



Development Application.

Residential Housing Complex.

11 Duke Street, Coffs Harbour.

Mission Australia Housing

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Project Details.

Client.

Mission Australia Housing

Consultants.

Project Management.....	Signature Project Management
Landscape Architect.....	Taylor Brammer
Services Engineer.....	Epicentre
BASIX.....	Epicentre
ASP3.....	Gosling Electrical
Civil.....	Northrop
Quantity Surveyor.....	Hollis Partners
Access Consultant.....	Code Performance
Acoustic Consultant.....	Acoustic Logic
Town Planner.....	Keiley Hunter Town Planning
Traffic Consultant.....	TEF Consulting
Waste Consultant.....	Dickens Solutions
BCA Consultant.....	Technical Inner Sight

Become.

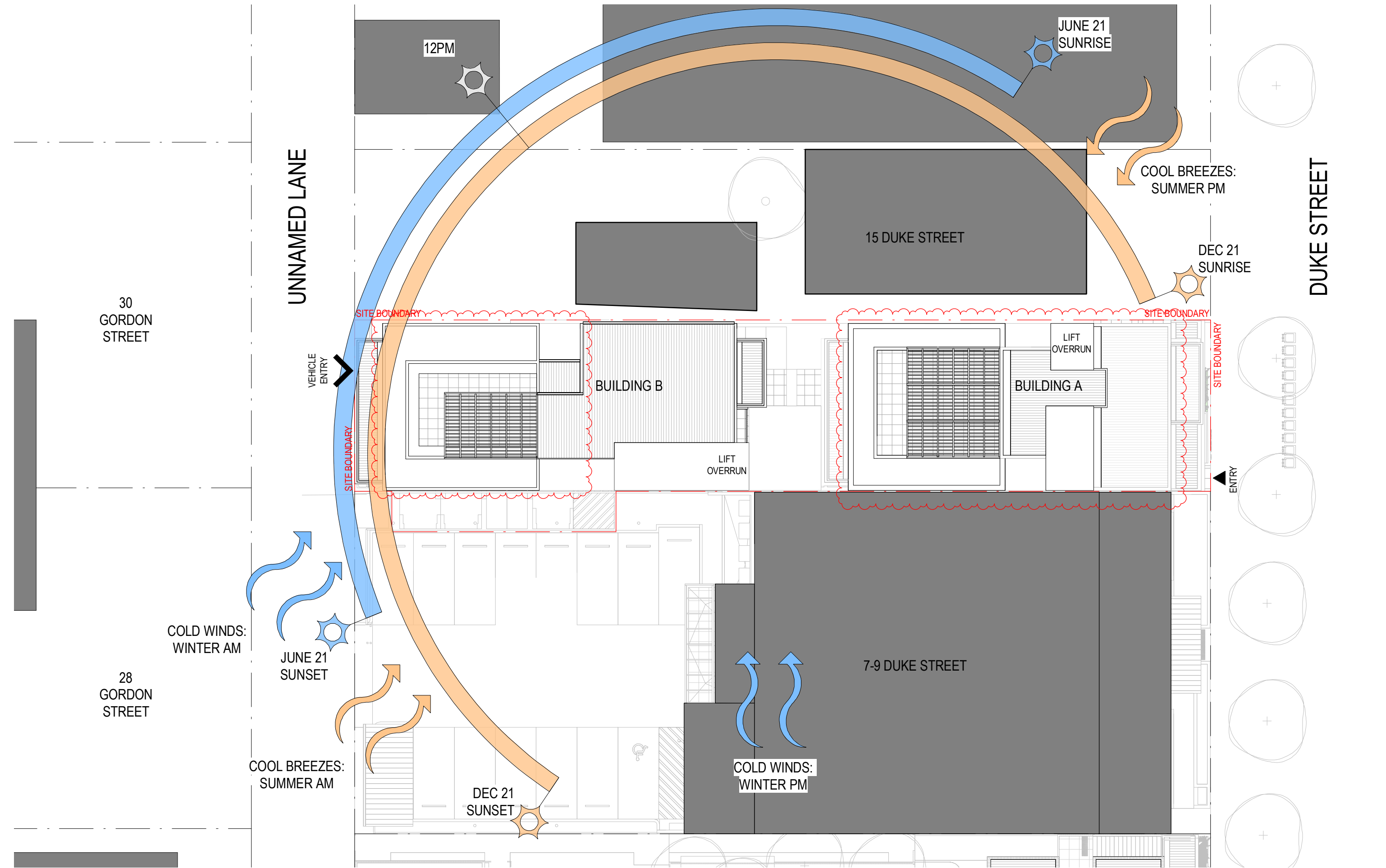
Become. Architecture.
Suite 104, 46-48 East Esplanade, Manly, NSW 2095

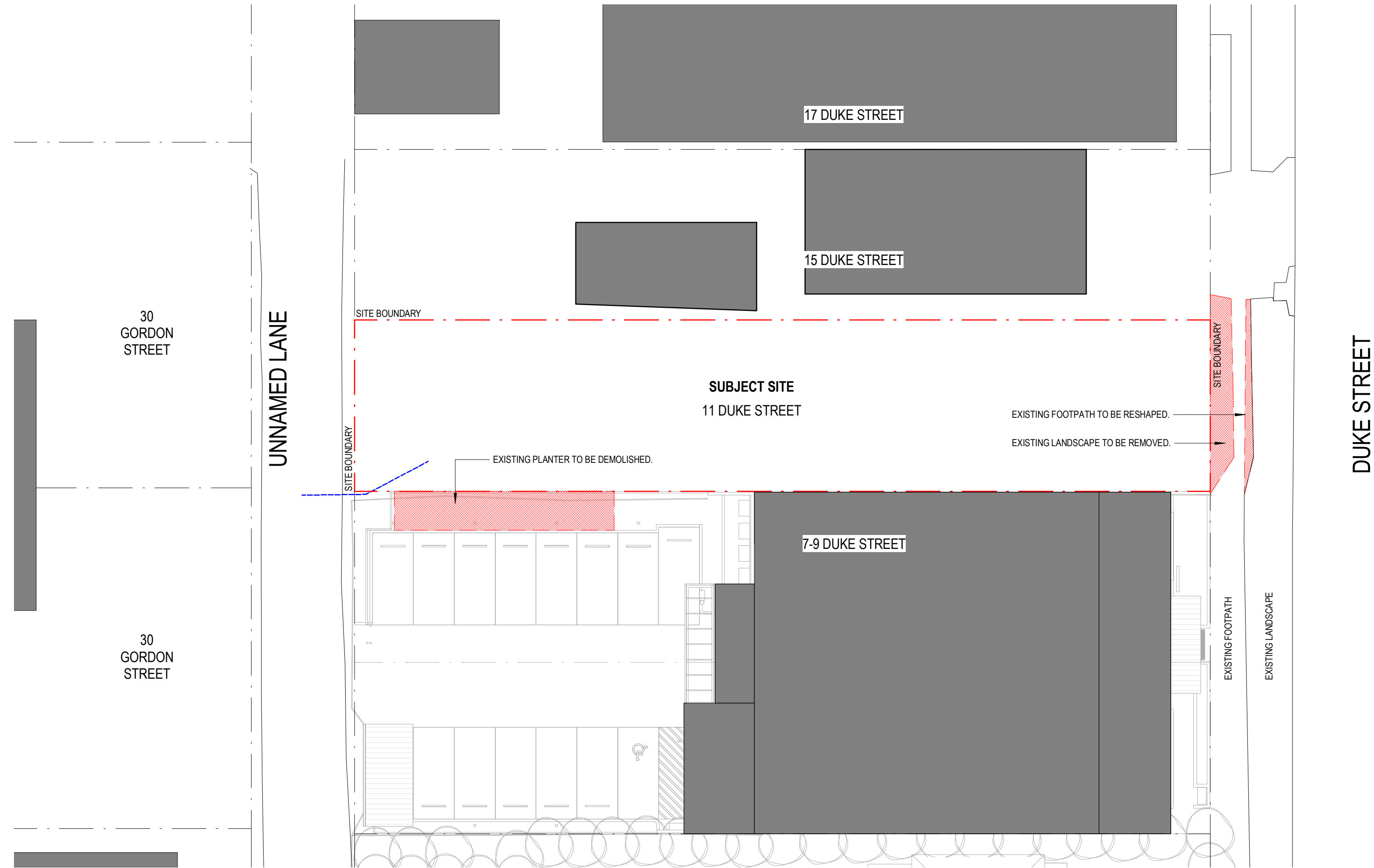
Nominated Architect:	Ben Reid	NSW 8767
	Andrew Talbot	NSW 10387

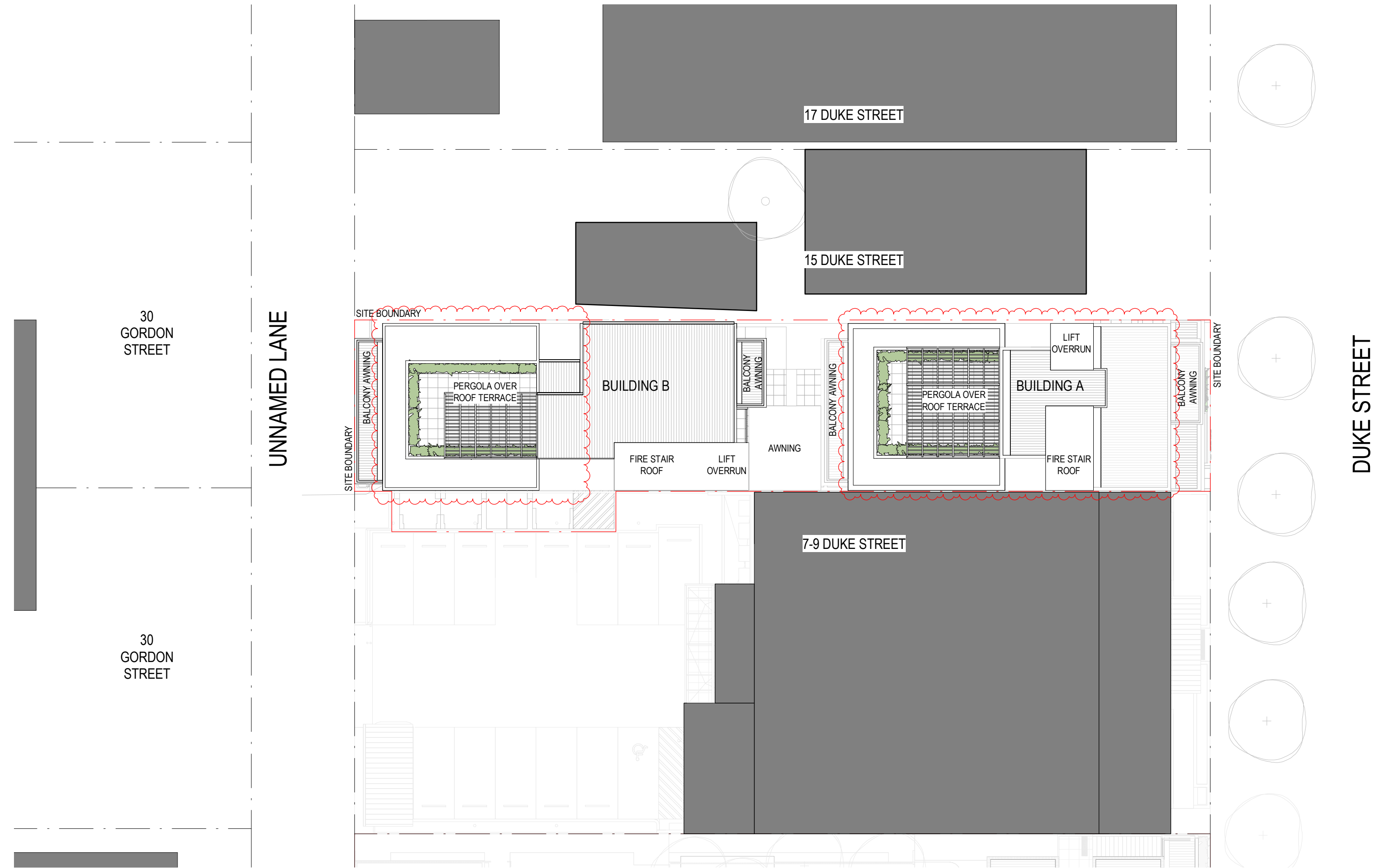
Existing Site Area.	505.1 m²
Proposed Site Area.	537.2m²
Zoning.	E2 Commercial Core
Maximum Height.	28 m
Mapped FSR.	4.5:1
Development FSR.	2.27:1
Number of Proposed Dwellings.	25 Dwellings
Number of Proposed Accessible Dwellings.	2 / 25 (8%)

Location Plan.

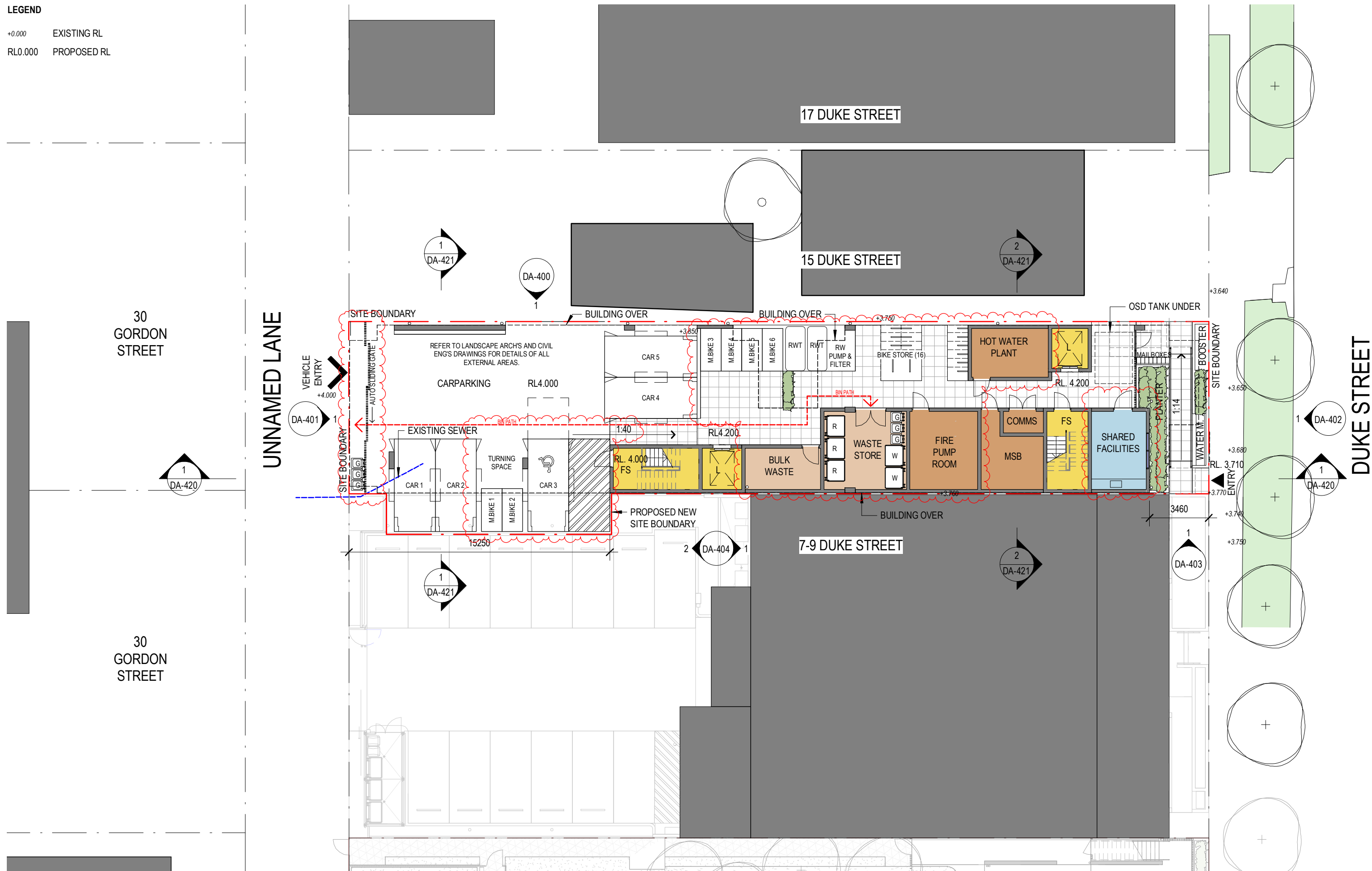








+0.000	EXISTING RL
RL0.000	PROPOSED RL



Residential Housing Complex.

Status. **Development Application. Not For Construction.**

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0
Scale (@A3)
1:200

Drawing Title.
**PROPOSED GROUND LEVEL
PLAN**

Rev. J

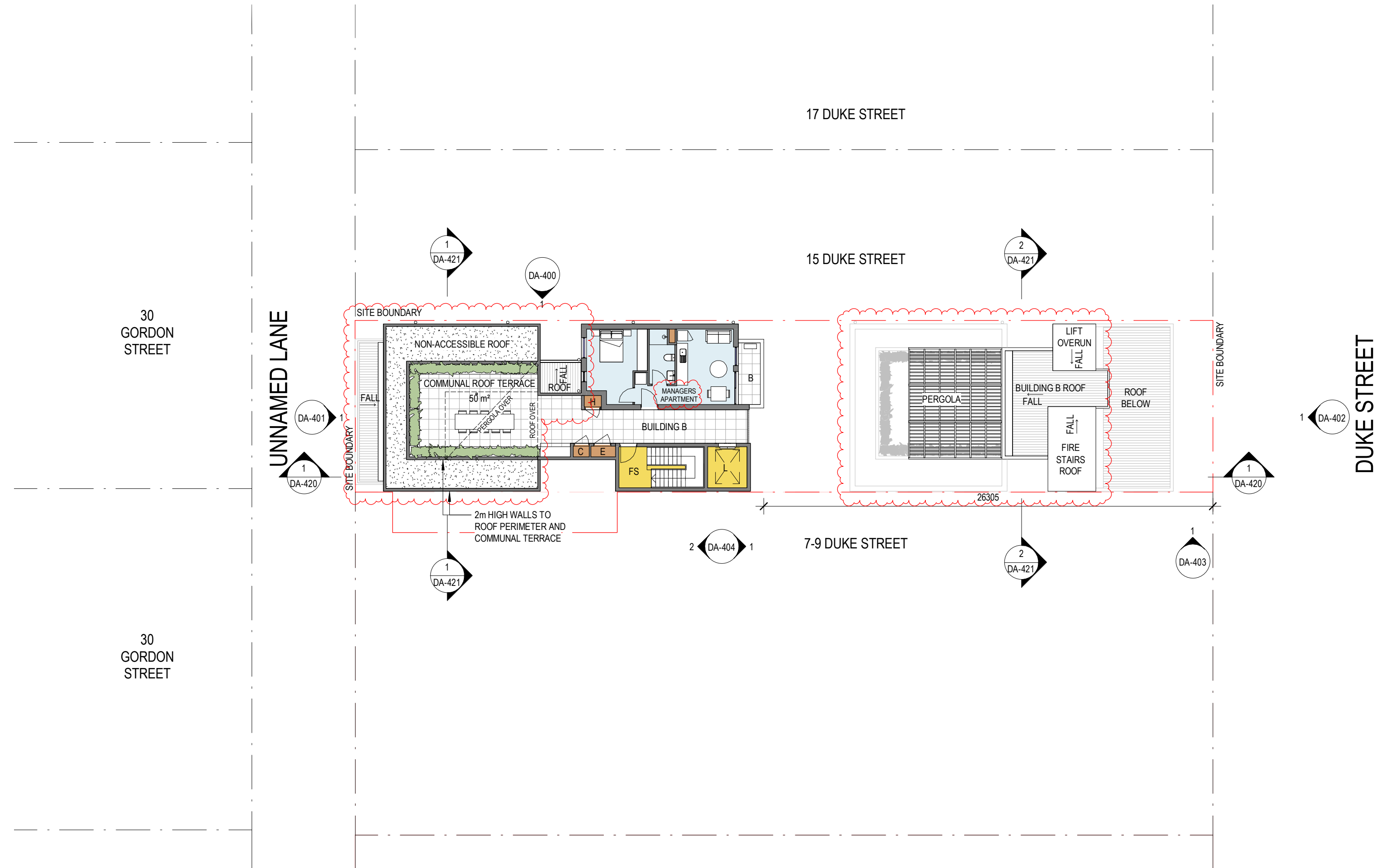


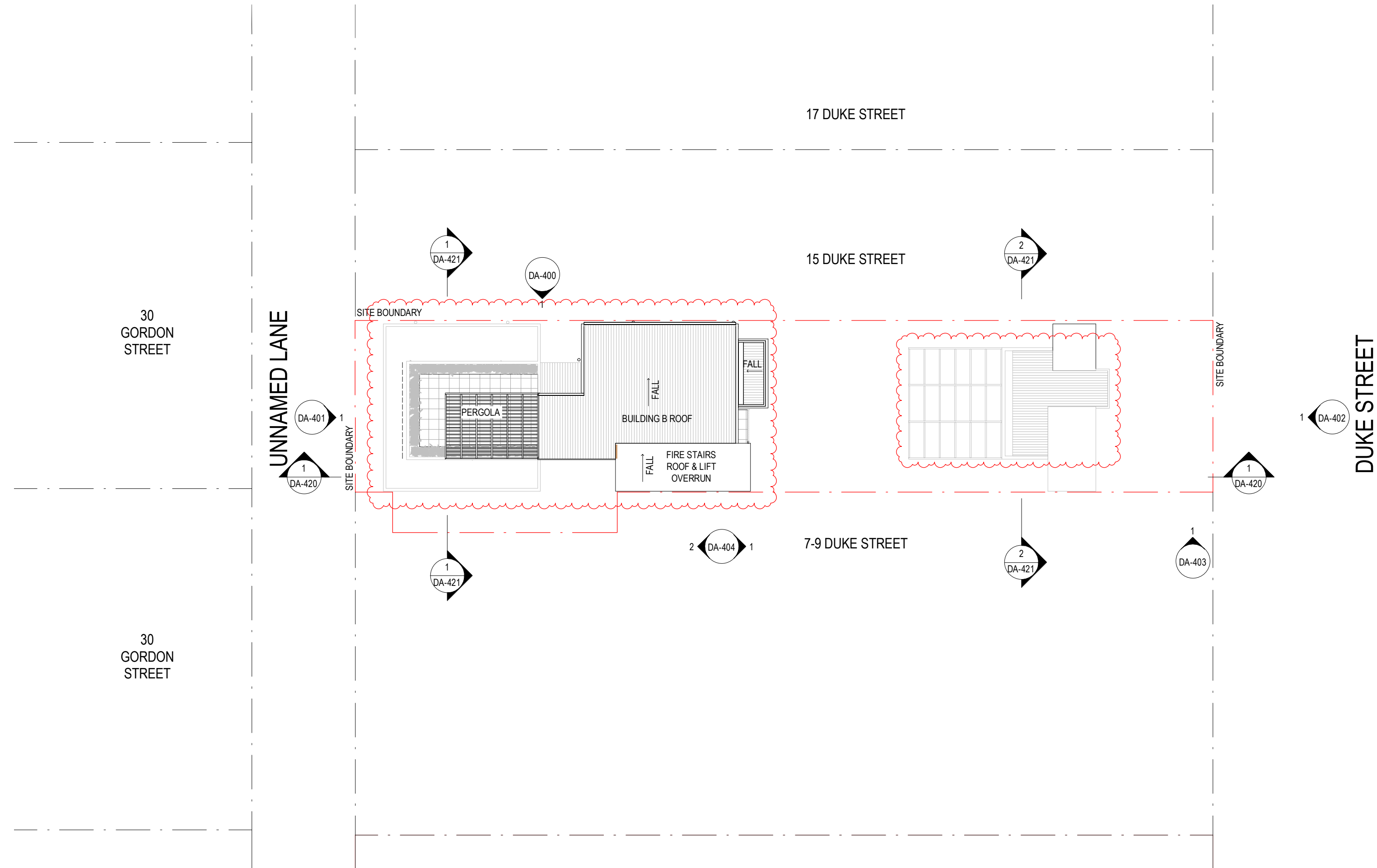






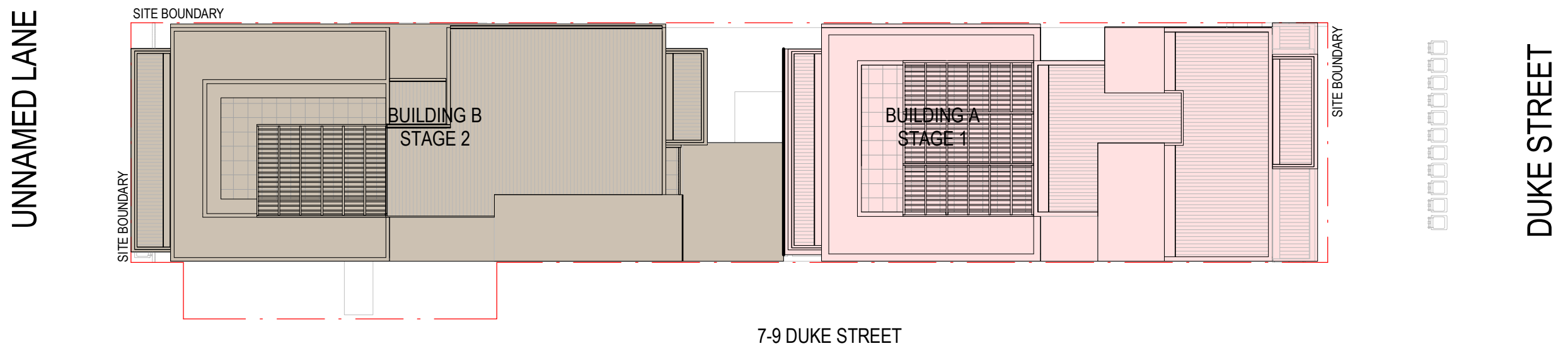








1 GROUND FLOOR STAGING PLAN
DA-200 1:200

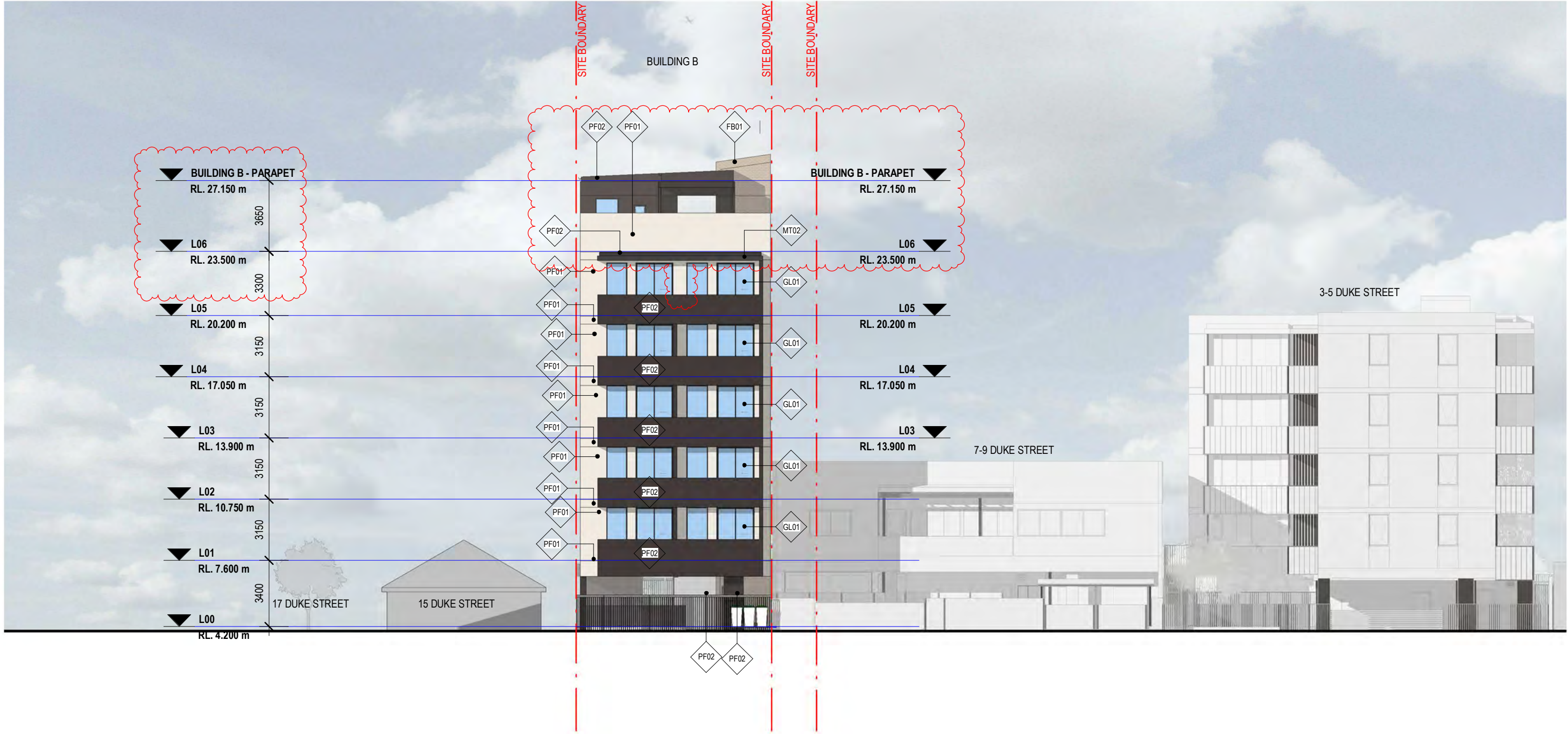


2 ROOF STAGING PLAN
DA-200 1:200

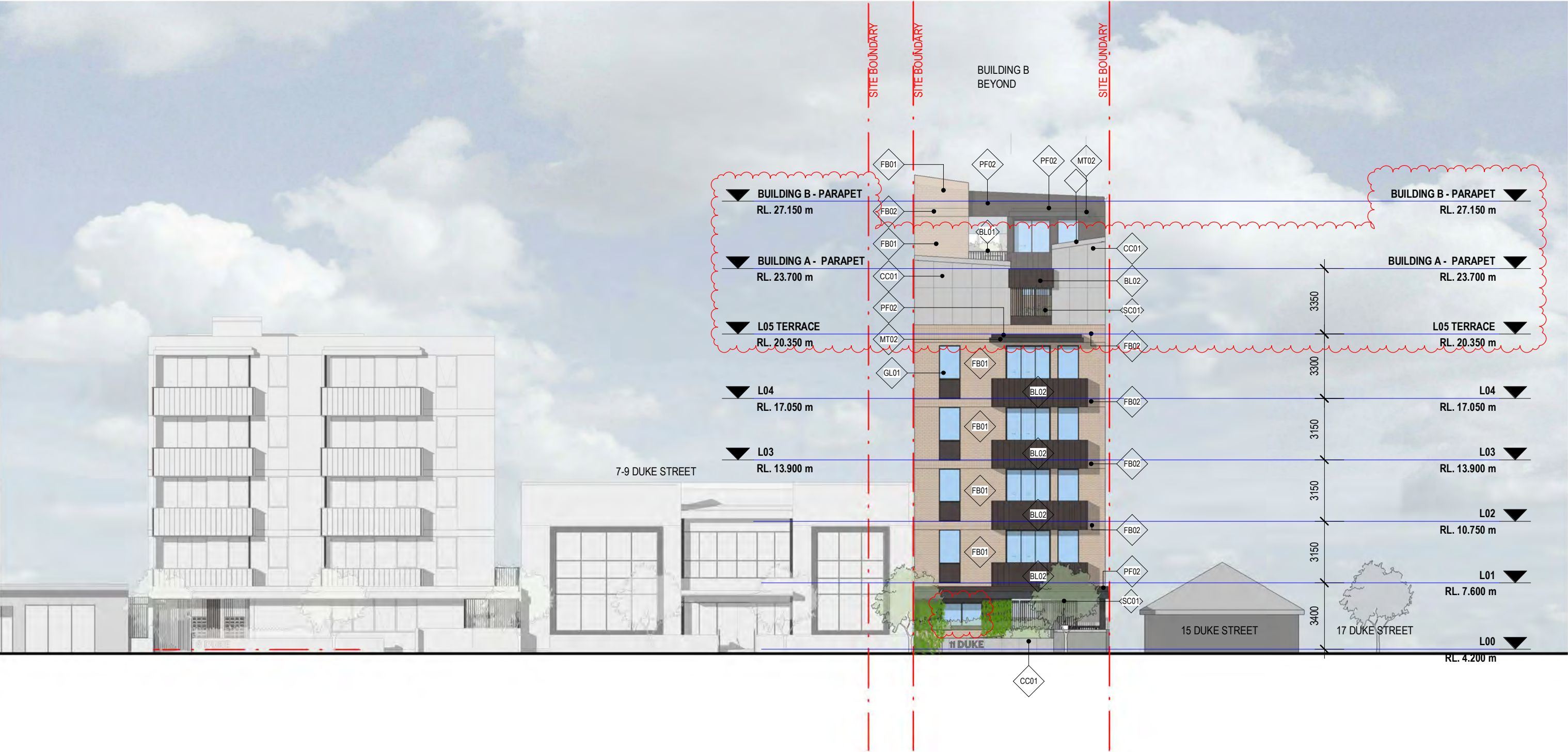
- STAGE 1
- STAGE 2



1 NORTH ELEVATION
DA-400 1:200



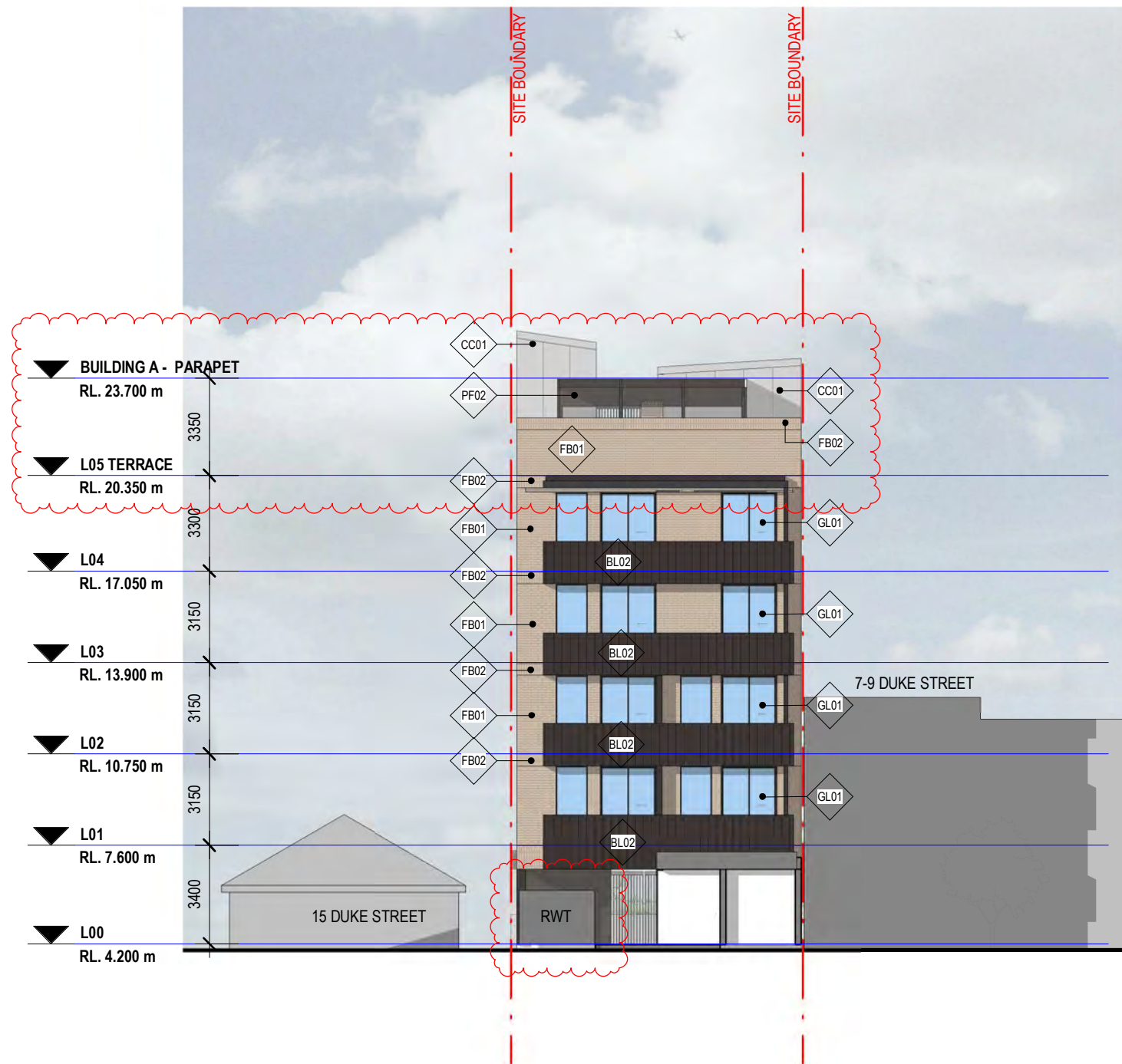
1 WEST ELEVATION
DA-401 1:200



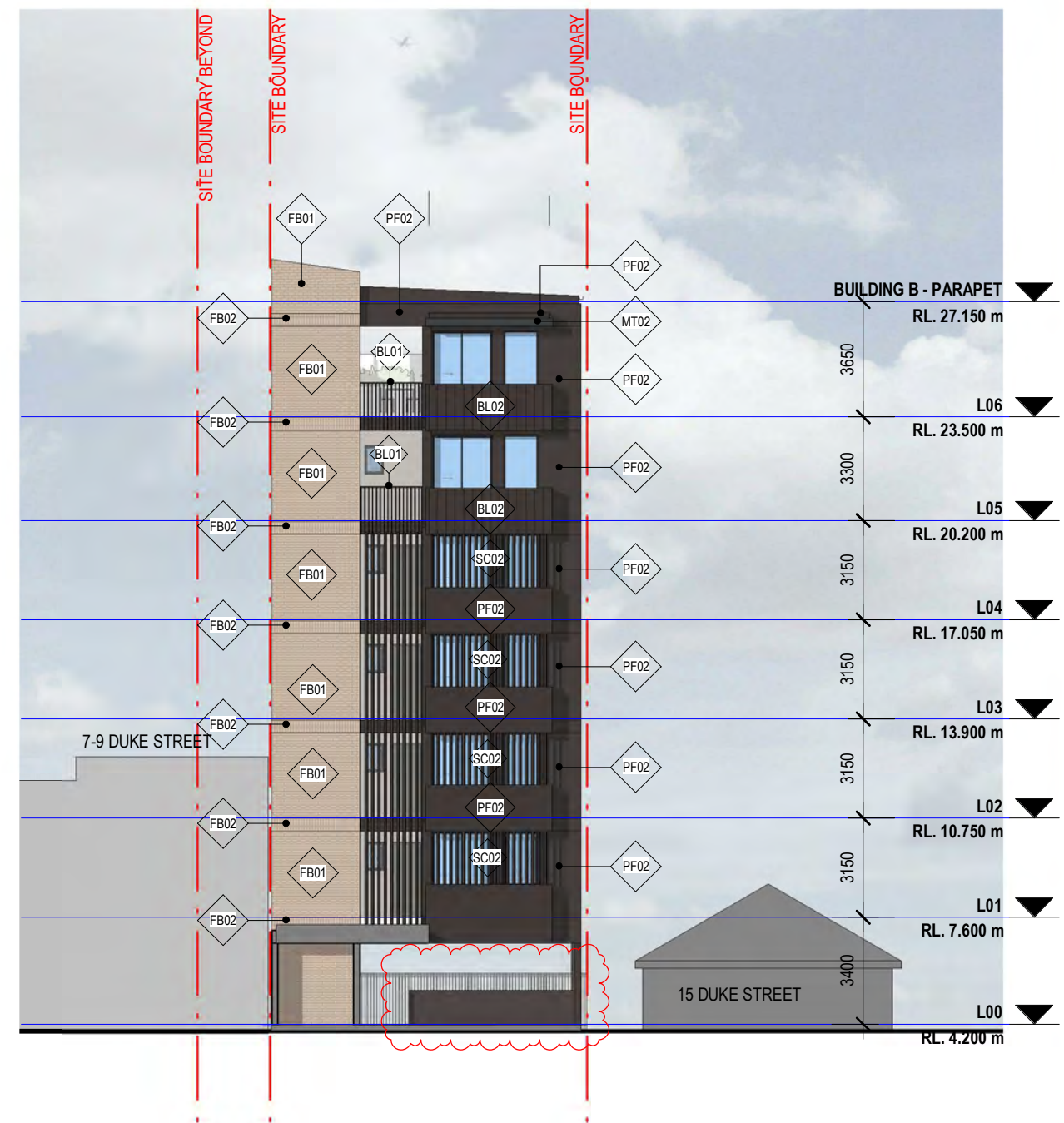
1 EAST ELEVATION
DA-402 1:200



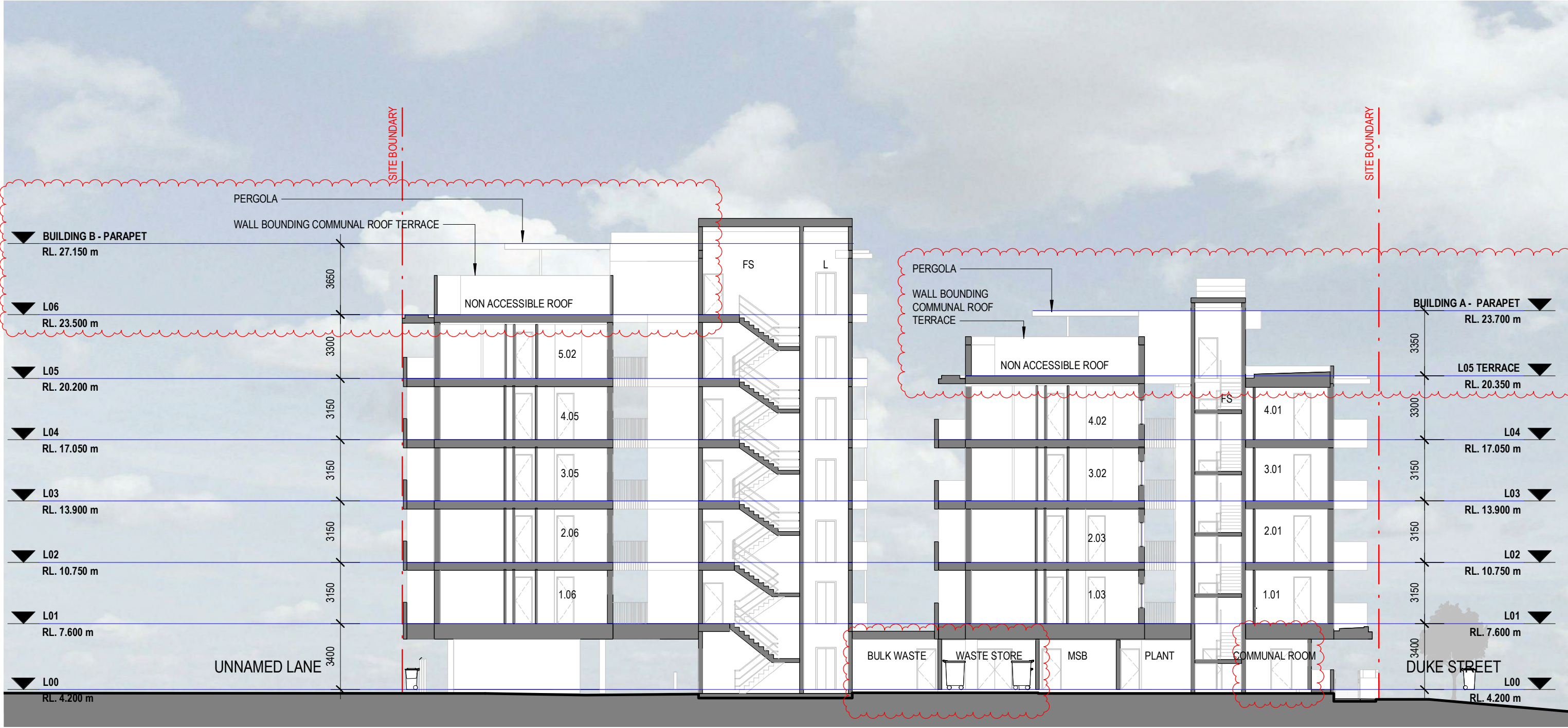
1 SOUTH ELEVATION
DA-403 1:200



1 COURTYARD INTERNAL ELEVATION - WEST
DA-404 1:200



2 COURTYARD INTERNAL ELEVATION - EAST
DA-404 1:200



1
DA-420

SECTION 01
1:200

Project.

Residential Housing Complex.

Address.
11 Duke Street, Coffs Harbour.

Client.
Mission Australia Housing

Status.
Development Application.

Not For Construction.

Become.
Suite 104, 46-48 East Esplanade, Manly, NSW 2095
studio@become.com.au

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North. Scale 1:200



Scale (@A3)
1:200

Date.
19.10.23

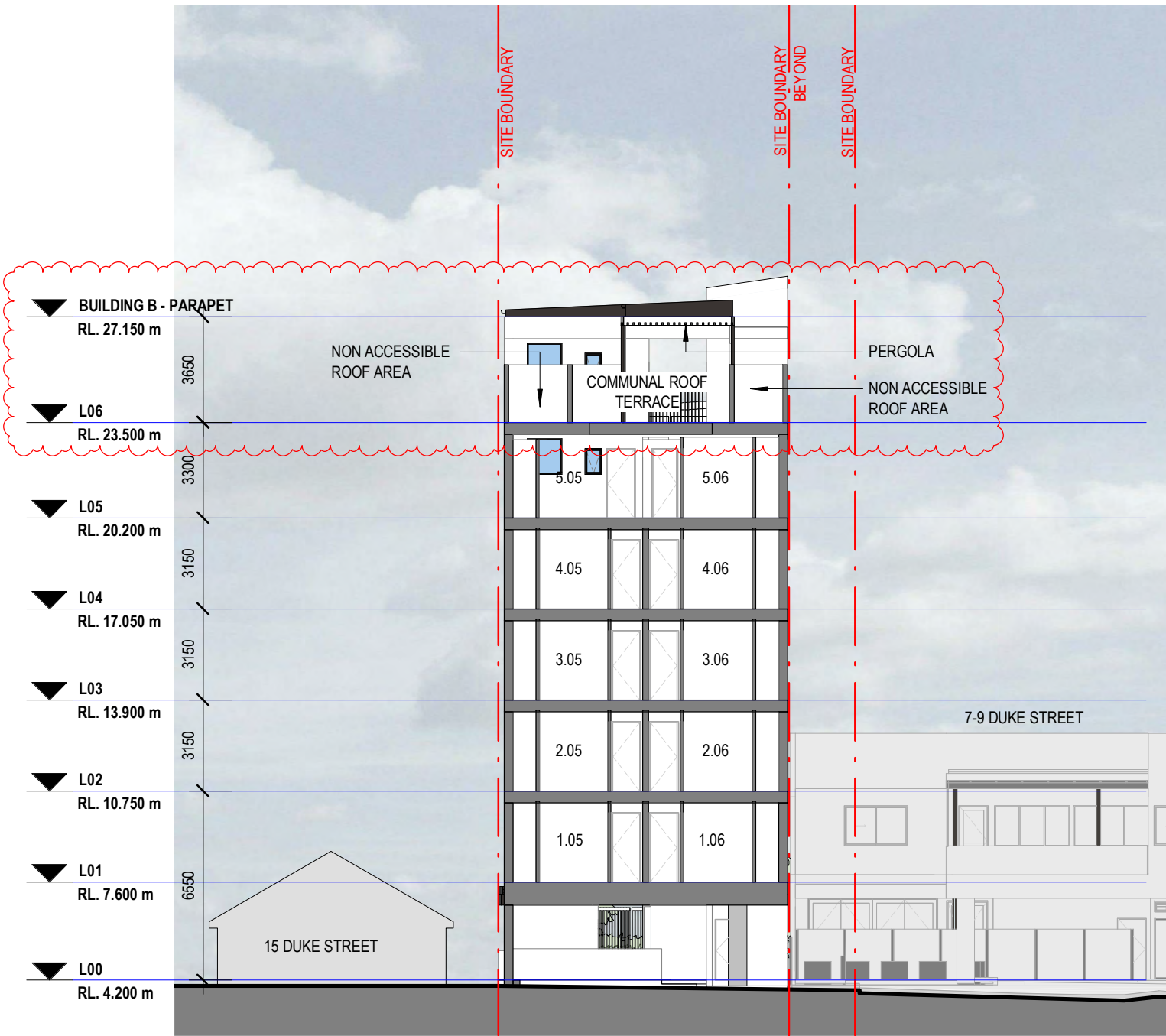
Drawing Title.
**PROPOSED BUILDING
SECTIONS**

Project No.
22026

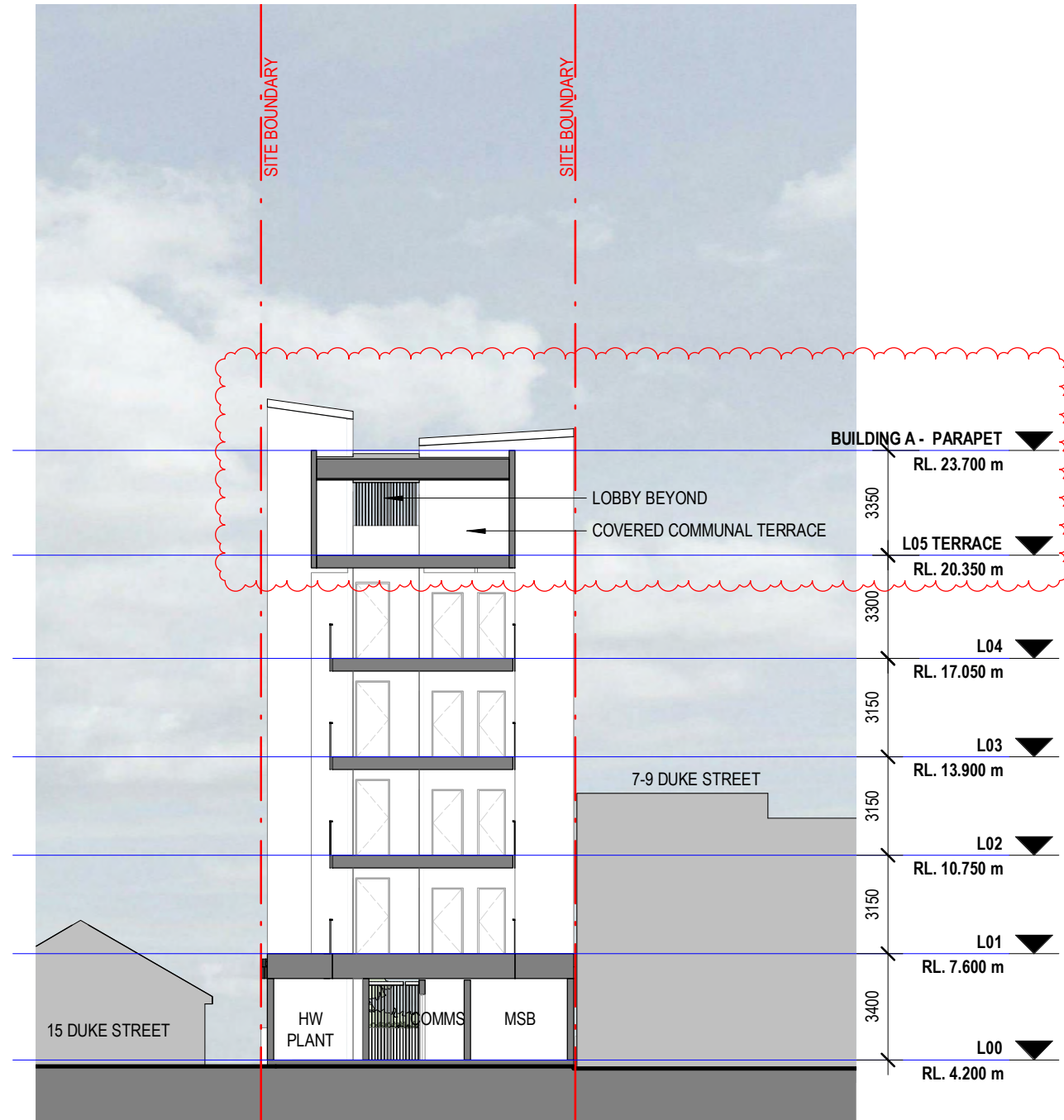
Drawing No.
DA-420

Rev.
F

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1 SECTION 02
DA-421
1:200



2 SECTION 03
DA-421
1:200





