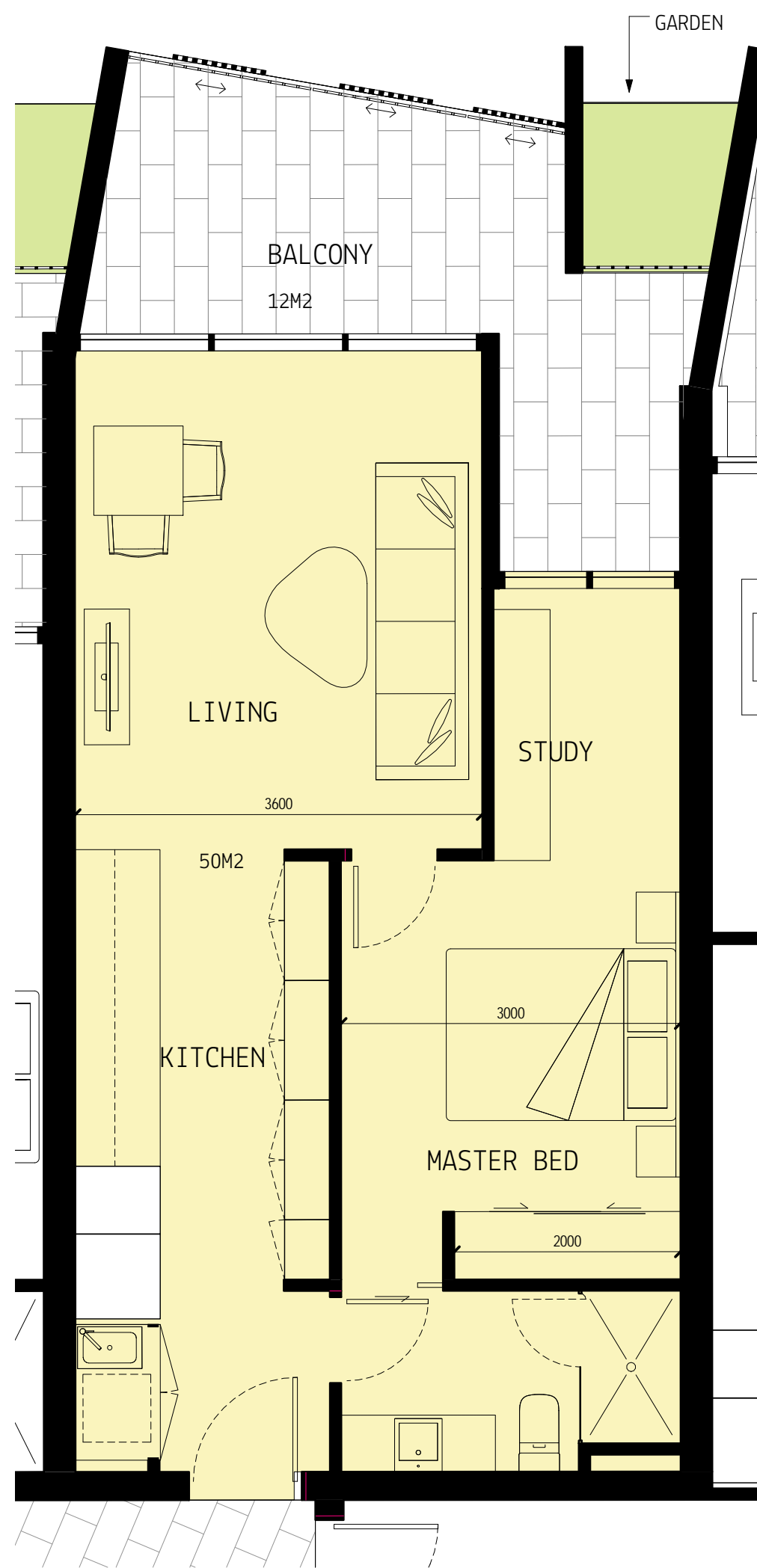
MYERS ELLYETT

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AUSTRALIA

www.myersellyett.com.au

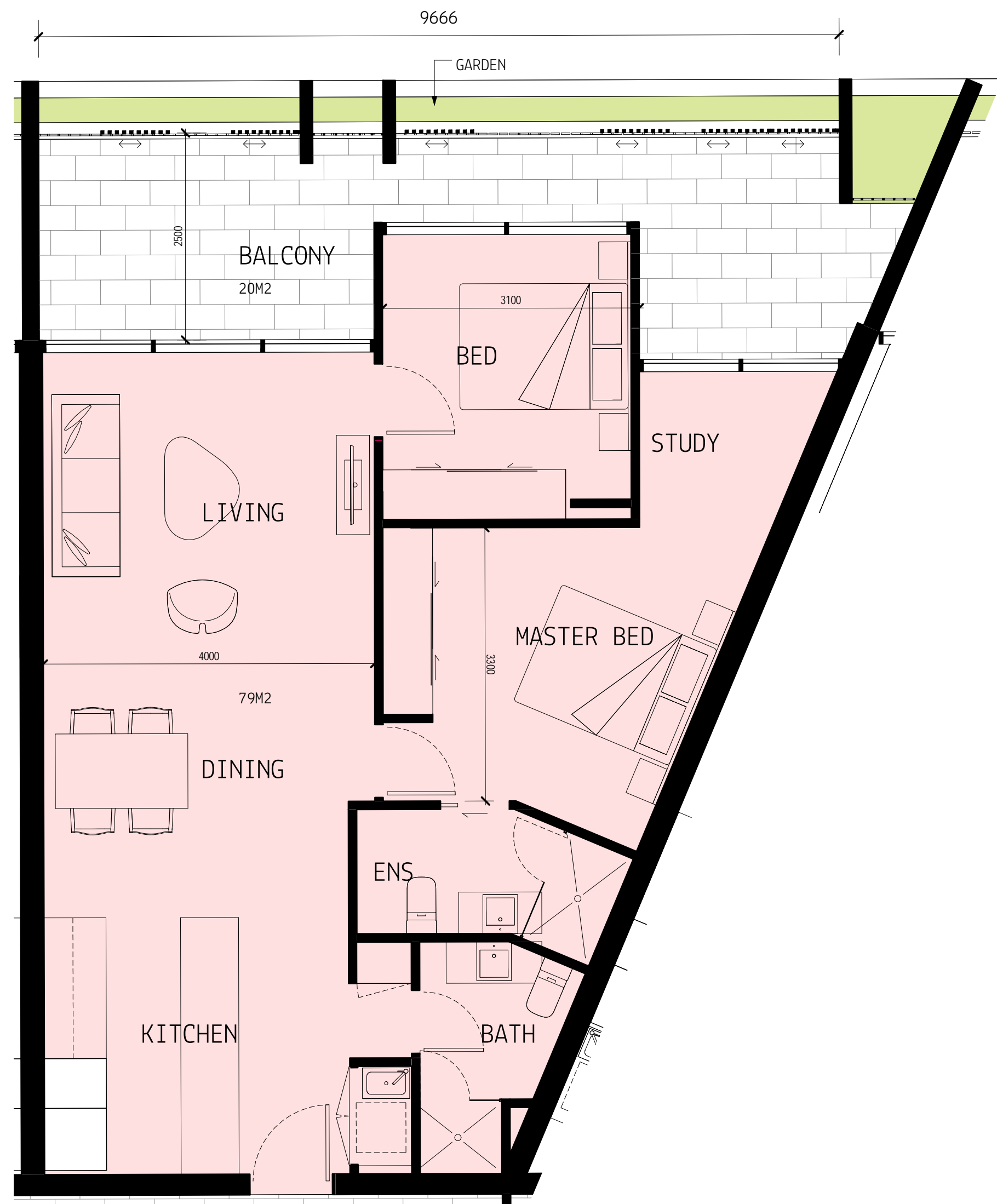


3 KEY PLAN - LEVEL 1
SCALE 1 : 500



1 PROPOSED - UNIT 1.3 PLAN
SCALE 1 : 50

INTERNAL AREA - 50 SQM
EXTERNAL AREA - 14.3 SQM



2 PROPOSED - UNIT 1.12 PLAN
SCALE 1 : 50

INTERNAL AREA - 78.5 SQM
EXTERNAL AREA - 21.2 SQM

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DA ISSUE

1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
UNIT 1.3 & 1.12 PLAN

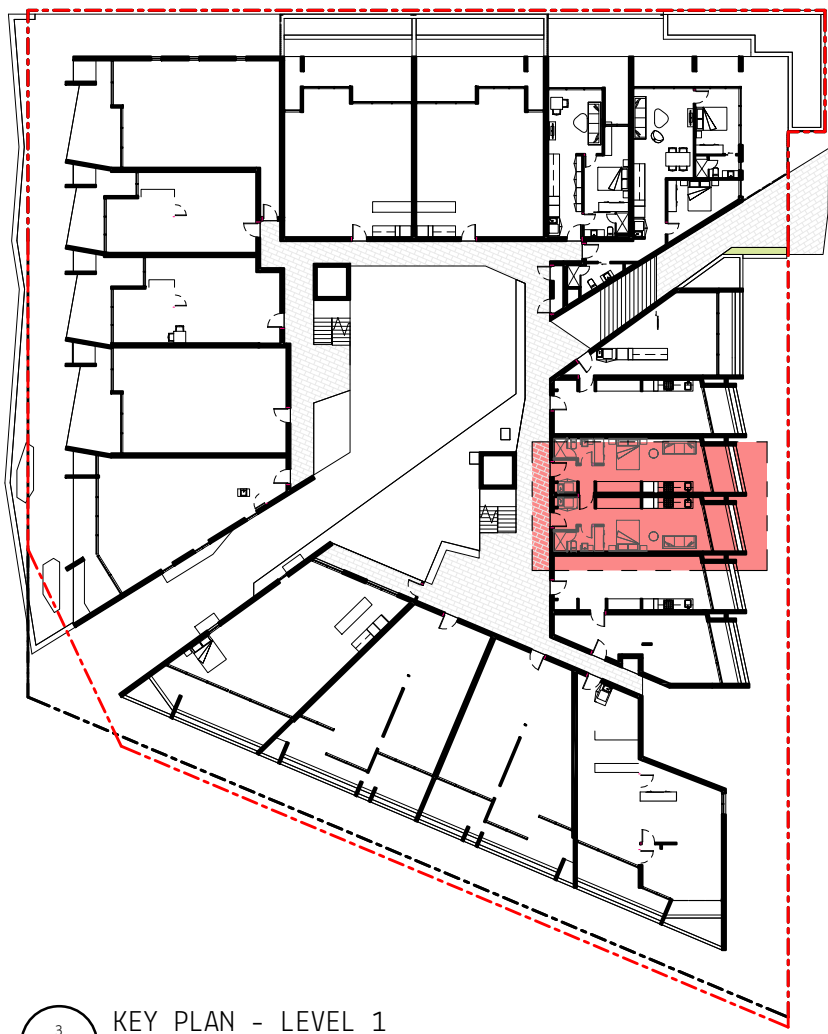
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As indicated 170102

DATE: 2017	DWG No: TP2.01	REV 1
DRAWN BY: ME		

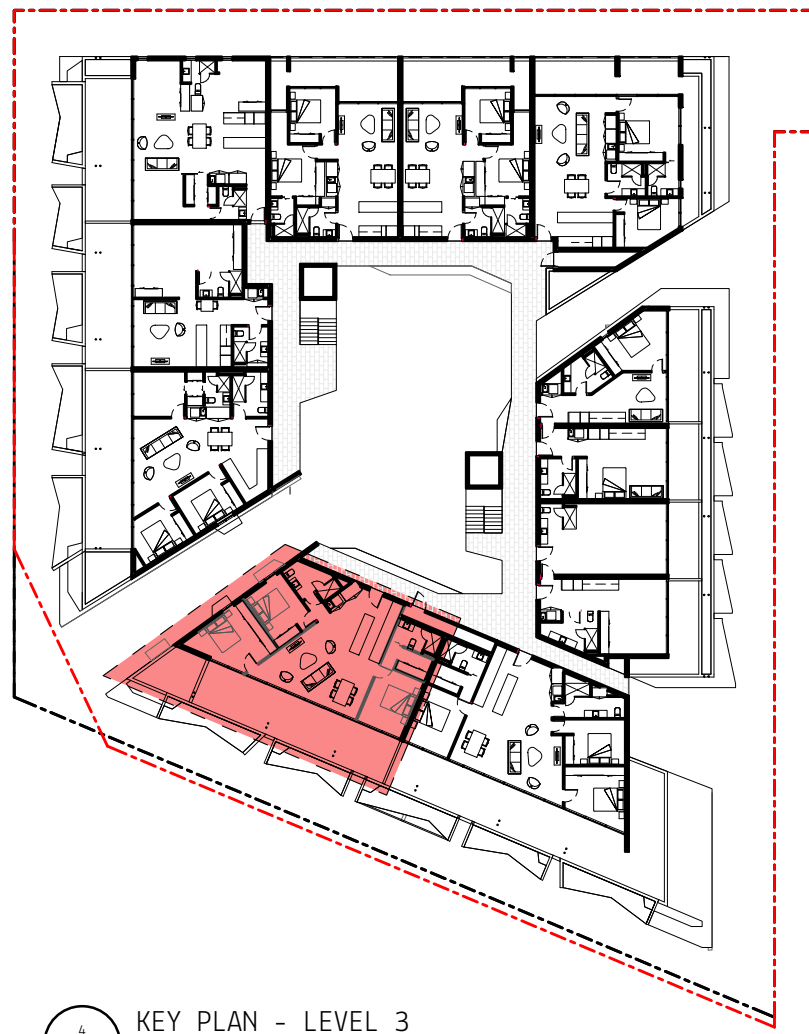
MYERS ELLYETT

21 JONSON ST, PORTSMOUTH QLD 4207
41 JONSON ST

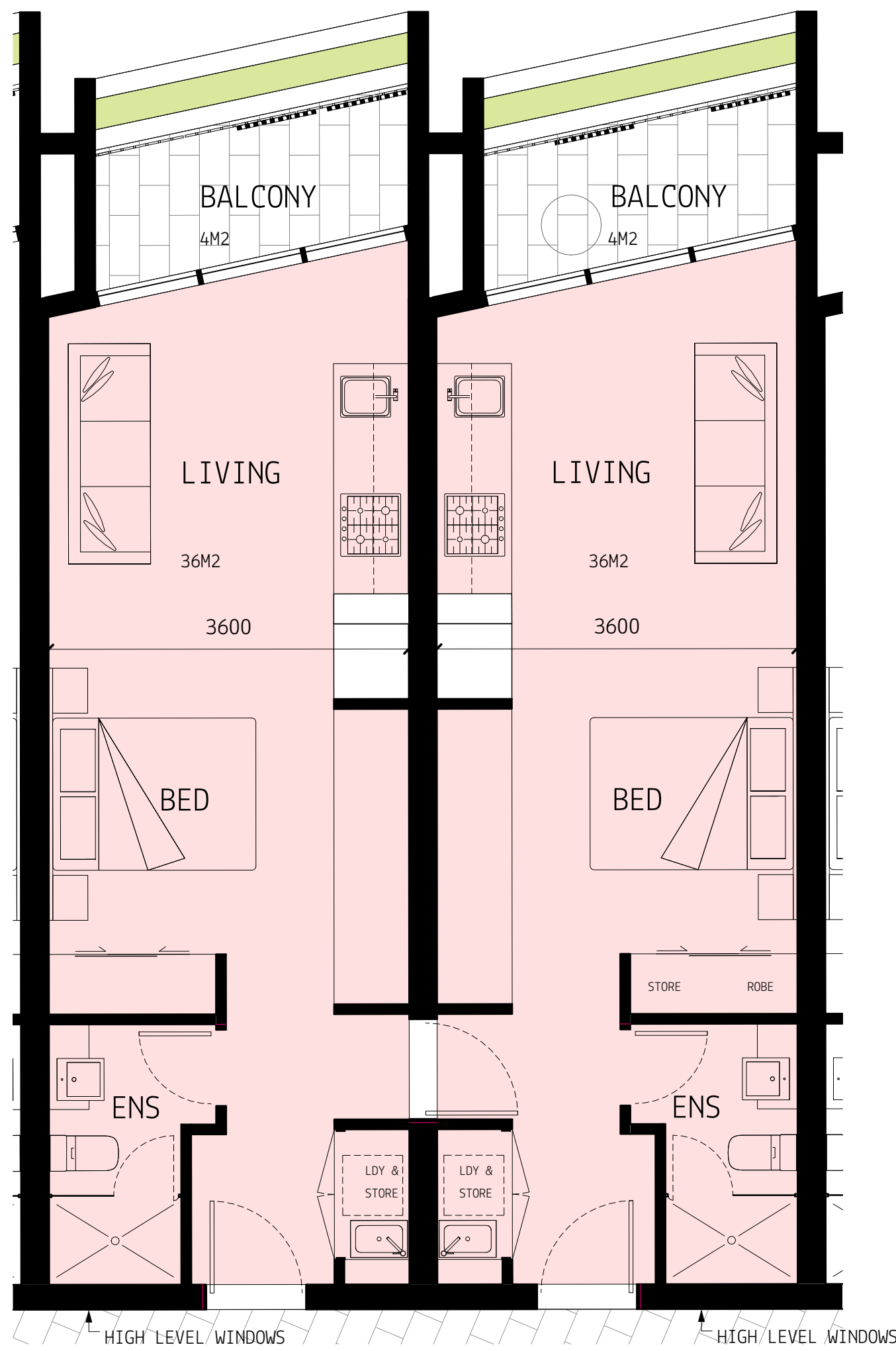
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KEY PLAN - LEVEL 1
SCALE 1 : 500

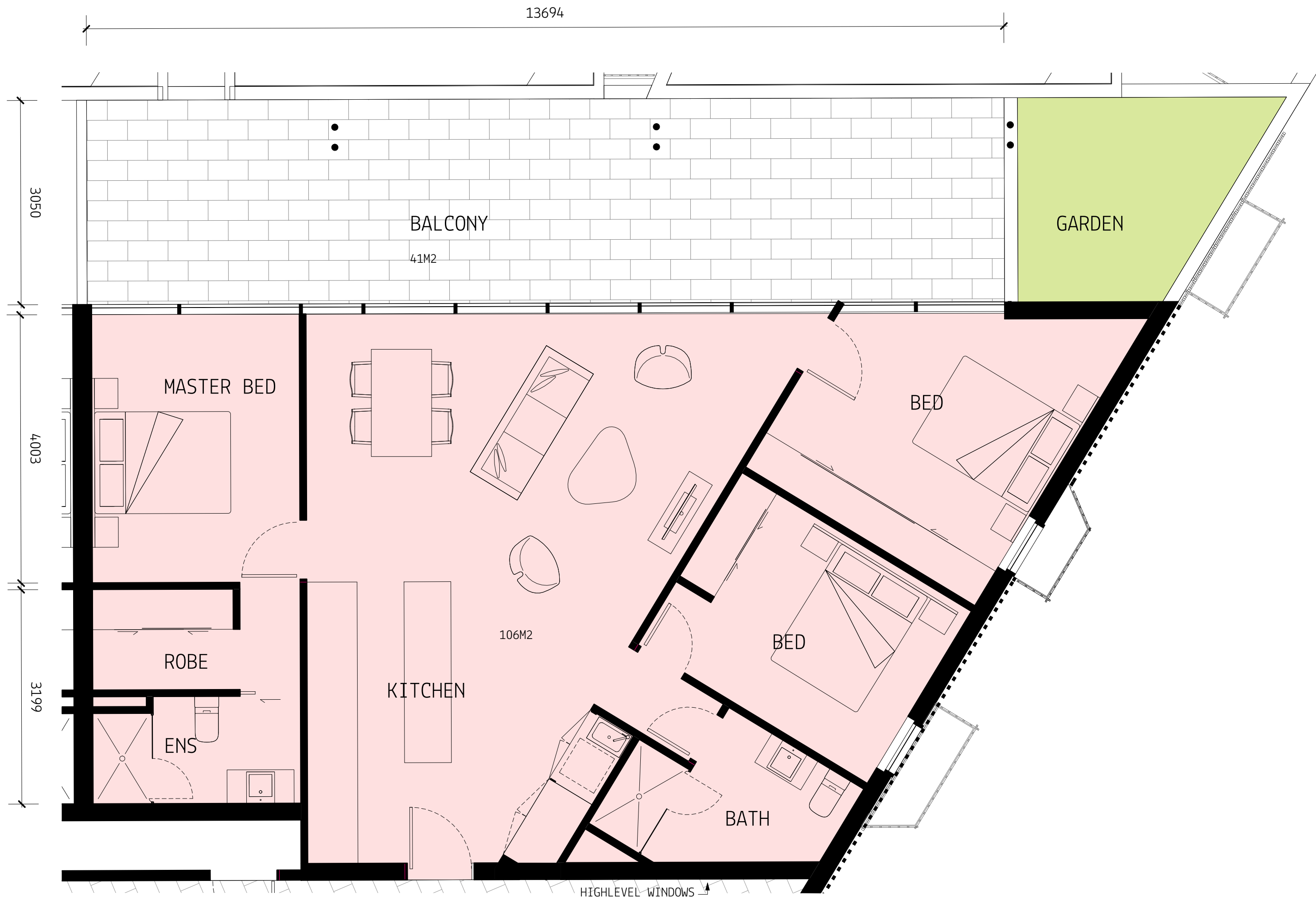


KEY PLAN - LEVEL 3
SCALE 1 : 500



PROPOSED - UNIT 1.15 PLAN
SCALE 1 : 50

INTERNAL AREA - 70 SQM (TOTAL)
EXTERNAL AREA - 7 SQM (TOTAL)



PROPOSED - UNIT 3.8 PLAN
SCALE 1 : 50

INTERNAL AREA - 106.5 SQM
EXTERNAL AREA - 41.5 SQM

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DA ISSUE

1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
UNIT 1.15 & 3.8 PLAN

SCALE: @ A1 As indicated	PROJECT No: 170102
DATE: 2017	DWG No: TP2.02
DRAWN BY: ME	REV 1

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PRELIMINARY

1	12.12.2017	DA RFI	
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

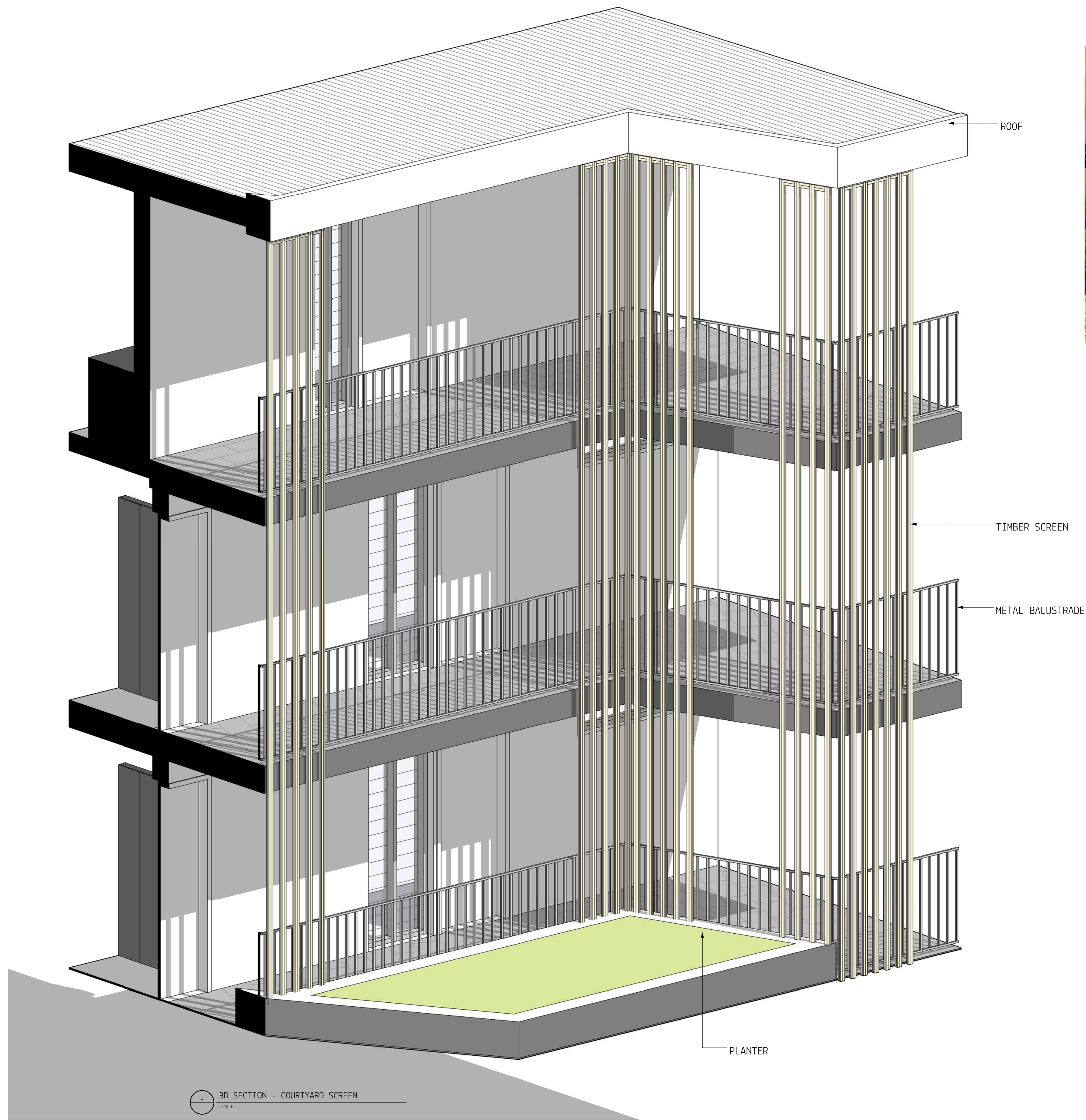
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JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
DETAILED SECTION - TYPICAL

SETOUT 1 : 50		PROJECT No: 170102	
DATE: 11/14/17	DWG No: TP2.20	REV 1	
DRAWN BY: Author			

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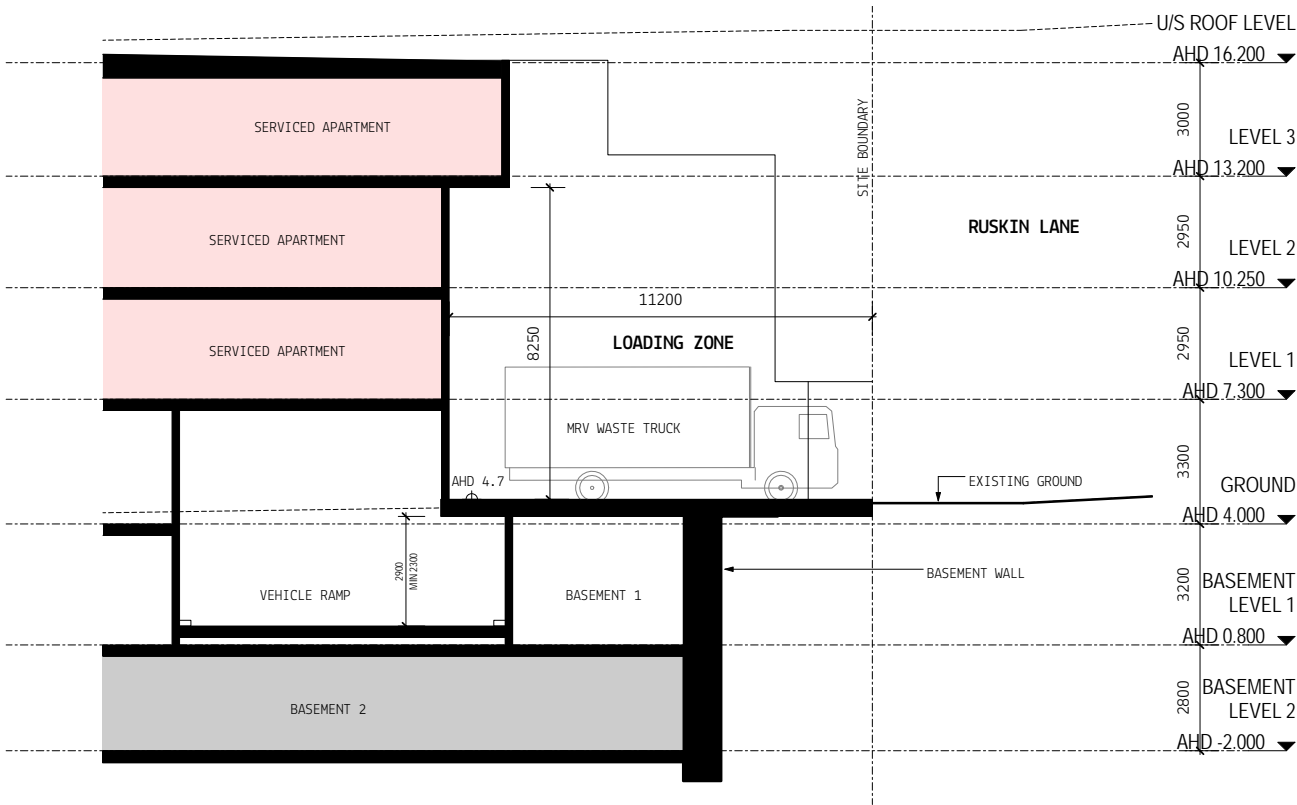
www.myselljett.com.au



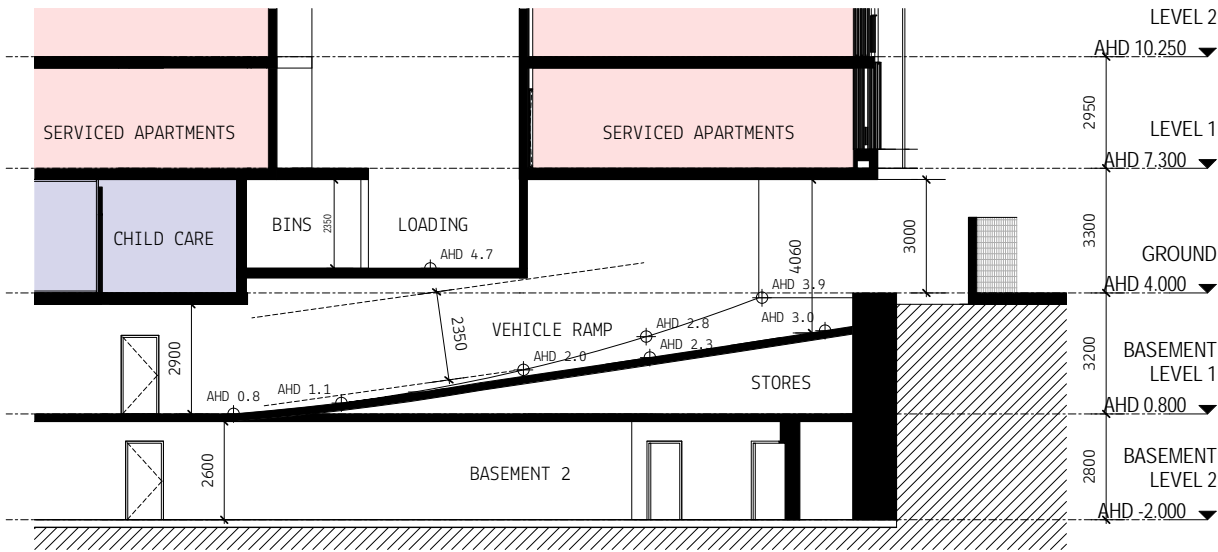
ARTIST'S IMPRESSION - COURTYARD SCREEN

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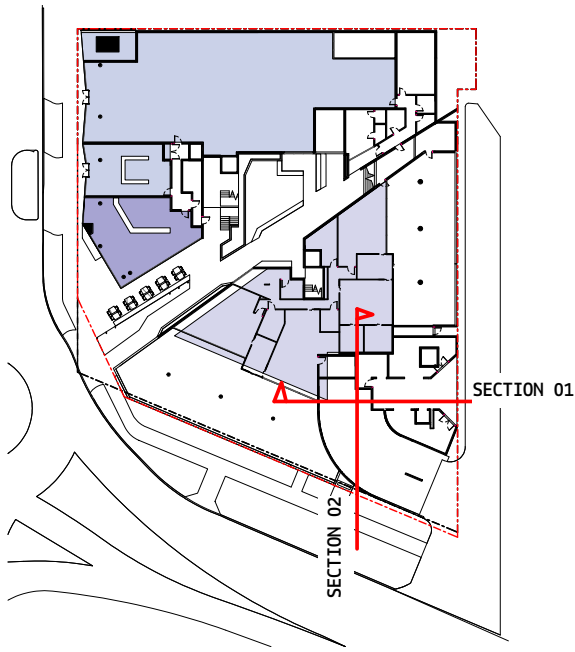
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1	12.12.2017	DA RFI	
No	Date	Description	By
CLIENT			
JGD DEVELOPMENTS			
PROJECT TITLE			
JONSON STREET MIXED USED DEVELOPMENT			
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY			
DRAWING TITLE			
COURTYARD TYPICAL SCREEN			
DETAILS		PROJECT No:	170102
DATE:	DWG No:	REV	
11/15/17	TP2.31	1	
DRAWN BY:			
AUTHOR			
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SECTION 1 - LOADING BAY
SCALE 1 : 100



SECTION 2 - VEHICLE ENTRY RAMP 02
SCALE 1 : 100



KEY PLAN - VEHICLE RAMP
SCALE 1 : 100

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PRELIMINARY

4	06.08.2018	DA RF1	JM
3	01.08.2018	DA RF1	JM
2	28.02.2018	DA RF1	JM
1	12.12.2017	DA RF1	

No Date Description By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
VEHICLE ENTRY RAMP SECTIONS

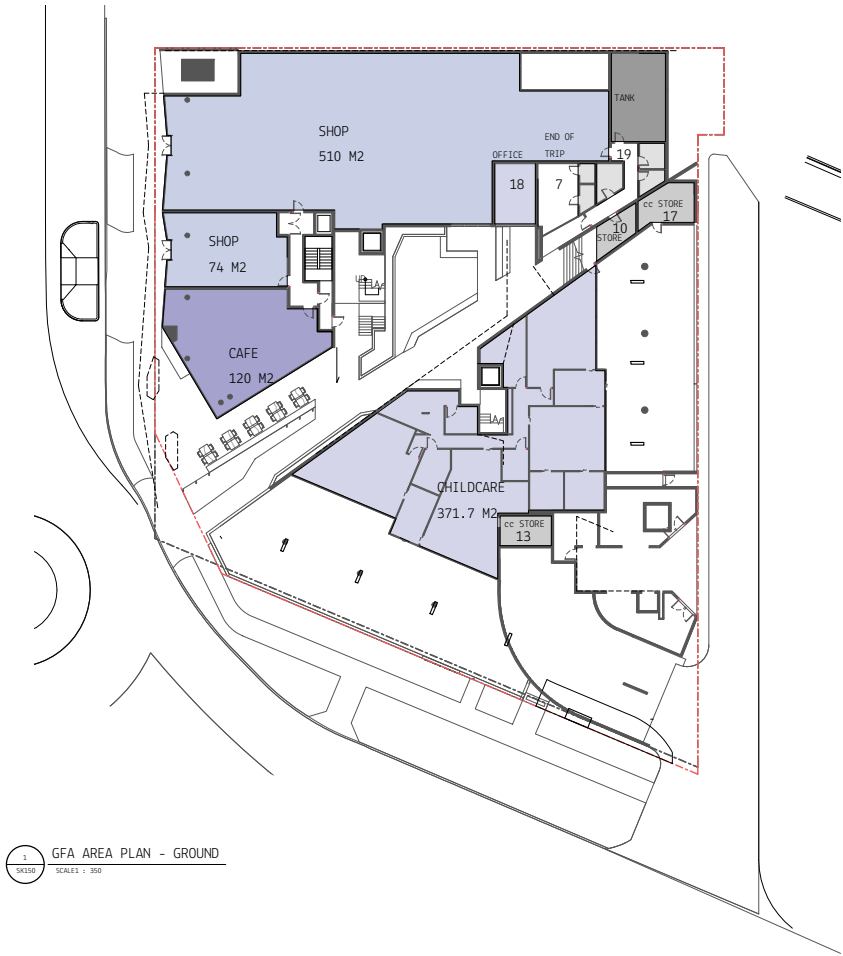
SCALE: @ A3
As indicated

PROJECT No:
170102

DATE: 12/11/17	DWG No:	REV
DRAWN BY: Author	TP2.32	4

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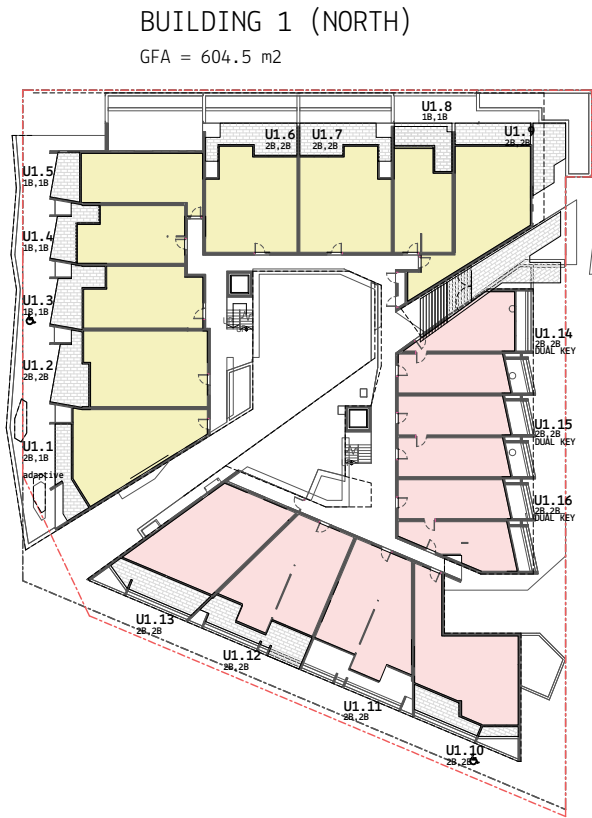
1 GFA AREA PLAN - GROUND
SCALE: 1:300



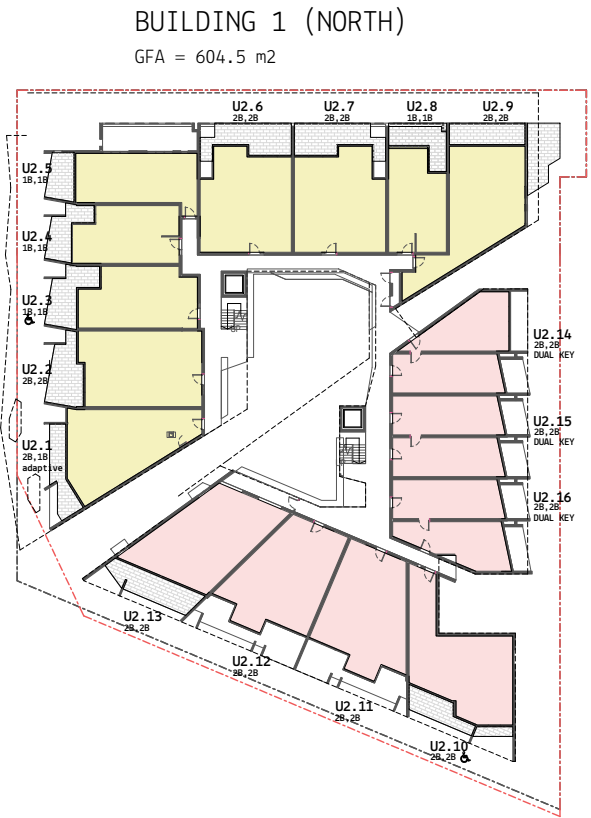
2 AREA PLAN - GROUND LEVEL LAND USE
SCALE: 1:300

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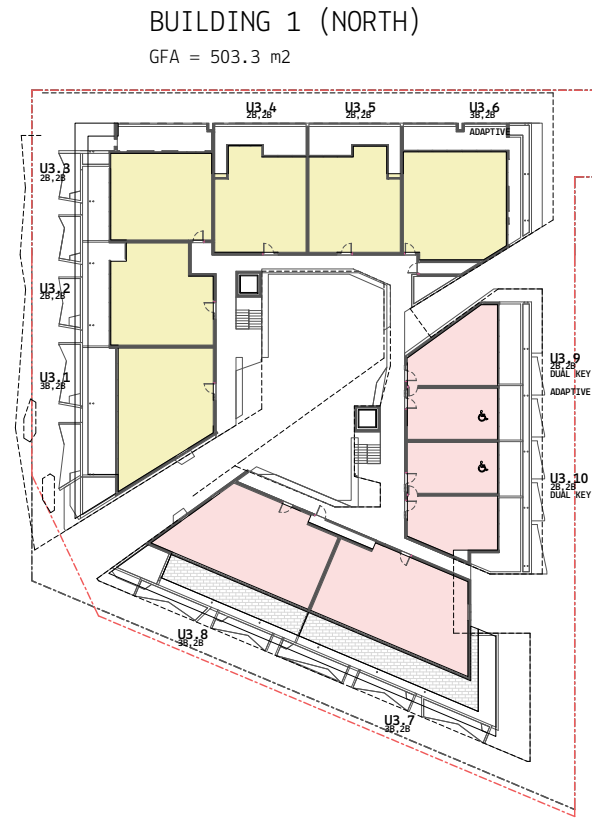
- KEY
- CAFE
 - SHOP
 - CHILD CARE
 - SHOP TOP HOUSING
 - SERVICED APARTMENTS



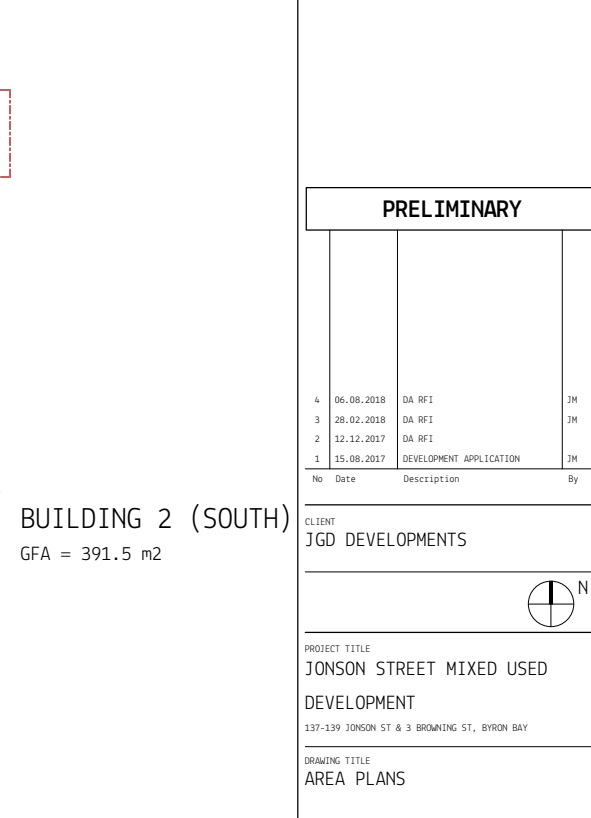
2 GFA AREA PLAN - LEVEL 1
SCALE: 1:300




3 GFA AREA PLAN - LEVEL 2
SCALE: 1:300

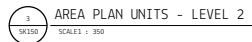
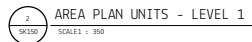


4 GFA AREA PLAN - LEVEL 3
SCALE: 1:300



BUILDING 2 (SOUTH)
GFA = 391.5 m2

PRELIMINARY				
4	06.08.2018	DA RFI		3M
3	28.02.2018	DA RFI		3M
2	12.12.2017	DA RFI		
1	15.08.2017	DEVELOPMENT APPLICATION		3M
No	Date	Description	By	
CLIENT JGD DEVELOPMENTS				
<div> N</div>				
PROJECT TITLE JONSON STREET MIXED USED DEVELOPMENT 137-139 JONSON ST & 3 BROWNING ST, BYRON BAY				
DRAWING TITLE AREA PLANS				
SCALE: @ A3 As indicated		PROJECT No: 170102		
DATE: 2017		DWG No: TP3.01	REV 4	
DRAWN BY: ME				
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KEY

- CAFE
- SHOP
- CHILD CARE
- SHOP TOP HOUSING
- SERVICED APARTMENTS

3	06.08.2018	DA RFI	JM
2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS



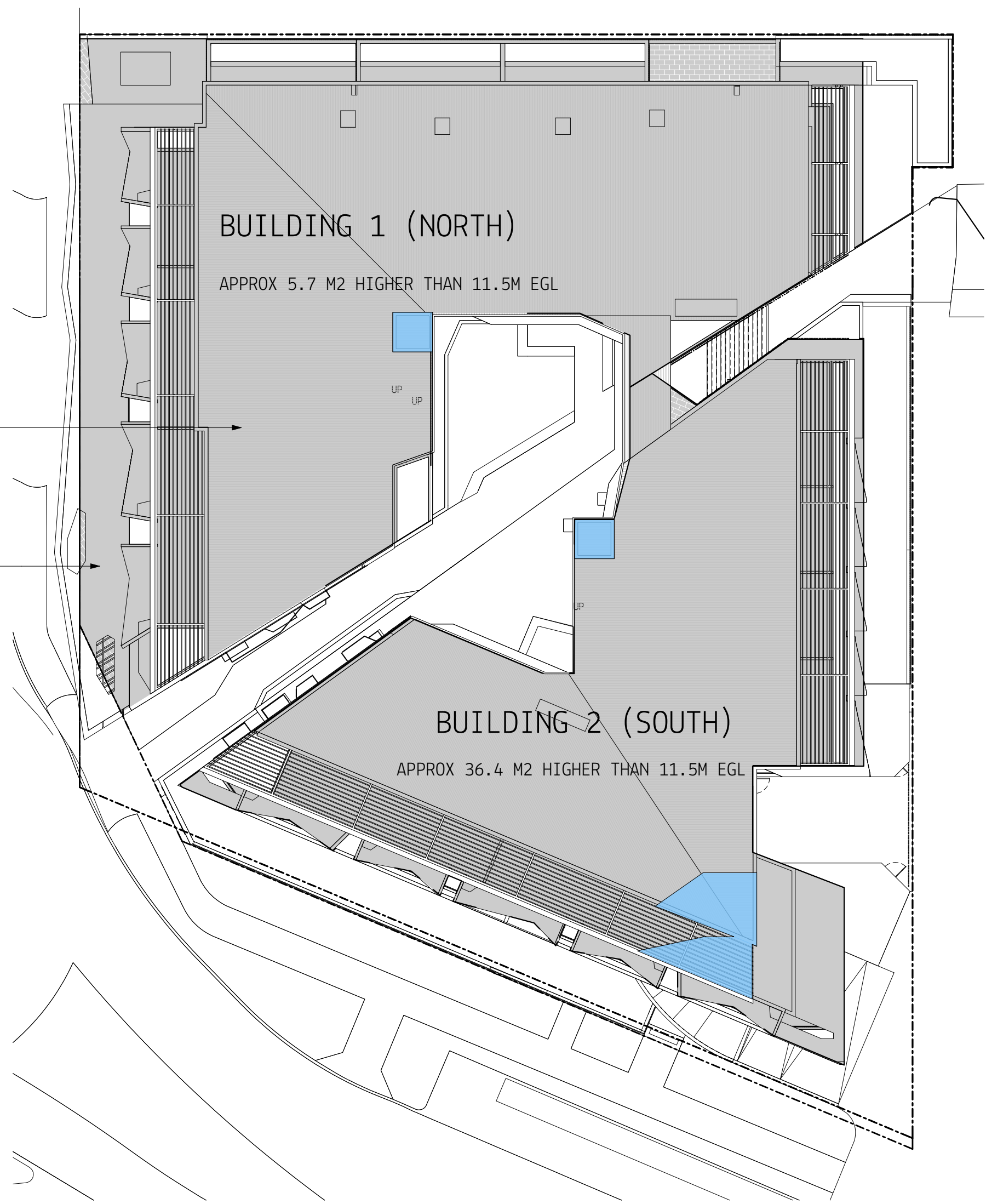
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JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
AREA PLANS - UNITS

SCALE: @ A1 PROJECT No:
as indicated 170102

DATE: 2017	DWG No:	REV
DRAWN BY: ME	TP3.02	3

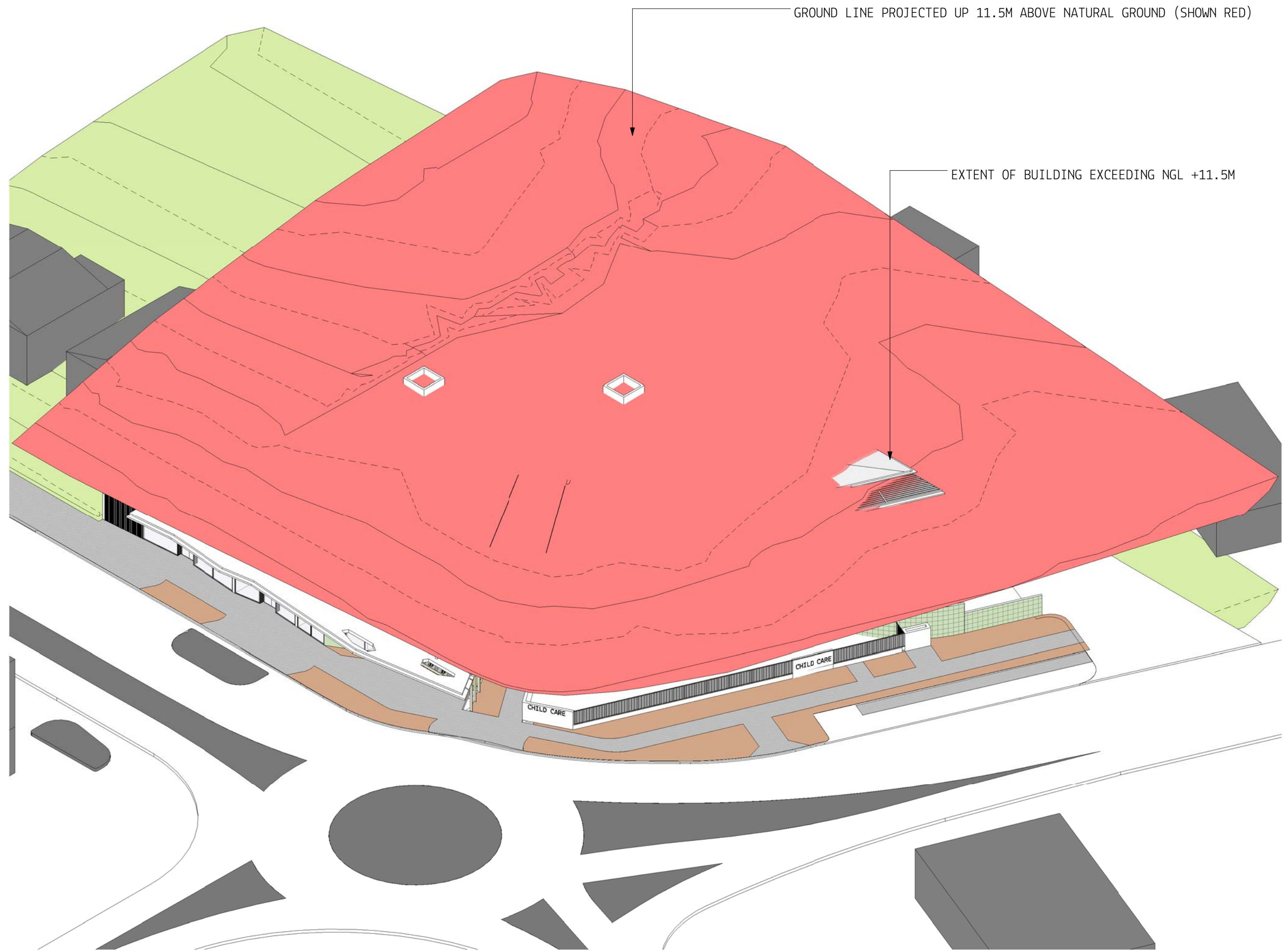
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AREA BREACHING 11.5m
HEIGHT CONTROL SHOWN
IN BLUE

BUILDING ROOF OUTLINE
SHOWN IN GREY

1 PLAN VIEW - BUILDING HEIGHT DIAGRAM 11.5 M
SCALE: 1 : 250



GROUND LINE PROJECTED UP 11.5M ABOVE NATURAL GROUND (SHOWN RED)

EXTENT OF BUILDING EXCEEDING NGL +11.5M

2 ISOMETRIC - BUILDING HEIGHT DIAGRAM 11.5 M
SCALE

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2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM

No Date Description By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
BUILDING HEIGHT DIAGRAM

11.5 M
1 : 250

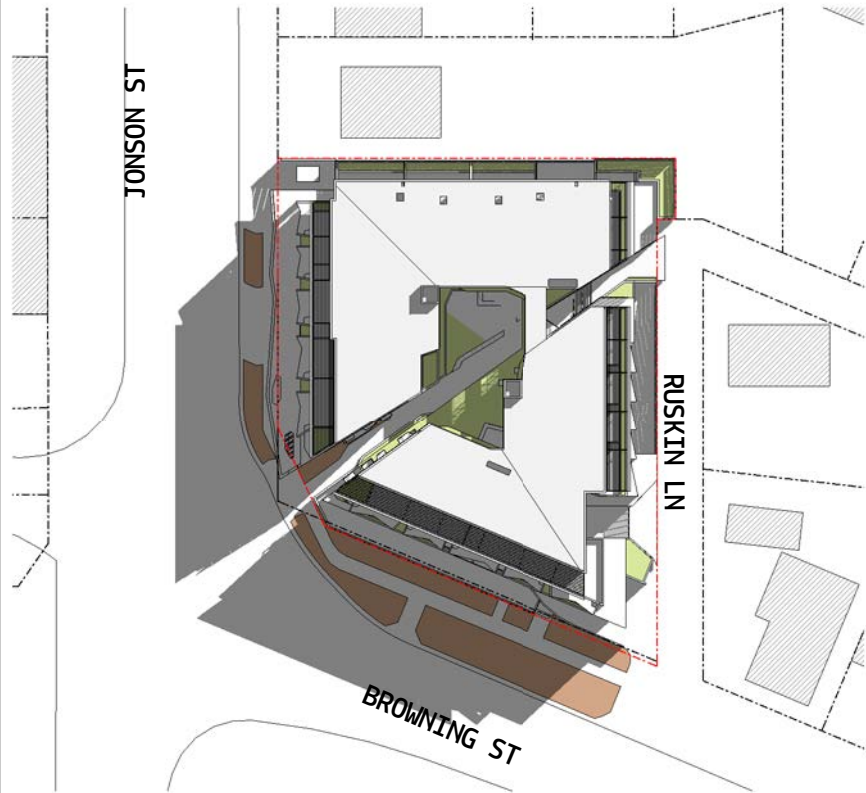
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170102

DATE: 2017	ENG No: TP3.05	REV 3
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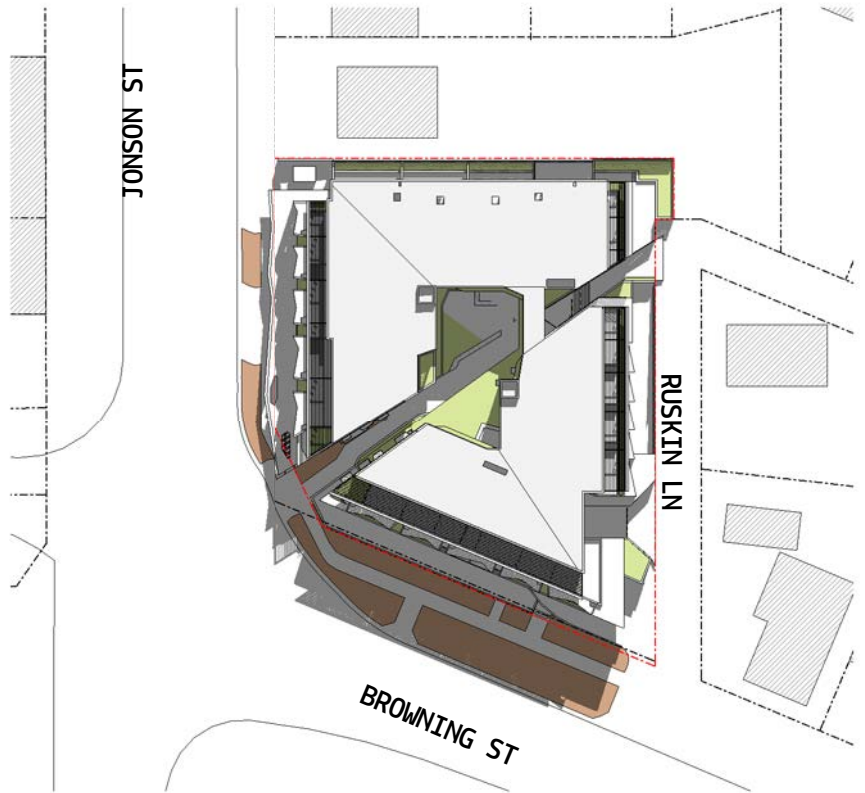
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AUSTRALIA

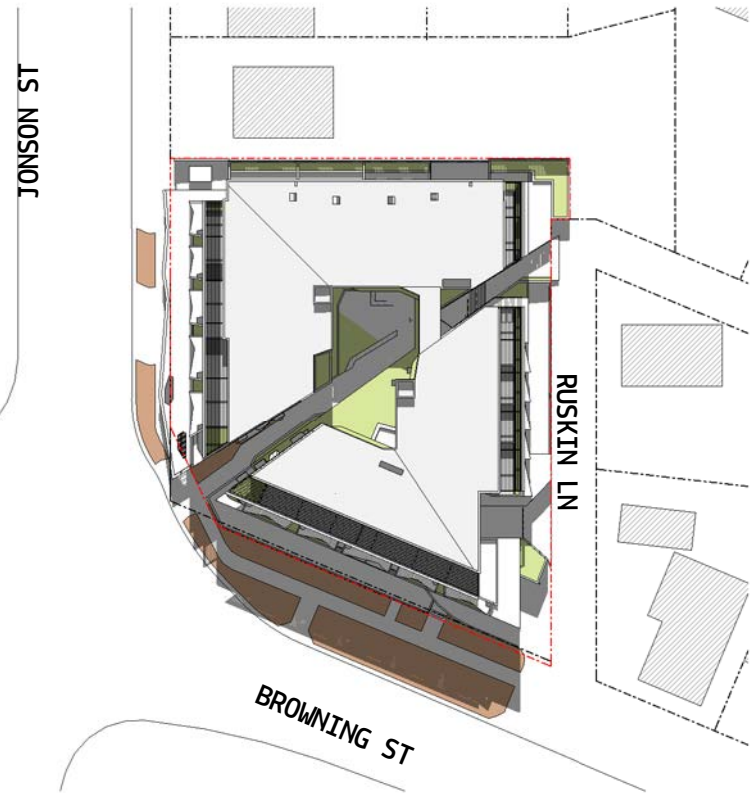
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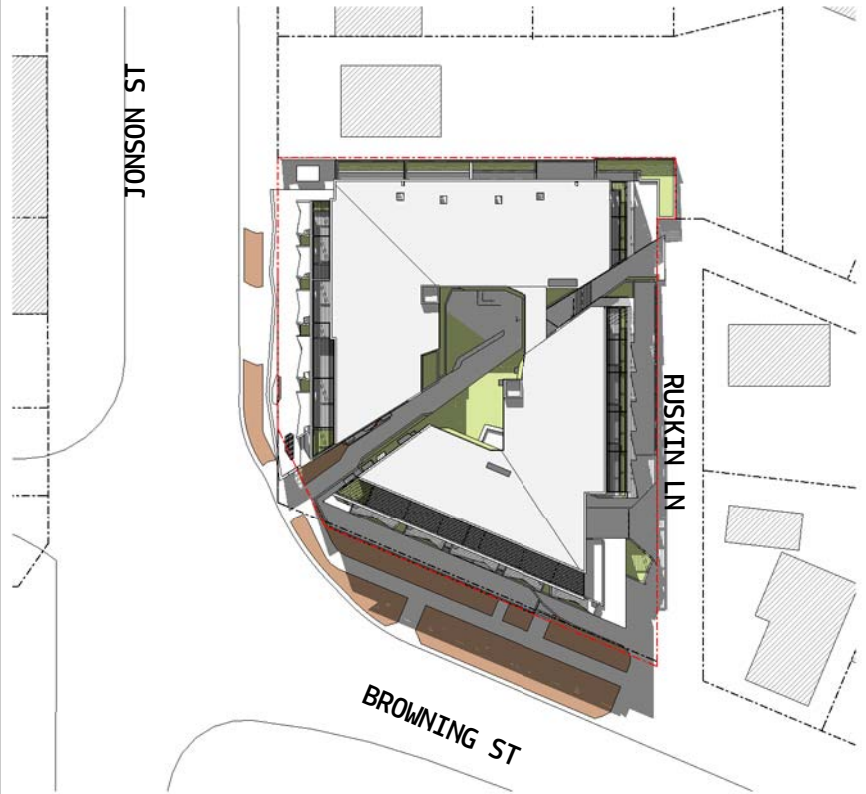
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SCALE 1 : 500



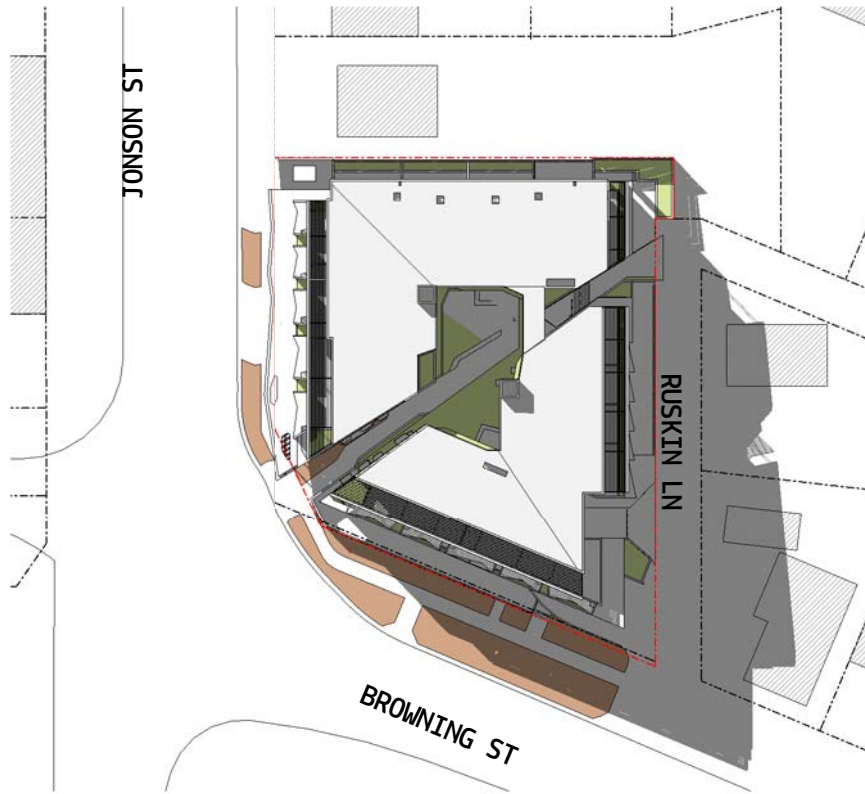
2 SITE SUN STUDY - WINTER 11AM
SCALE 1 : 500



3 SITE SUN STUDY - WINTER 12PM
SCALE 1 : 500



4 SITE SUN STUDY - WINTER 1PM
SCALE 1 : 500



5 SITE SUN STUDY - WINTER 3PM
SCALE 1 : 500

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2	21.07.2018	DA RF1	3M
1	15.08.2017	DEVELOPMENT APPLICATION	3M
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS



PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
SUNSHADING DIAGRAMS

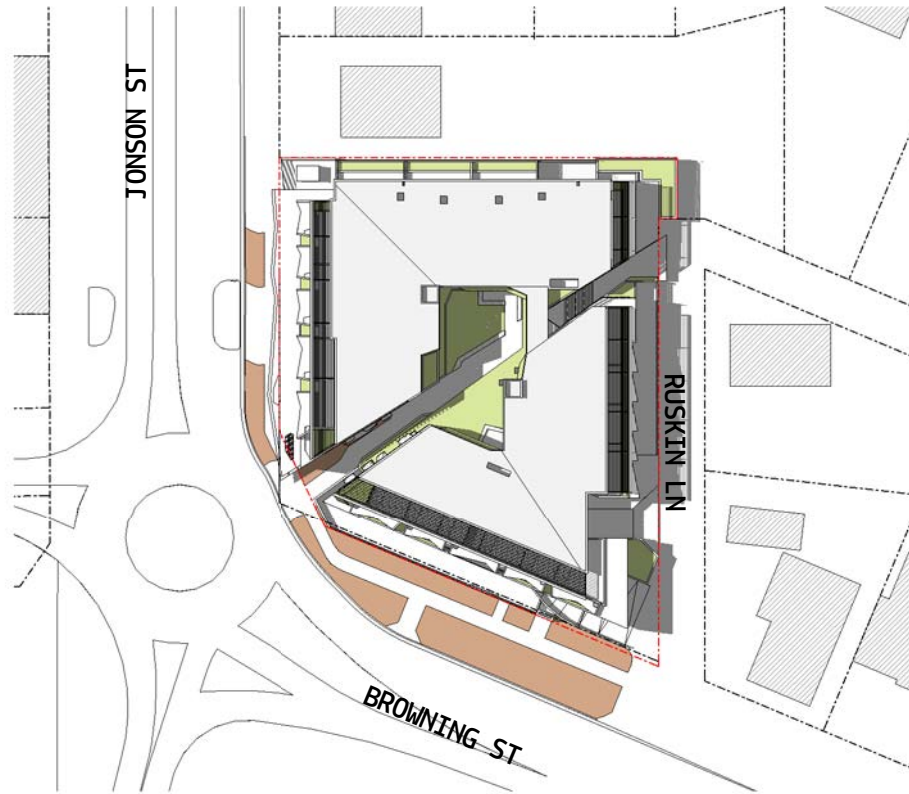
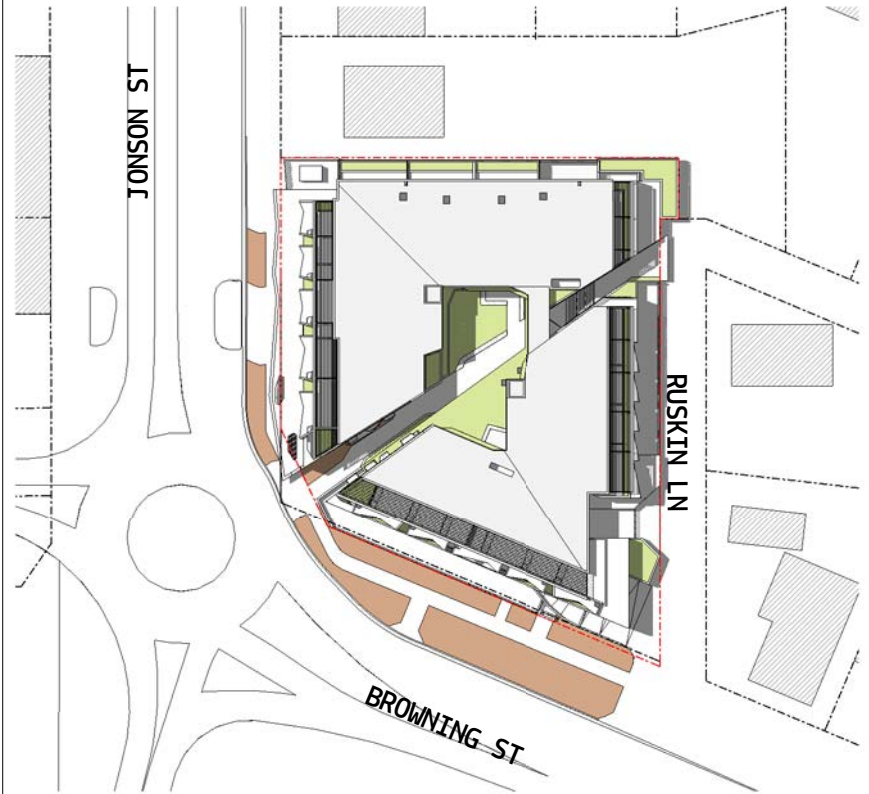
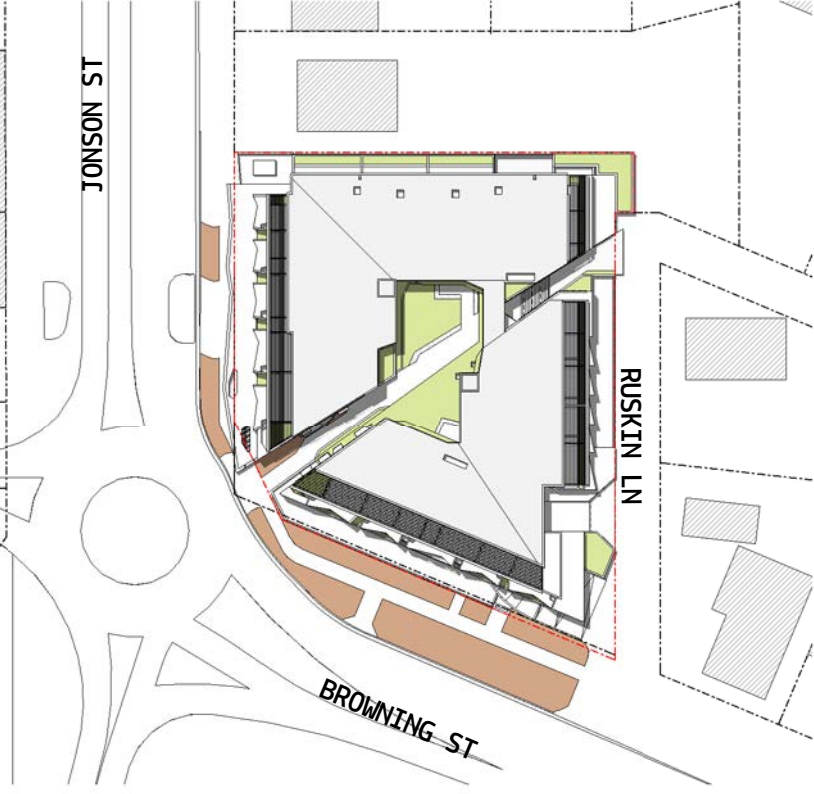
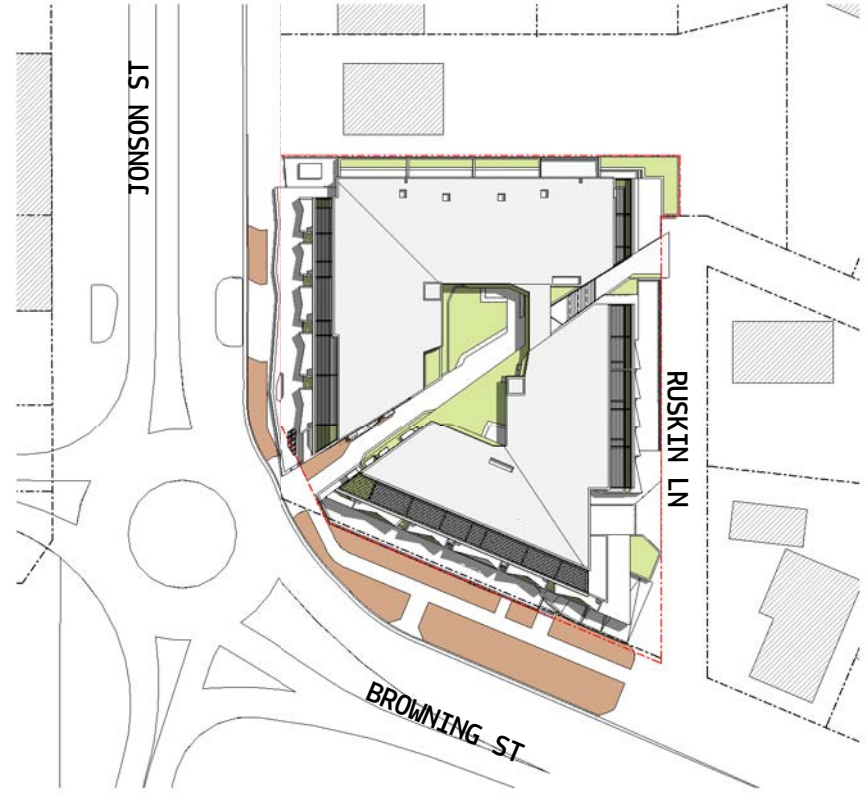
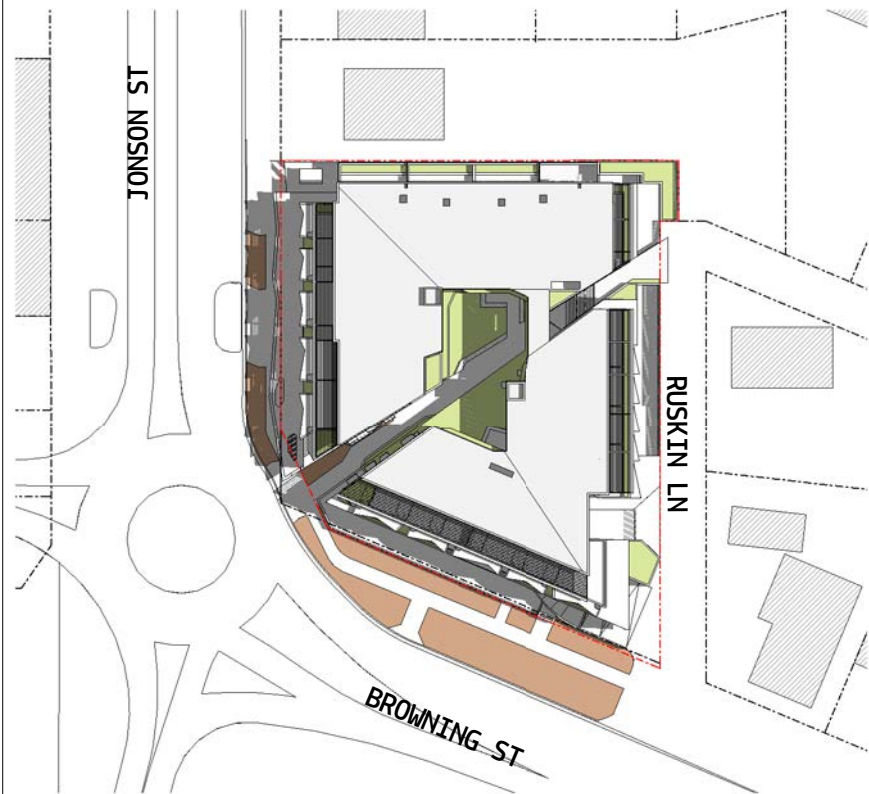
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PROJECT No:
170102

DATE: 2017	DWG No:	REV
DRAWN BY: ME	TP3.06	4

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JGD DEVELOPMENTS



PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
SUNSHADING DIAGRAMS

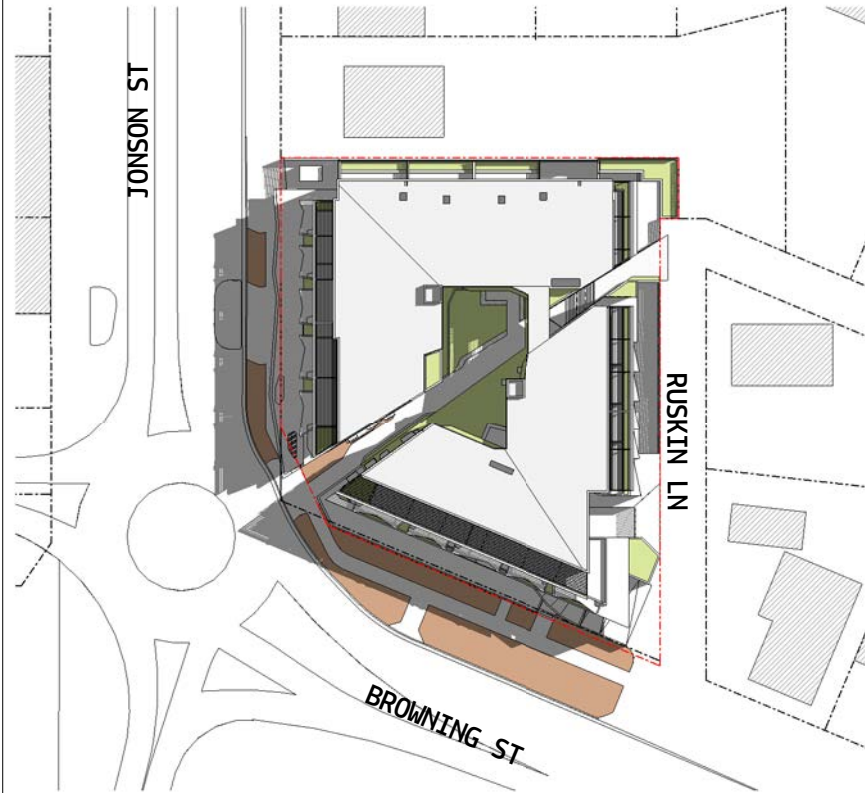
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PROJECT No:
170102

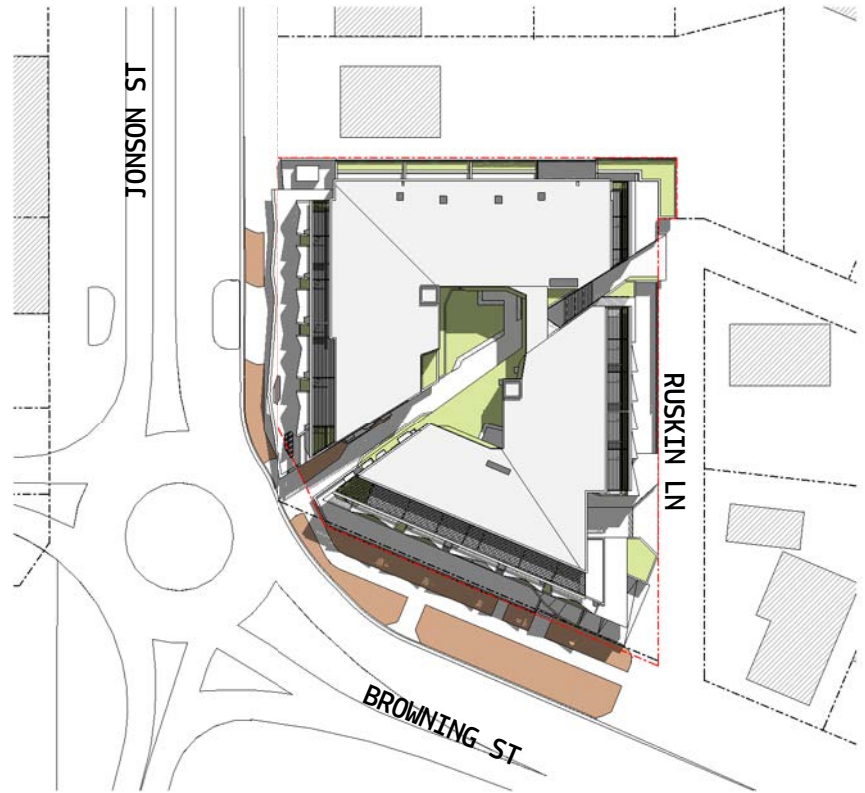
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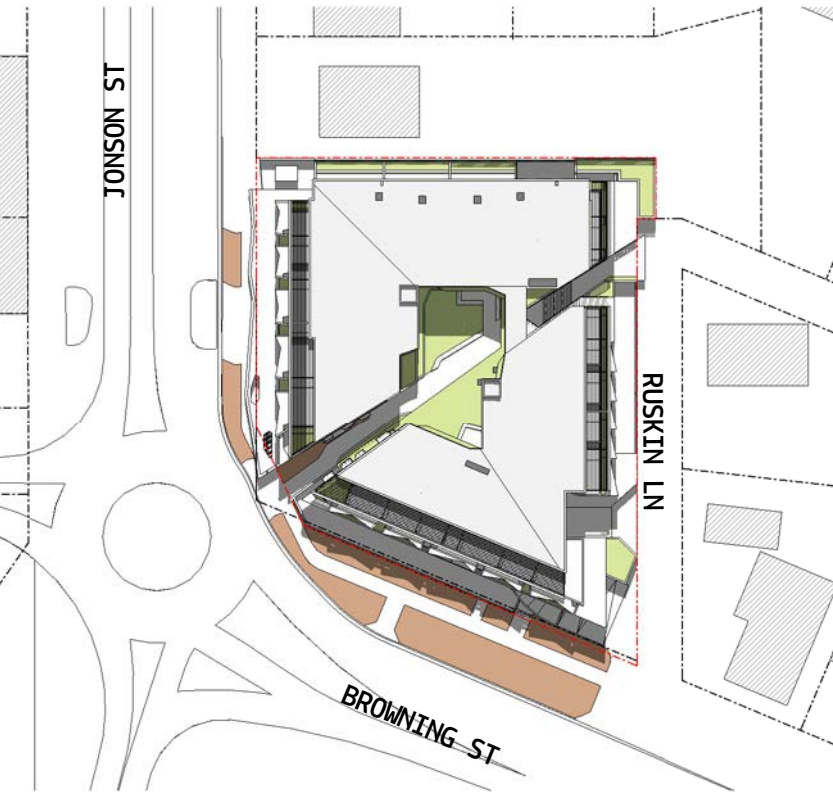
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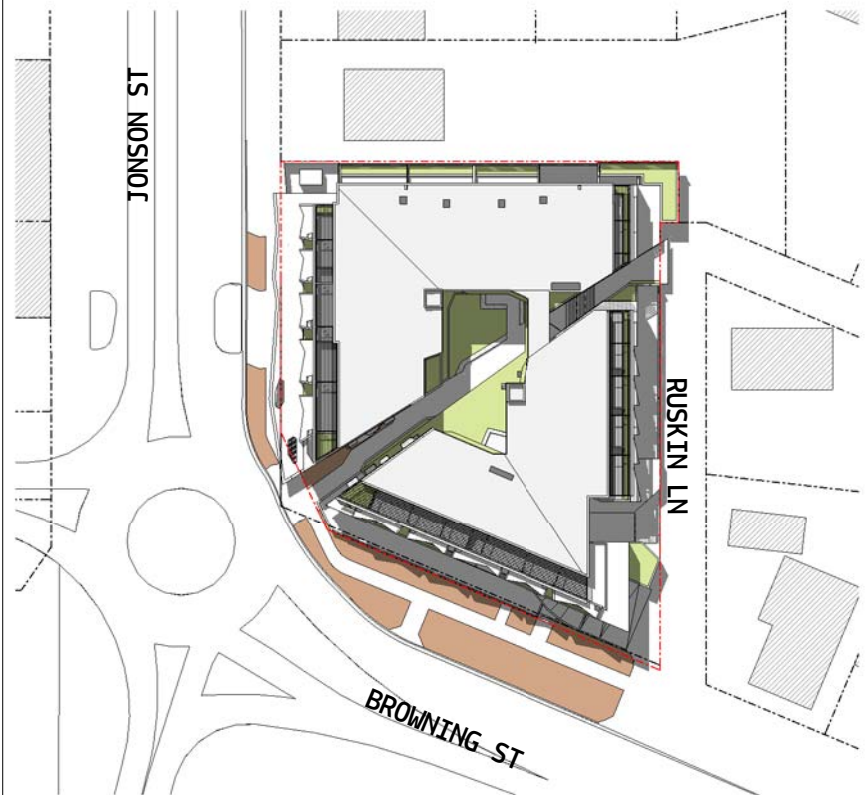
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SCALE 1 : 500



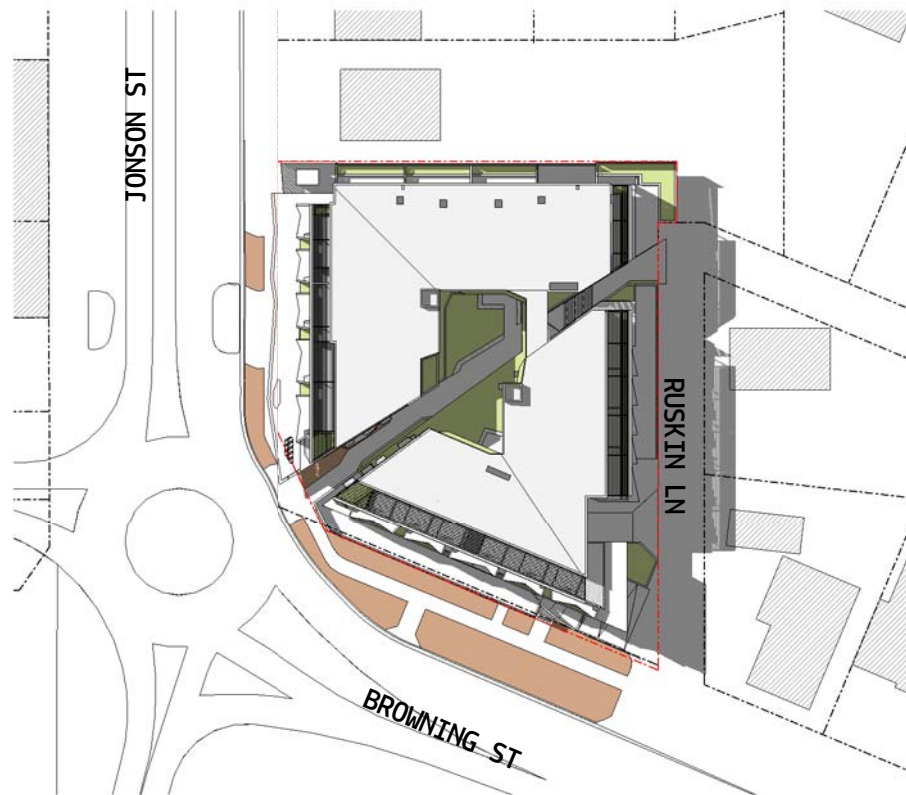
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SCALE 1 : 500



3 SITE SUN STUDY - EQUINOX 12PM
SCALE 1 : 500



4 SITE SUN STUDY - EQUINOX 1PM
SCALE 1 : 500



5 SITE SUN STUDY - EQUINOX 3PM
SCALE 1 : 500

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PRELIMINARY

3	06.08.2018	DA RF1	JM
2	21.07.2018	DA RF1	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

No Date Description By

CLIENT
JGD DEVELOPMENTS



PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

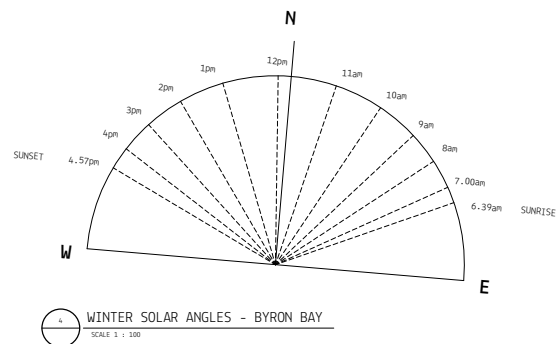
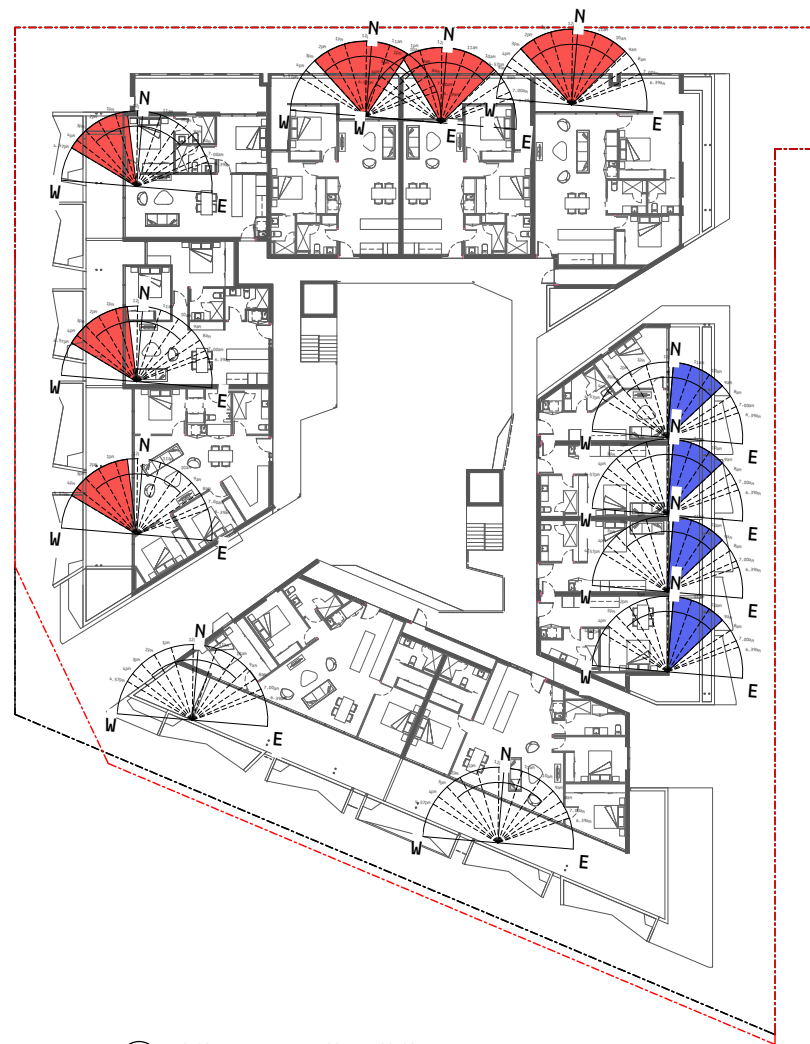
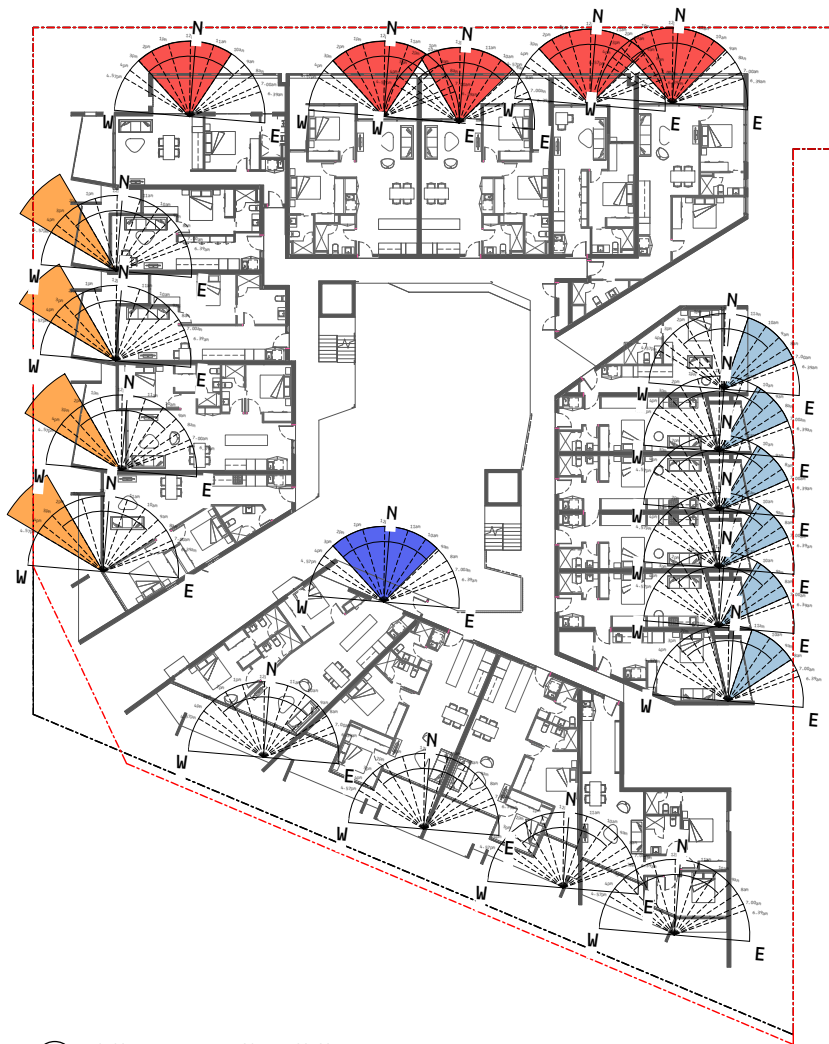
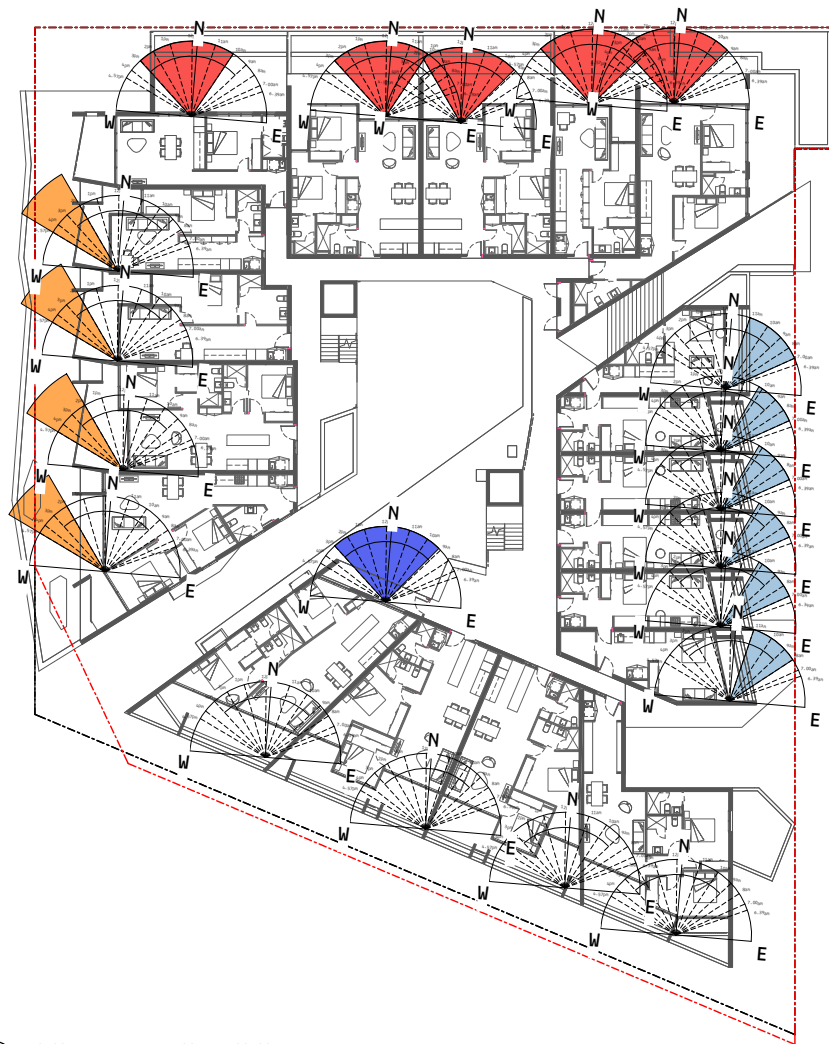
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SUNSHADING DIAGRAMS

SCALE: @ A1
1 : 500
PROJECT No:
170102

DATE:
2017
DRAWN BY:
ME
DNG No:
TP3.08
REV
3

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17 1070 1000
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SHOP TOP HOUSING

- APARTMENT RECEIVES A MIN OF 3 HOURS DIRECT SUNLIGHT BETWEEN 9AM & 3PM DURING MID-WINTER
- APARTMENT RECEIVES A MIN OF 3 HOURS DIRECT SUNLIGHT BETWEEN 8AM & 5PM DURING MID-WINTER

SERVICED APARTMENTS

- APARTMENT RECEIVES A MIN OF 3 HOURS DIRECT SUNLIGHT BETWEEN 9AM & 3PM DURING MID-WINTER
- APARTMENT RECEIVES A MIN OF 3 HOURS DIRECT SUNLIGHT BETWEEN 8AM & 5PM DURING MID-WINTER

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PRELIMINARY

3	06.08.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

No	Date	Description	By
3	06.08.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
APARTMENT SOLAR ACCESS

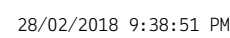
SCALE: @ A3	PROJECT No:
As indicated	170102
DATE: 2017	DWG No:
DRAWN BY: JM	REV
	TP3.09 3

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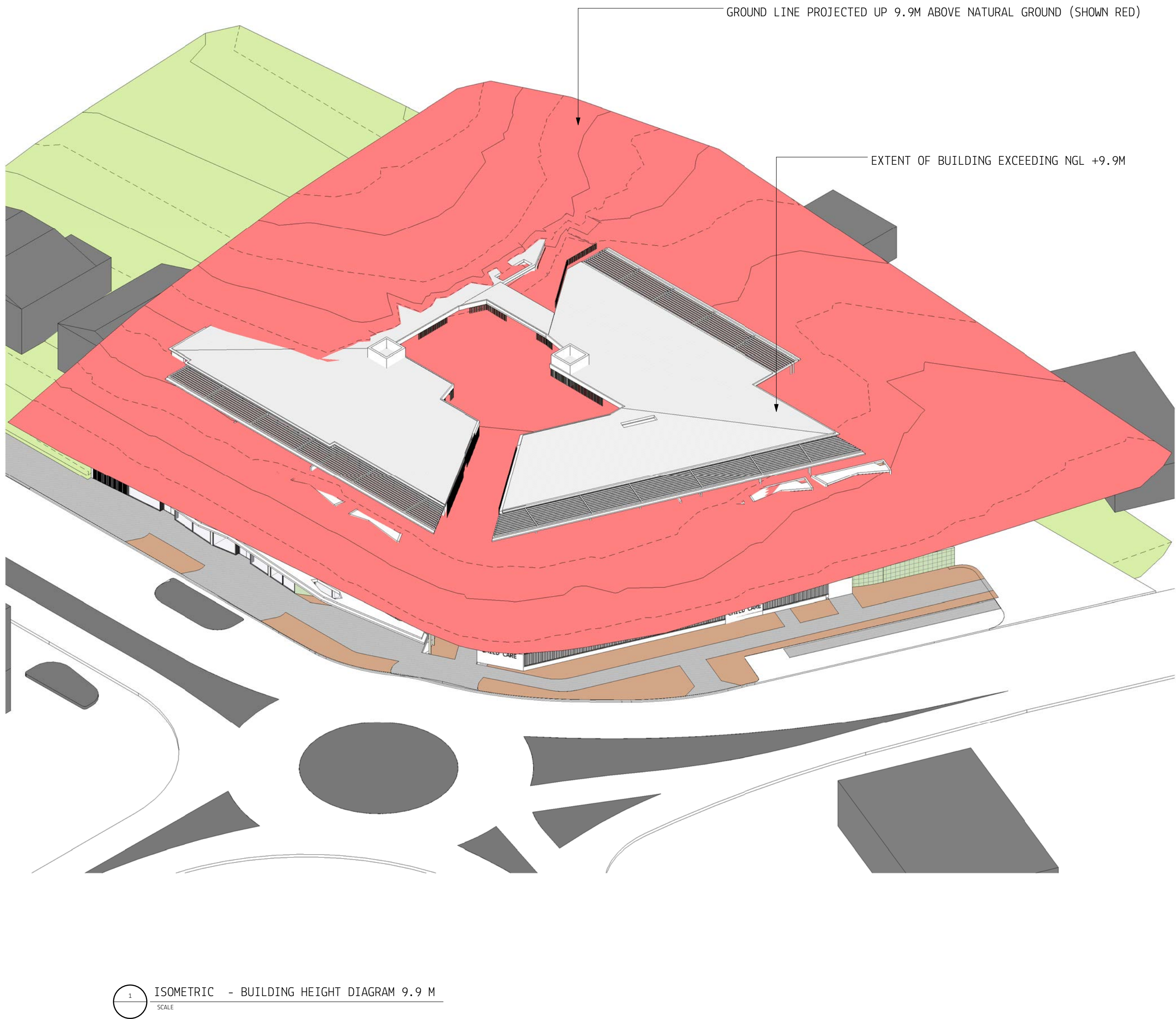
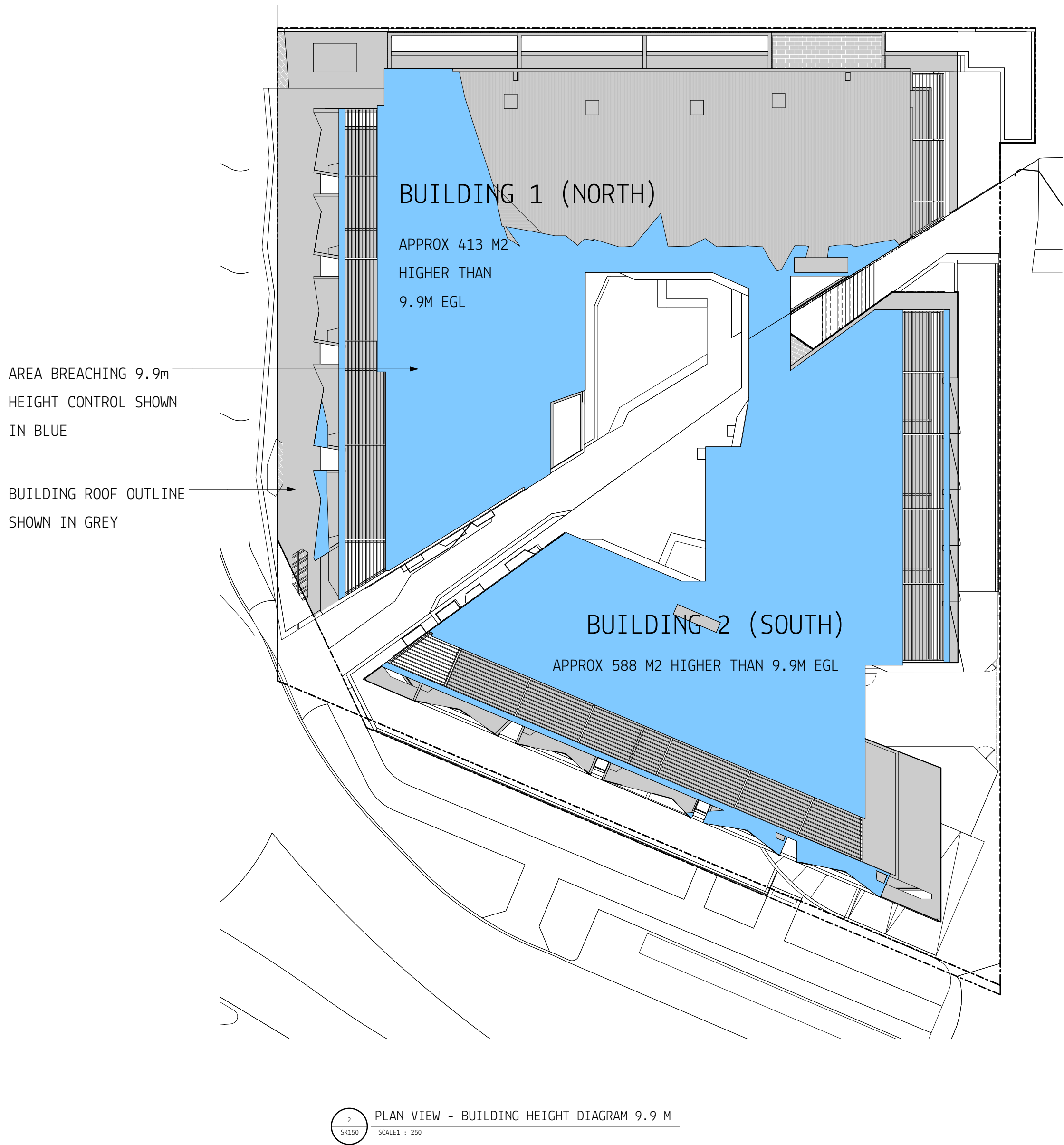


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PRELIMINARY

1	28.02.2018	DA RF1	JM
No	Date	Description	By

CLIENT

JGD DEVELOPMENTS



PROJECT TITLE

JONSON STREET MIXED USED
DEVELOPMENT

137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE

BUILDING HEIGHT DIAGRAM 9.9

SCALE: 1 : 250	PROJECT No:	170102
DATE:	DWG No:	REV
02/12/18	TP3.11	1
DRAWN BY:		
AUTOCAD		

MYERS ELLYETT

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JONSON & BROWNING ST - PERSPECTIVE

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2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
3D PERSPECTIVE

SCALE: @ A1PROJECT No:
170102

DATE: 2017	DWG No:	REV
DRAWN BY: ME	TP5.01	2

MYERS ELLYETT

31 JARVIS ST. PARRAMATTA NSW 2150
PT 1070 0000
www.myersellyett.com.au



JONSON ST - ELEVATION

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PRELIMINARY

2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
3D PERSPECTIVE

SCALE: @ A1PROJECT No:
170102

DATE: 2017	DWG No:	REV
DRAWN BY: ME	TP5.02	2

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PT 1070 1000
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JONSON & BROWNING ST - VIEW THROUGH PEDESTRIAN ENTRY

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PRELIMINARY				
2	12.12.2017	DA RFI		
1	15.08.2017	DEVELOPMENT APPLICATION		JM
No	Date	Description	By	
CLIENT				
JGD DEVELOPMENTS				
PROJECT TITLE				
JONSON STREET MIXED USED DEVELOPMENT				
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY				
DRAWING TITLE				
3D PERSPECTIVE				
SCALE: @ A1		PROJECT No: 170102		
DATE: 2017	DWG No:	REV		
DRAWN BY: ME	TP5.03	2		
MYERS ELLYETT				
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BROWNING STREET - ELEVATION

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PRELIMINARY

2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
3D PERSPECTIVE

SCALE: @ A1PROJECT No:
170102

DATE: 2017	ENG No:	REV
DRAWN BY: ME	TP5.04	2

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RUSKIN LANE - VIEW THROUGH REAR ENTRANCE TO INTERNAL COURTYARD

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PRELIMINARY

2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
3D PERSPECTIVE

SCALE: @ A1

PROJECT No:
170102

DATE: 2017	DWG No:	REV
DRAWN BY: ME	TP5.06	2

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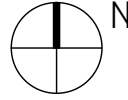
ARTIST'S PERSPECTIVE - BROWNING STREET

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PRELIMINARY

1	28.02.2018	DA RF1	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

N

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
3D PERSPECTIVE

SCALE: @ A1PROJECT No:
170102

DATE: 02/28/18	ENG No: TP5.07	REV 1
DRAWN BY: AUTHTOE		

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21 JONES ST | PADDINGTON | NSW | 1500
41 JONES ST

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ARTIST'S PERSPECTIVE - JONSON STREET

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PRELIMINARY

1	28.02.2018	DA RF1	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

N

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
3D PERSPECTIVE

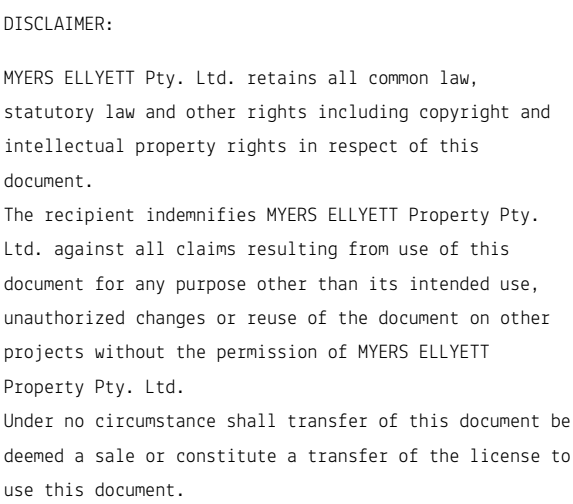
SCALE: @ A1PROJECT No:
170102

DATE: 02/28/18	DWG No: TP5.08	REV 1
DRAWN BY: AUTOTRACE		

MYERS ELLYETT

21 JONES ST. PADDINGTON QLD 4000
BY JOHN HAY

www.myersellyett.com.au



WINDOWS (total product specification – glass + frame)
U-value 2.98 (or less than) & SHGC 0.55 (+/-5%)

EXTERNAL WALL (Medium colour)
Concrete/Plasterboard Lined – R2.5 Bulk insulation

INTERNAL WALL
Cavity Panel/Concrete – No Insulation
Partition walls – No thermal insulation required

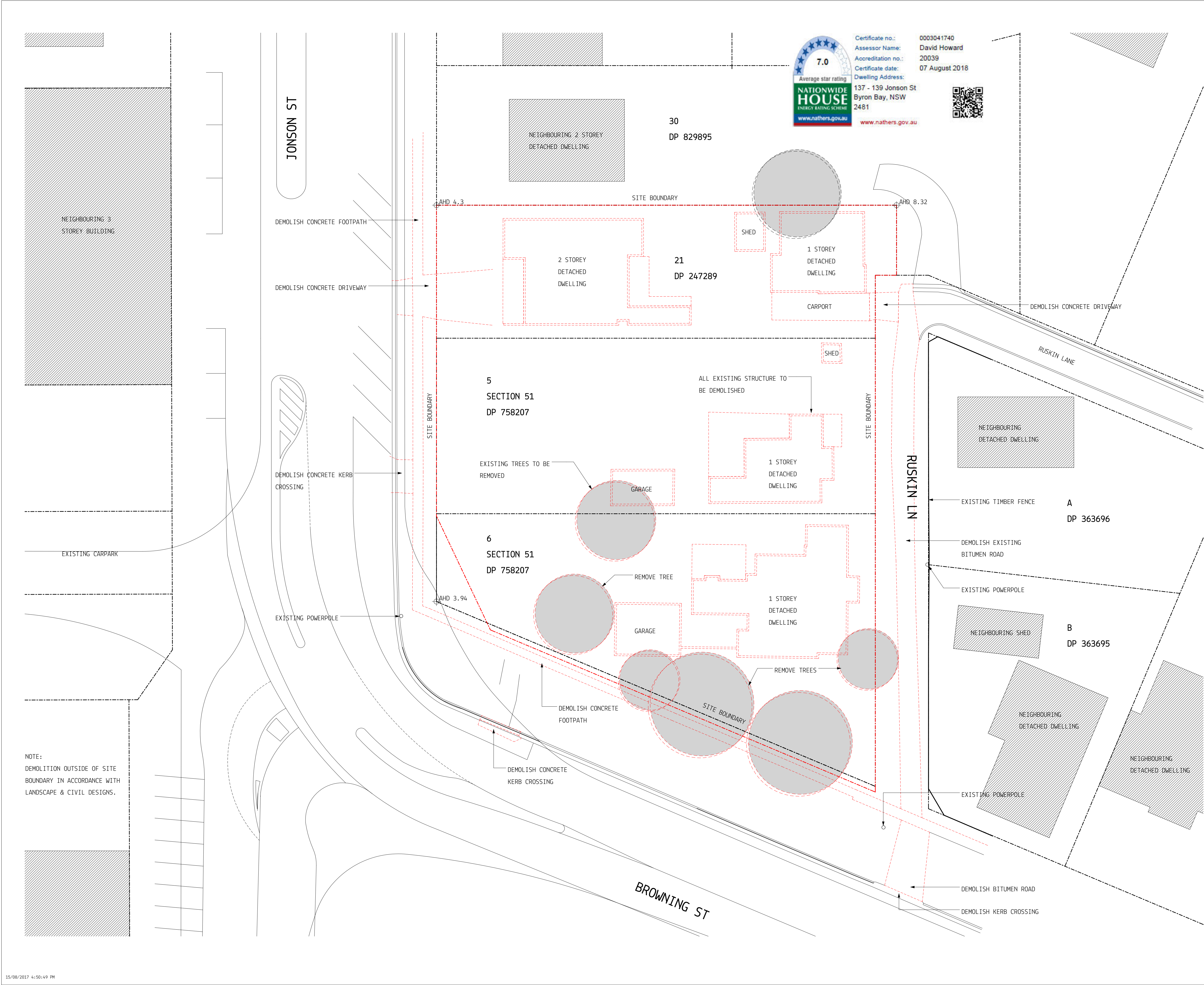
EXTERNAL FLOOR
Concrete Slab on Ground – No insulation
Suspended Concrete (above Conditioned spaces) – No insulation
Suspended Concrete (above Non-Conditioned spaces) – R1.5 Bulk insulation

EXTERNAL CEILING
Plasterboard – R3.0 Bulk insulation (Roof space above)
Concrete – R1.5 Bulk insulation (Balcony or garden above)

EXTERNAL ROOF (Medium Colour)
Plasterboard – 55mm Foil Blanket insulation with reflective airgap

RATED either with **NO DOWNLIGHTS** or with **LED downlights** which do not penetrate ceiling insulation (ie: IC rated)

15/08/2017 4:50:39 PM



7.0

Average star rating

NATIONWIDE

HOUSE

ENERGY RATING SCHEME

www.nathers.gov.au

Certificate no.: 0003041740

Assessor Name: David Howard

Accreditation no.: 20039

Certificate date: 07 August 2018

Dwelling Address: 137 - 139 Jonson St
Byron Bay, NSW 2481

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DA ISSUE

1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT

JGD DEVELOPMENTS

PROJECT TITLE

JONSON STREET MIXED USED DEVELOPMENT

137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE

SITE PLAN - DEMOLITION

SCALE: @ A1

1 : 200

PROJECT No:

170102

DATE:

2017

DWG No:

TP0.03

REV

1

DRAWN BY:

ME

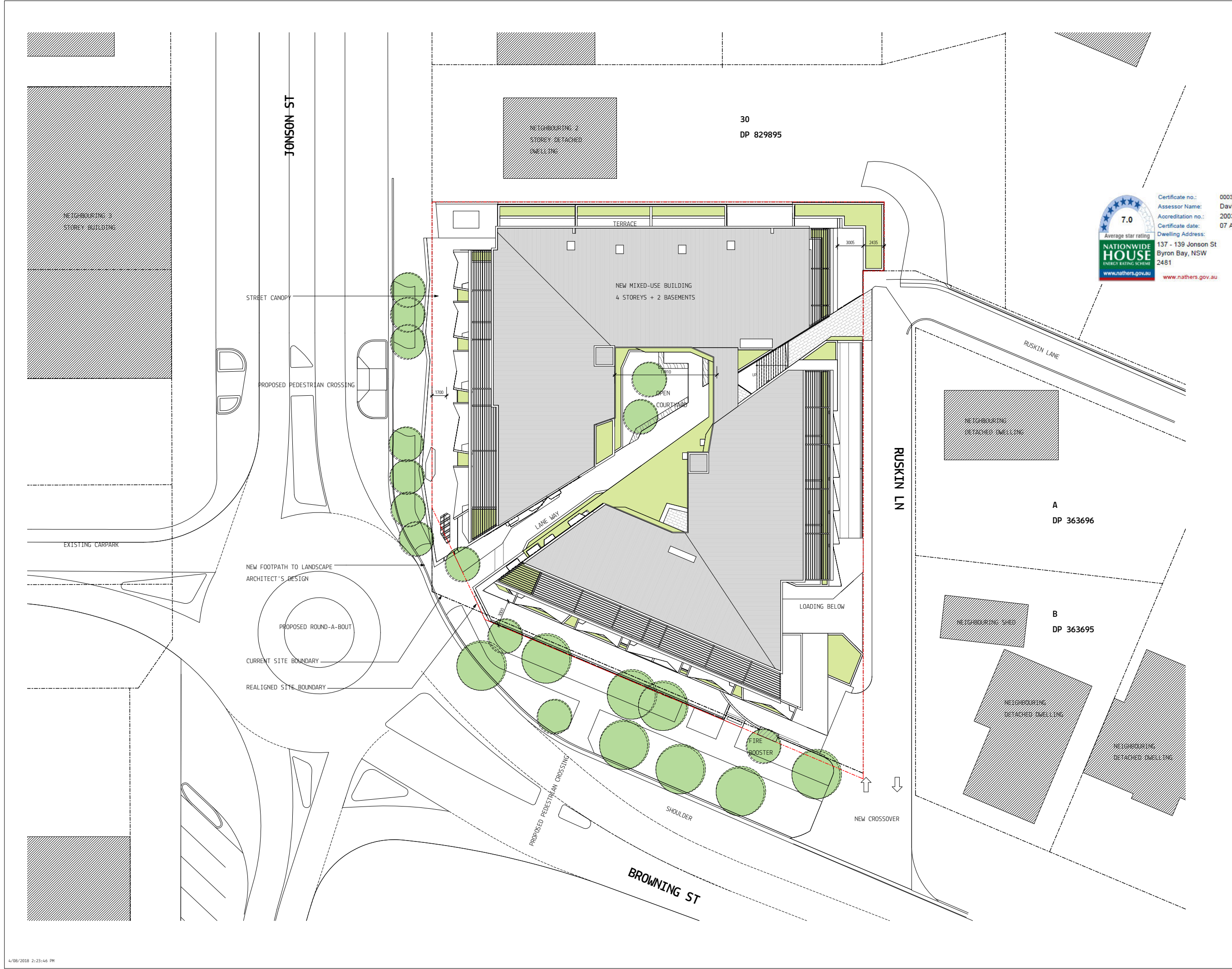
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21 JARVIS ST - PRODUCTIONS - 51/2 - 50/1

BY BYRON BAY

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15/08/2017 4:50:49 PM



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Accreditation no.:
Certificate date:
Dwelling Address:
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Byron Bay, NSW
2481
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0003041740
David Howard
20039
07 August 2018



PRELIMINARY

2	06.08.2018	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

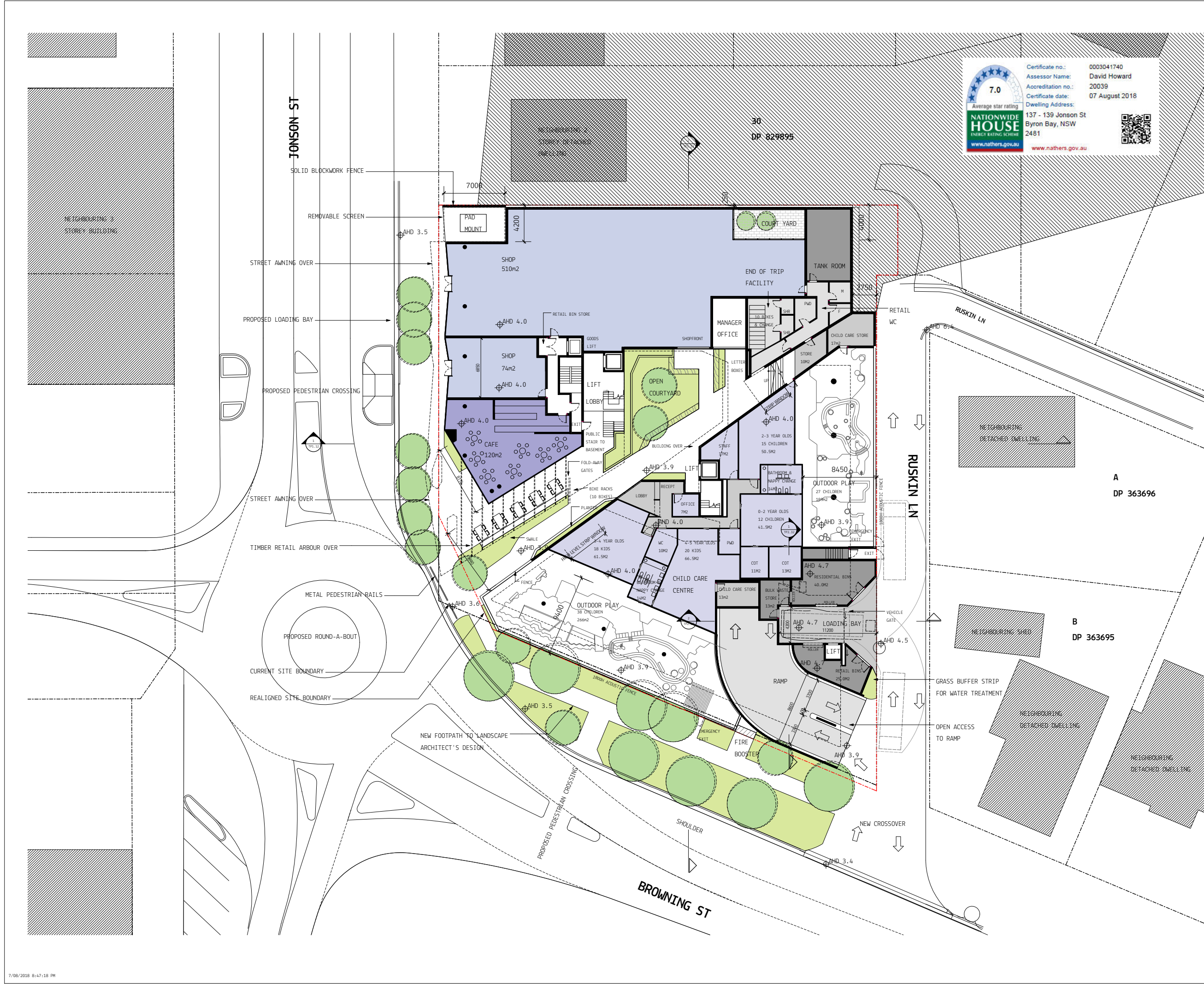


PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
SITE PLAN - PROPOSED

SCALE: @ A3 1 : 200	PROJECT No: 170102
DATE: 2017	DWG No: TP0.04
DRAWN BY: ME	REV 12

MYERS ELLYETT
11 GARRA ST. PORTERSON VIC 3207
BY JOHN GARD
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7.0
Average star rating
NATIONWIDE
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Certificate no.: 0003041740
Assessor Name: David Howard
Accreditation no.: 20039
Certificate date: 07 August 2018
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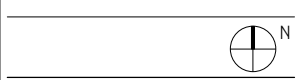
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- KEY**
- CAFE
 - SHOP
 - CHILD CARE
 - SHOP TOP HOUSING
 - SERVICED APARTMENTS

PRELIMINARY

No	Date	Description	By
5	06.08.2018	DA RFI	JH
4	28.02.2018	DA RFI	JH
3	30.01.2018	DA RFI	JH
2	12.12.2017	DA RFI	JH
1	15.08.2017	DEVELOPMENT APPLICATION	JH

CLIENT
JGD DEVELOPMENTS

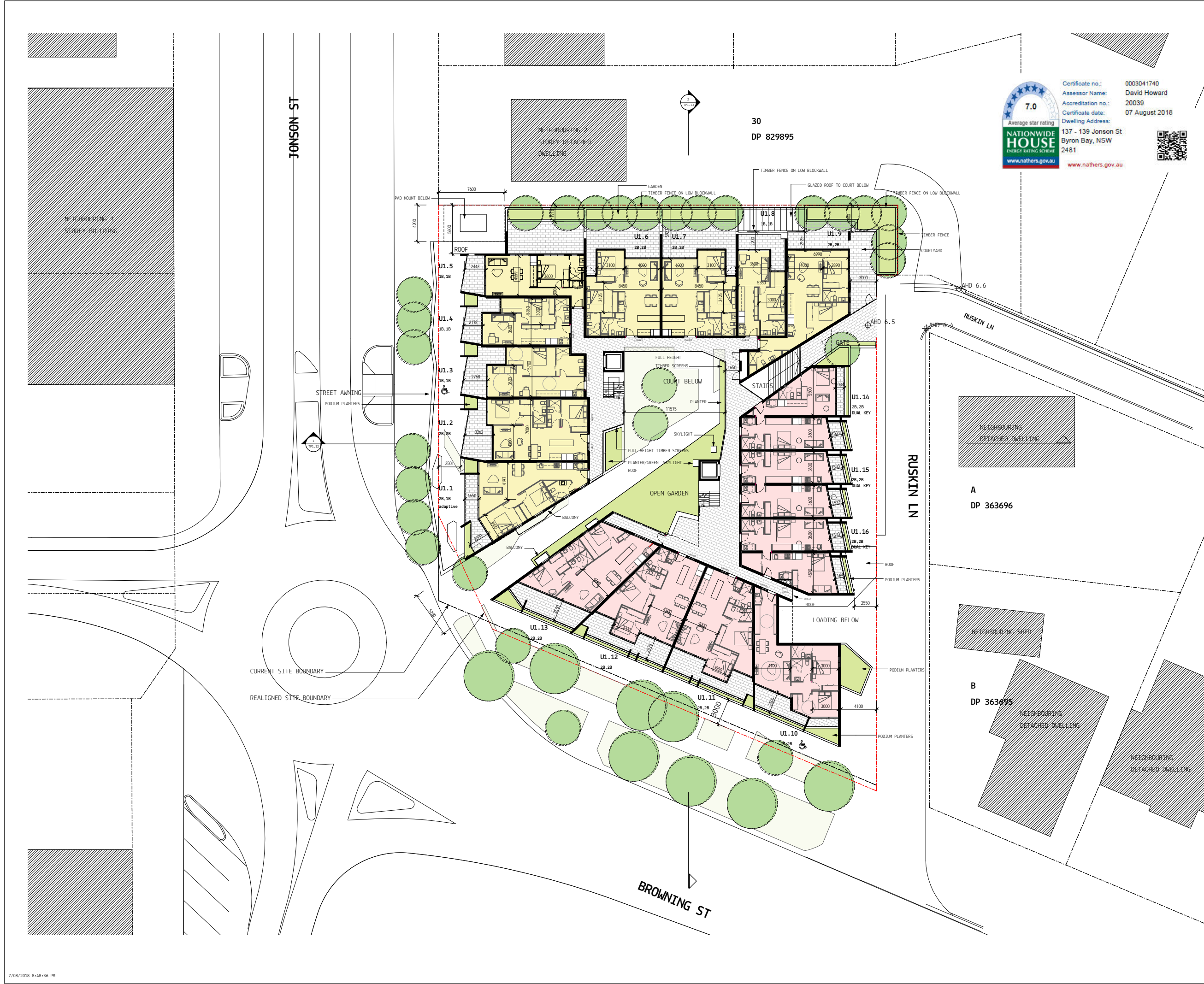


PROJECT TITLE
**JONSON STREET MIXED USED
DEVELOPMENT**
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
GROUND LEVEL

SCALE: @ A3 1 : 200	PROJECT No: 170102
DATE: 2017	DWG No: TP1.01
DRAWN BY: ME	REV 5

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Accreditation no.: 20039
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 - SHOP
 - CHILD CARE
 - SHOP TOP HOUSING
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PRELIMINARY

5	06.08.2018	DA RFI	JM
4	28.02.2018	DA RFI	JM
3	30.01.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
LEVEL 1

SCALE: @ A3
1 : 200
PROJECT No.: 170102
DATE: 2017
DRAWN BY: JM
DWG No: TP1.02
REV 5

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11 GARRA ST. PORTERSON VIC 3207
BY JOHN GARD
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PRELIMINARY

4	06.08.2018	DA RFI	3M
3	28.02.2018	DA RFI	3M
2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	3M

No Date Description By

CLIENT
JGD DEVELOPMENTS



PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT

137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
LEVEL 2

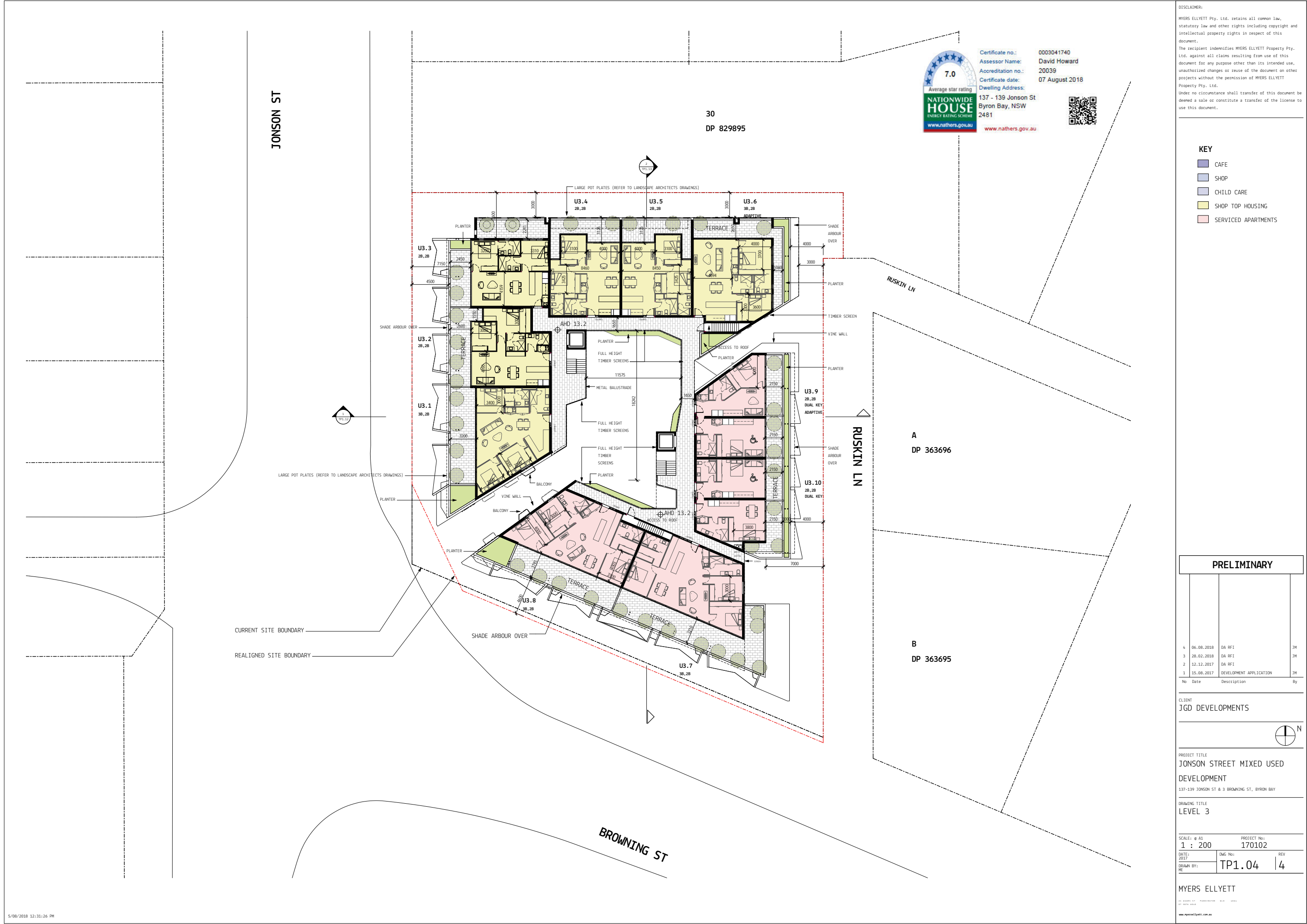
SCALE: @ A3
1 : 200

PROJECT No:
170102

DATE: 2017	DWG No:	REV
DRAWN BY: ME	TP1.03	4

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BY JOHN ARNDT
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- KEY**
- CAFE
 - SHOP
 - CHILD CARE
 - SHOP TOP HOUSING
 - SERVICED APARTMENTS

PRELIMINARY

No	Date	Description	By
4	06.08.2018	DA RFI	JM
3	28.02.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
LEVEL 3

SCALE: @ A1
1 : 200

PROJECT No.: 170102

DATE: 2017
DRAWN BY: ME

DWG No: TP1.04
REV: 4

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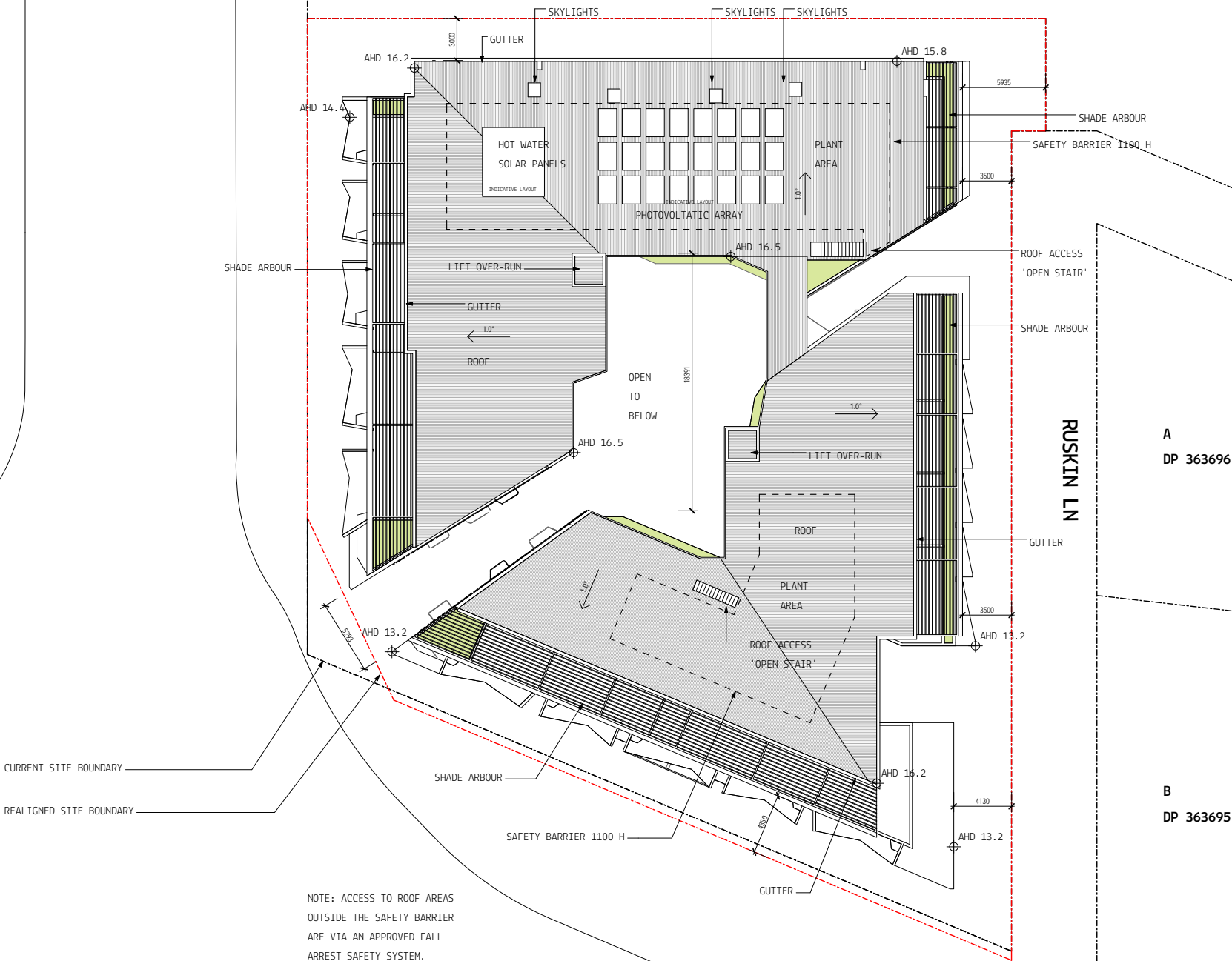
37 JARROLD ST PO BOX 100000 BYRON BAY NSW 2481
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JONSON ST

30
DP 829895



Certificate no.: 0003041740
Assessor Name: David Howard
Accreditation no.: 20039
Certificate date: 07 August 2018
Dwelling Address: 137 - 139 Jonson St
Byron Bay, NSW 2481
www.nathers.gov.au



NOTE: ACCESS TO ROOF AREAS
OUTSIDE THE SAFETY BARRIER
ARE VIA AN APPROVED FALL
ARREST SAFETY SYSTEM.

A
DP 363696

B
DP 363695

RUSKIN LN

BROWNING ST

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PRELIMINARY

4	06.08.2018	DA RF1	3M
3	28.02.2018	DA RF1	3M
2	12.12.2017	DA RF1	
1	15.08.2017	DEVELOPMENT APPLICATION	3M
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS



PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ROOF PLAN

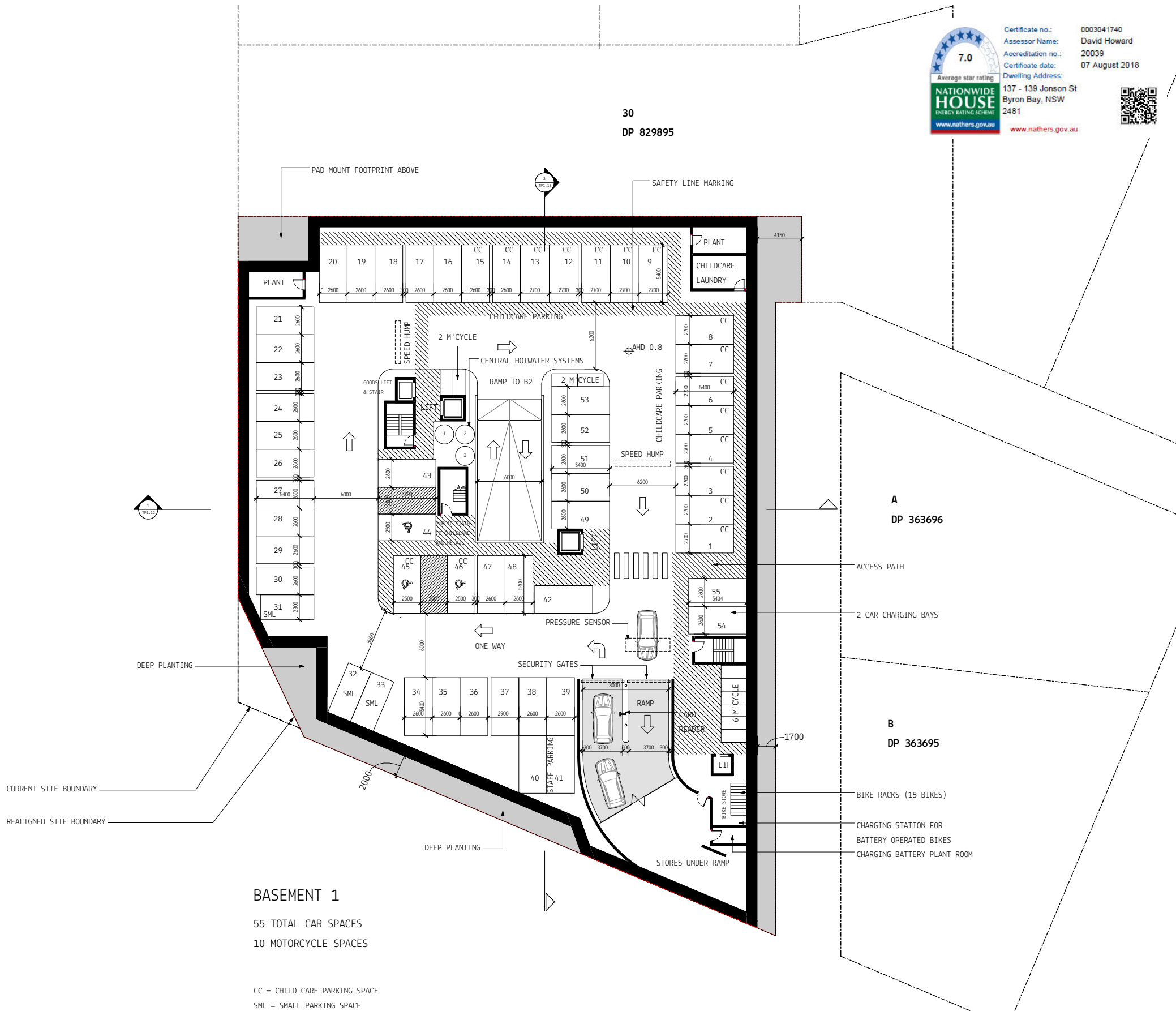
SCALE: @ A1
1 : 200

PROJECT No:
170102

DATE: 2017	DWG No: TP1.05	REV 4
DRAWN BY: ME		

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7.0

Average star rating

NATIONWIDE

HOUSE

ENERGY RATING SCHEME

www.nathers.gov.au

Certificate no.: 0003041740

Assessor Name: David Howard

Accreditation no.: 20039

Certificate date: 07 August 2018

Dwelling Address: 137 - 139 Jonson St
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PRELIMINARY

6	19.09.2018	DA RFI	JM
5	06.08.2018	DA RFI	JM
4	28.02.2018	DA RFI	JM
3	30.01.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE:
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
BASEMENT 1

SCALE: @ A1
1 : 200

PROJECT No:
170102

DATE:
2017

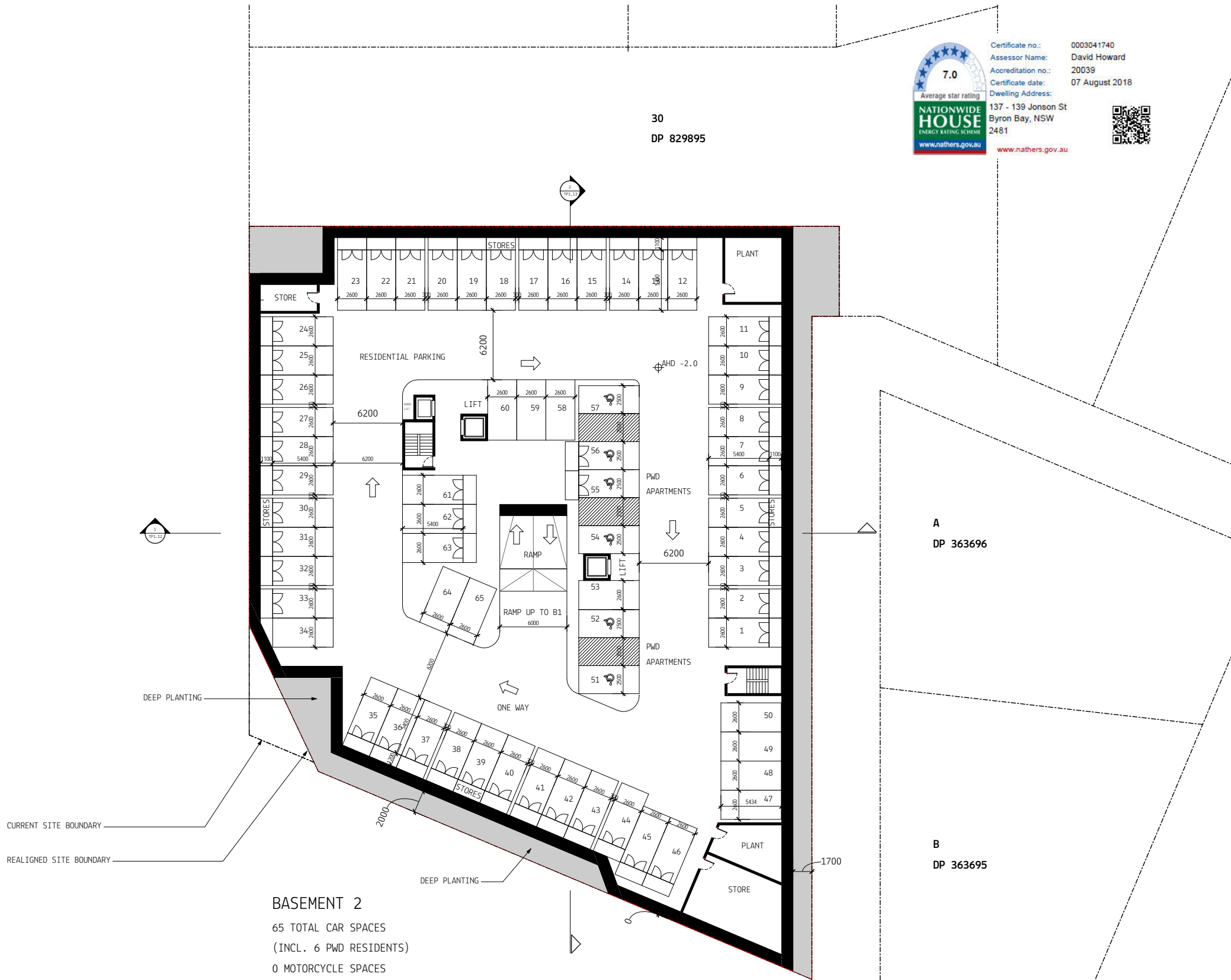
DWG No:
TP1.06

REV
6

MYERS ELLYETT

11 JARVIS ST PO BOX 100000 BYRON BAY NSW 2481

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BASEMENT 2
65 TOTAL CAR SPACES
(INCL. 6 PWD RESIDENTS)
0 MOTORCYCLE SPACES

30
DP 829895



Certificate no.: 0003041740
Assessor Name: David Howard
Accreditation no.: 20039
Certificate date: 07 August 2018
Dwelling Address: 137 - 139 Jonson St
Byron Bay, NSW
2481

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PRELIMINARY

No	Date	Description	By
4	06.08.2018	DA RF1	JM
3	28.02.2018	DA RF1	JM
2	12.12.2017	DA RF1	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

CLIENT
JGD DEVELOPMENTS



PROJECT TITLE
**JONSON STREET MIXED USED
DEVELOPMENT**
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
BASEMENT 2

SCALE: @ A1
1 : 200

PROJECT No:
170102

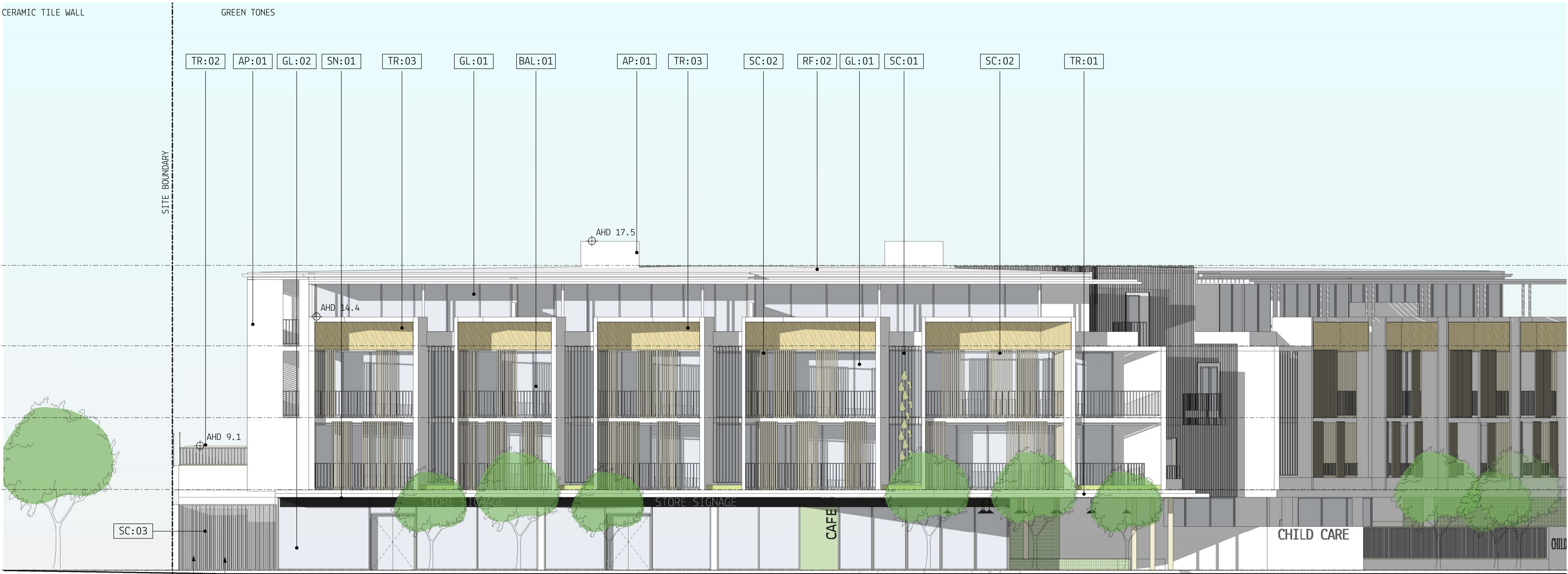
DATE	DWG No:	REV
2017	TP1.07	4

MYERS ELLYETT

137 JONSON ST BYRON BAY NSW 2481
137 JONSON ST
www.myersellyett.com.au

MATERIAL LEGEND

CODE:	DESCRIPTION:	COLOUR:
AP:01	RENDER TYPE 1	WHITE
AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
RF:02	METAL ROOF	PROFILED ZINCALUME
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



1 PROPOSED WEST ELEVATION
SCALE 1 : 100



Average star rating
7.0

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Certificate no.: 0003041740
Assessor Name: David Howard
Accreditation no.: 20039
Certificate date: 07 August 2018
Dwelling Address: 137 - 139 Jonson St
Byron Bay, NSW 2481
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PRELIMINARY

3	28.02.2018	DA RFI	JM
2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ELEVATION - WEST

SCALE: @ A1
1 : 100

PROJECT No:
170102

DATE: 2017	DWG No: TP1.08	REV 3
DRAWN BY: ME		

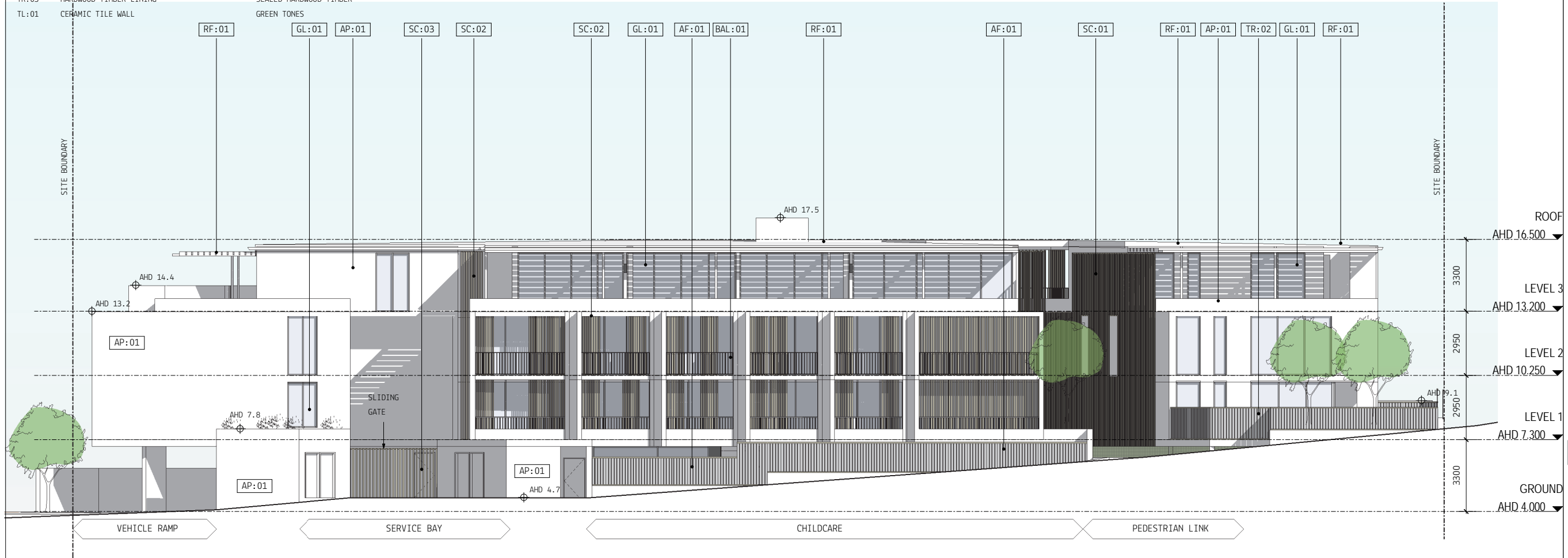
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21 JONSON ST PRODUCTION 010 1000
BY JGD DEVELOPMENTS

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MATERIAL LEGEND

CODE:	DESCRIPTION:	COLOUR:
AP:01	RENDER TYPE 1	WHITE
AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
RF:02	METAL ROOF	PROFILED ZINCALUME
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



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Assessor Name: David Howard
Accreditation no.: 20039
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PRELIMINARY

No	Date	Description	By
4	06.08.2018	DA RFI	JM
3	28.02.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ELEVATION - EAST

SCALE: @ A1
1 : 100
PROJECT No:
170102

DATE: 2017	DWG No:	REV
DRAWN BY: ME	TP1.09	4

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31 JARVIS ST. PARRAMATTA NSW 2150
31 JARVIS ST.
www.myersellyett.com.au

MATERIAL LEGEND

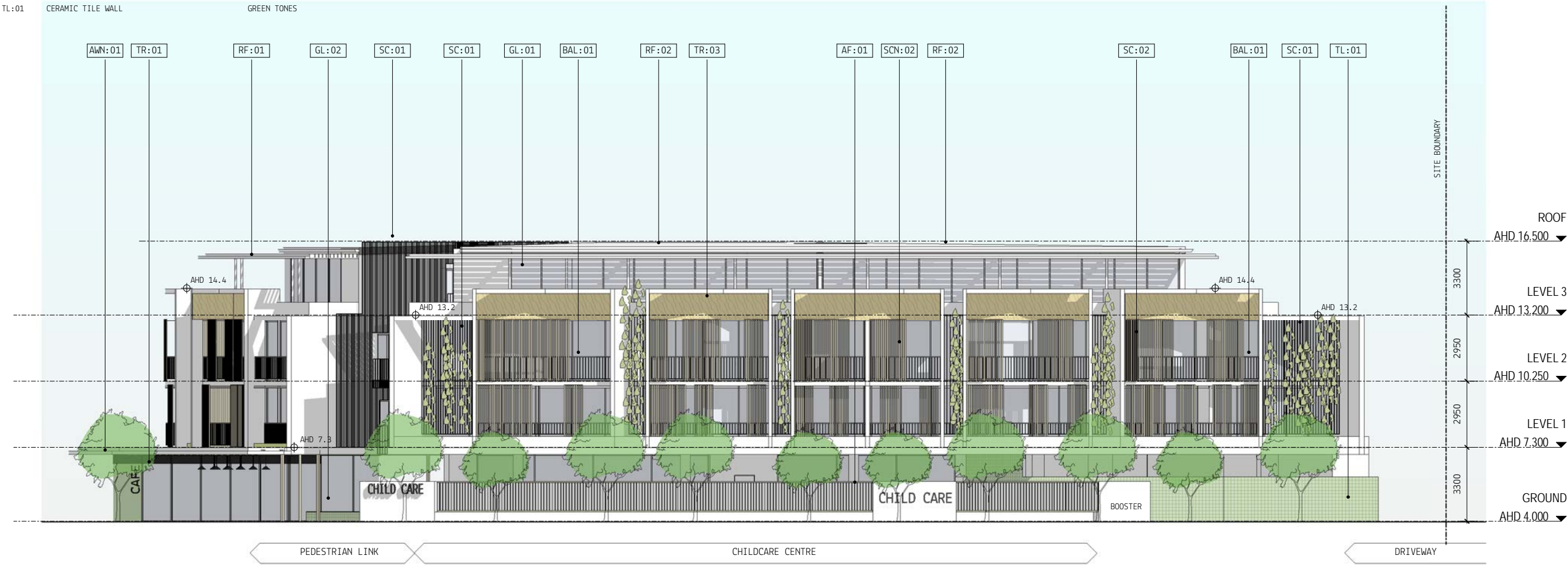
CODE:	DESCRIPTION:	COLOUR:
AP:01	RENDER TYPE 1	WHITE
AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
RF:02	METAL ROOF	PROFILED ZINCALUME
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



Certificate no.: 0003041740
Assessor Name: David Howard
Accreditation no.: 20039
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Dwelling Address: 137 - 139 Jonson St
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PRELIMINARY

5	06.08.2018	DA RF1	JM
4	28.02.2018	DA RF1	JM
3	30.01.2018	DA RF1	JM
2	12.12.2017	DA RF1	
1	15.08.2017	DEVELOPMENT APPLICATION	JM
No	Date	Description	By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ELEVATION - SOUTH

SCALE: @ A1
1 : 100
PROJECT No:
170102

DATE: 2017
DRAWN BY: ME
DNG No: TP1.10
REV 5

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17 JARVIS ST.
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MATERIAL LEGEND

CODE:	DESCRIPTION:	COLOUR:
AP:01	RENDER TYPE 1	WHITE
AF:01	ACOUSTIC TIMBER FENCE	WHITE
AWN:01	STREET AWNING	WHITE TINTED CONCRETE
BAL:01	METAL BALUSTRADE	WHITE POWDERCOAT
GL:01	FULL HEIGHT APARTMENT GLAZING SYSTEMS	TINTED DOUBLE GLAZING, CHARCOAL FRAMES
GL:02	FULL HEIGHT SHOP FRONT GLAZING	TINTED GLAZING, CHARCOAL FRAMES
GL:03	OPAQUE GLASS	FROSTED GLAZING, CHARCOAL FRAMES
RF:01	ARBOUR SHADE ROOF	WHITE POWDERCOAT
RF:02	METAL ROOF	PROFILED ZINCALUME
SC:01	TIMBER VINE SCREEN	SEALED HARDWOOD TIMBER
SC:02	SLIDING SHADE SHUTTERS	SEALED TIMBER, METAL FRAMES
SC:03	METAL PLANT SCREEN	CHARCOAL POWDERCOAT
SC:04	FULL HEIGHT PRIVACY SCREENS SLIDING	SEALED HARDWOOD TIMBER
SN:01	RETAIL/SHOP SIGNAGE BAND	CHARCOAL BACKING BAND
TR:01	TIMBER RETAIL ARBOUR	SEALED HARDWOOD TIMBER
TR:02	TIMBER FENCE	PAINTED WHITE
TR:03	HARDWOOD TIMBER LINING	SEALED HARDWOOD TIMBER
TL:01	CERAMIC TILE WALL	GREEN TONES



Certificate no.: 0003041740
Assessor Name: David Howard
Accreditation no.: 20039
Certificate date: 07 August 2018
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1 PROPOSED NORTH ELEVATION
SCALE 1 : 100

PRELIMINARY

No	Date	Description	By
3	28.02.2018	DA RF1	JM
2	12.12.2017	DA RF1	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
ELEVATION - NORTH

SCALE: @ A1 PROJECT No: 170102
1 : 100

DATE:	DWG No:	REV
2017	TP1.11	3
DRAWN BY: ME		

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21 JONES ST, PORTLAND VIC 3207
BYRON BAY

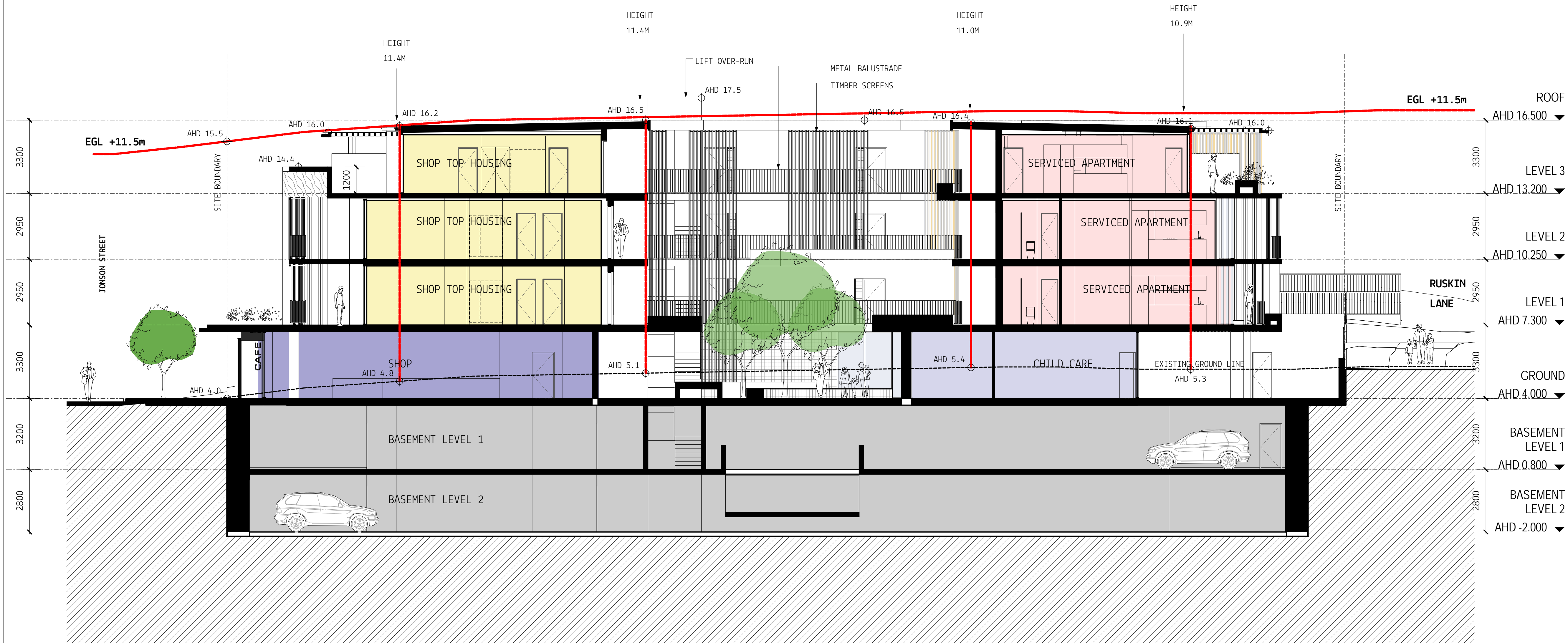
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SECTION 01
SCALE 1 : 100

PRELIMINARY

No	Date	Description	By
3	28.02.2018	DA RFI	JM
2	12.12.2017	DA RFI	JM
1	15.08.2017	DEVELOPMENT APPLICATION	JM

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
SECTION 01

SCALE: @ A1 1 : 100	PROJECT No: 170102
DATE: 02/17/17 DRAWN BY: AUTOCAD	DWG No: TP1.12 REV 3

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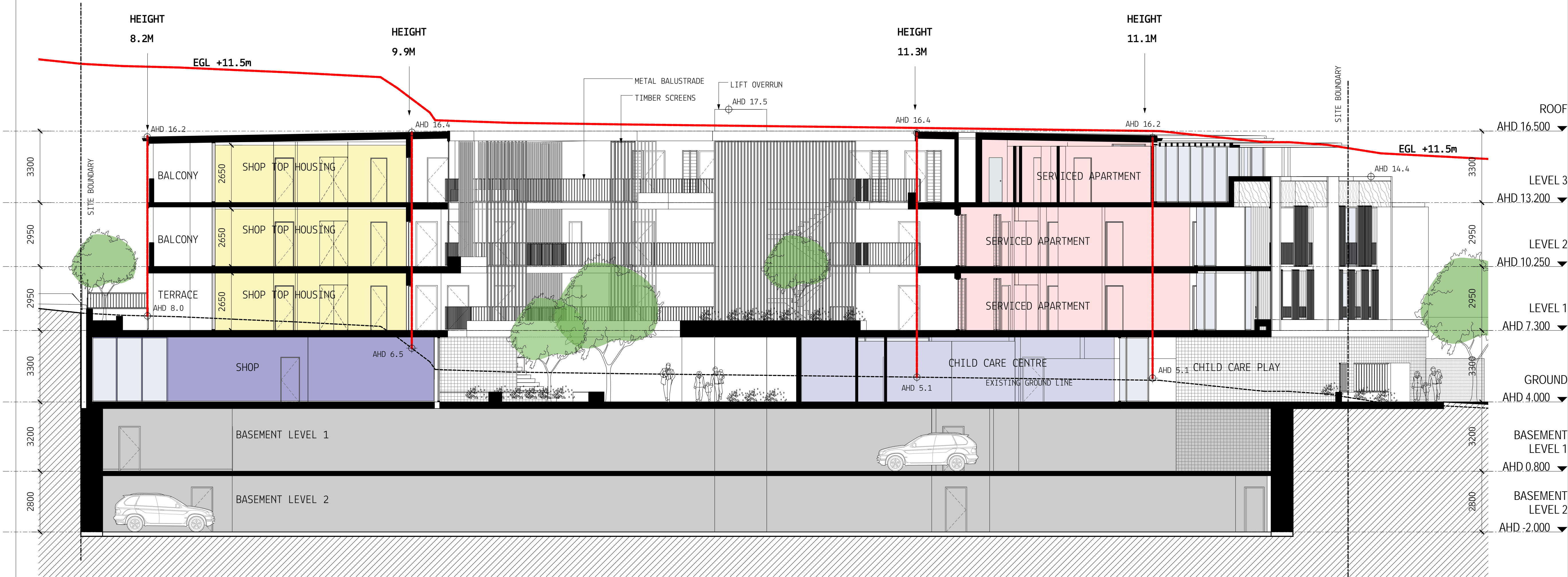
Certificate no.: 0003041740
Assessor Name: David Howard
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KEY

- CAFE
- SHOP
- CHILD CARE
- SHOP TOP HOUSING
- SERVICED APARTMENTS



PRELIMINARY

3	28.02.2018	DA RFI	JM
2	12.12.2017	DA RFI	
1	15.08.2017	DEVELOPMENT APPLICATION	JM

No Date Description By

CLIENT
JGD DEVELOPMENTS

PROJECT TITLE
JONSON STREET MIXED USED
DEVELOPMENT
137-139 JONSON ST & 3 BROWNING ST, BYRON BAY

DRAWING TITLE
SECTION 02

SCALE: @ A1 PROJECT No:
As indicated 170102

DATE: 02/17/17	DWG No: TP1.13	REV 3
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