

Local Planning Panel

18 December 2024

Application details

Address: 35, 300 and 400 Barangaroo Avenue, Barangaroo

Application: D/2024/847

Applicant: Ms Monika Cala

Owner: Infrastructure NSW

Proposal

- change of use of Level 4 from a Restaurant use to a Pub use
- no works
- hours between 10.00am and 12.00am midnight, Monday to Sunday

Recommendation

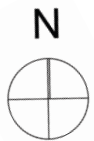
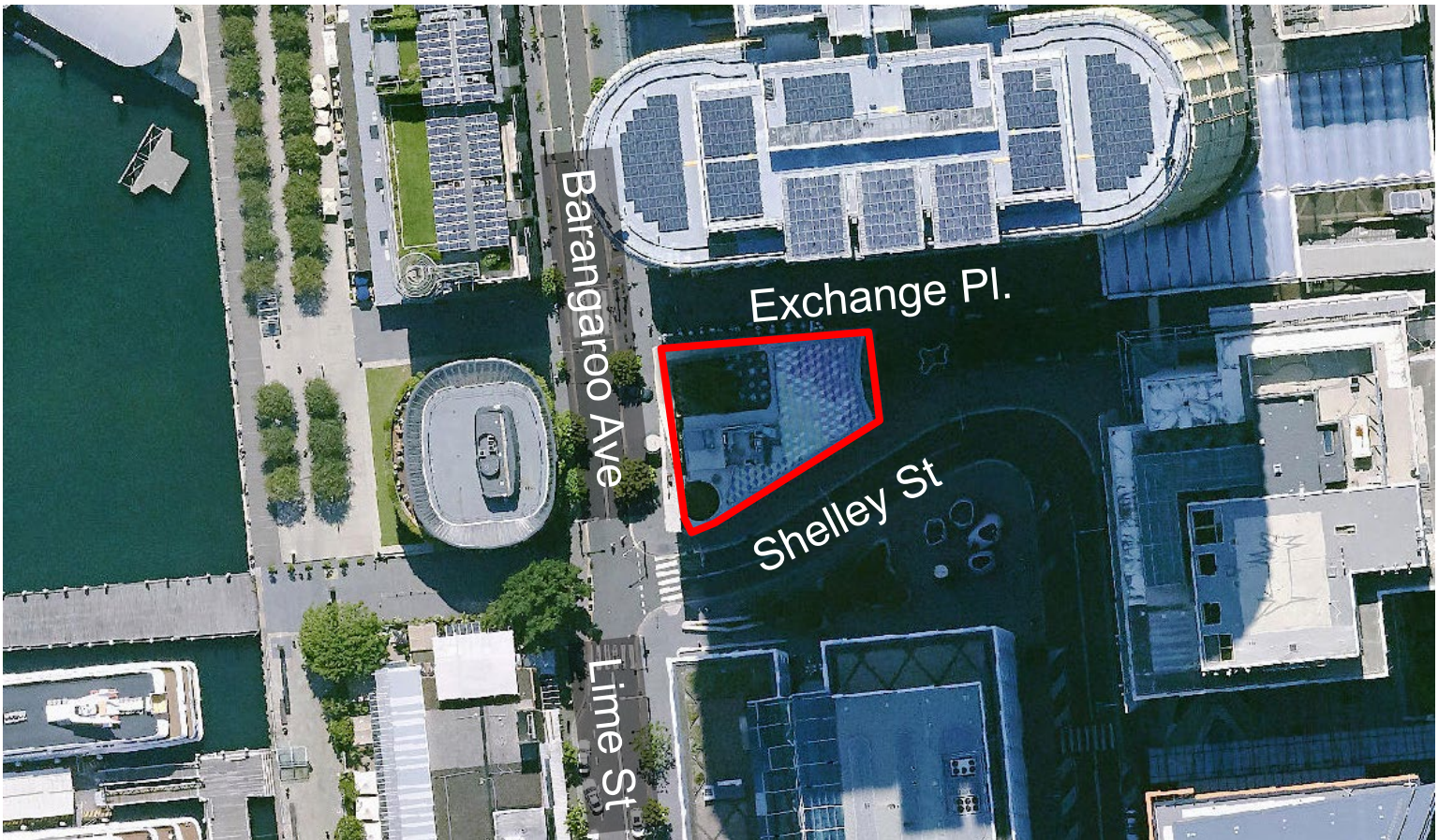
- approval subject to conditions

Reason reported to LPP

reported to the LPP as the proposal involves a new use as a pub seeking to operate under a Hotel (general bar) liquor license

Notification

- exhibition period 9 October to 30 October 2024
- 872 properties notified
- no submissions received

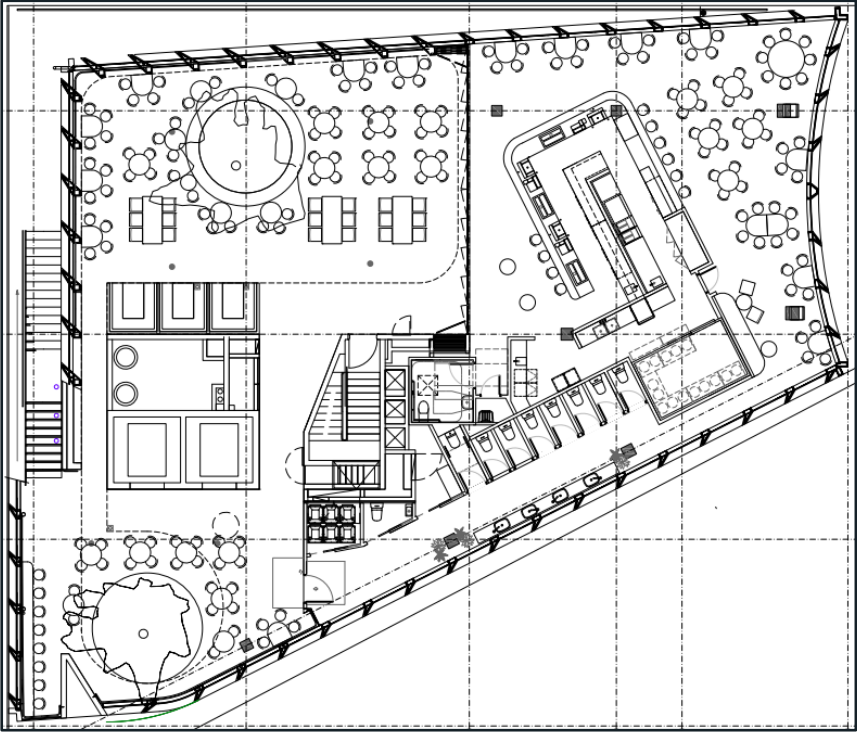


 site

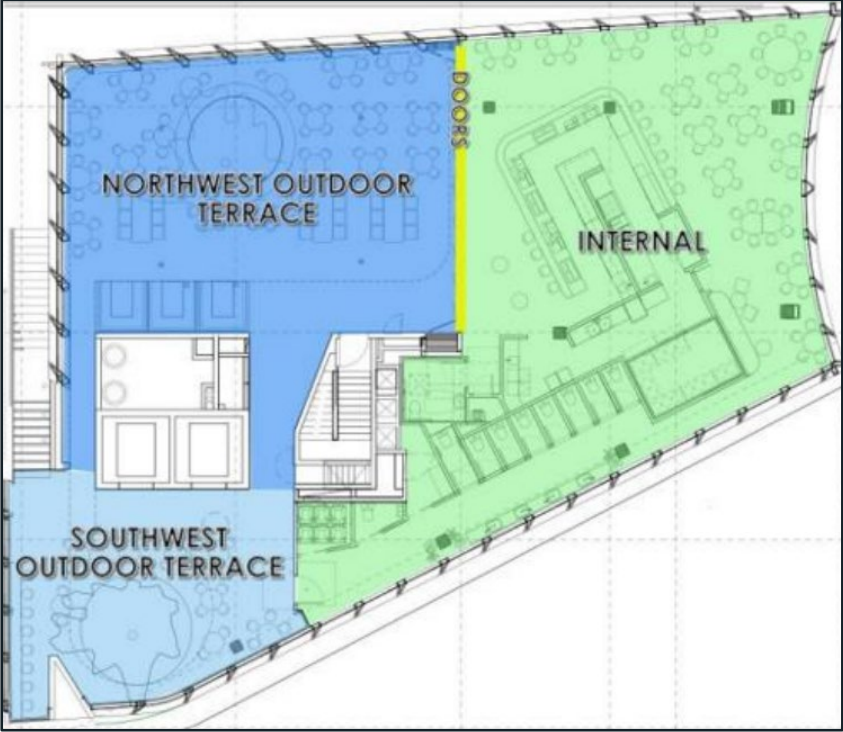


Exchange Place frontage

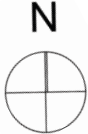
Proposal



existing floor plan



premises layout plan





southwest outdoor terrace



internal area



Internal bar



northwest outdoor terrace



northwest outdoor terrace



northwest outdoor terrace

Compliance with key SEPP standards

	control	proposed	compliance
land use	use(s) must be permissible in B4 Mixed Use zone	commercial premises	yes

Compliance with DCP controls

	control	proposed	compliance
parking	impact on site and surrounds	no change to capacity	yes
provisions for pubs	impact on site and surrounds	noise impact acceptable, subject to conditions	yes

Hours of operation

	base hours & extended hours	proposed hours	recommended hours
Monday to Sunday (indoor)	B: 7am to 11pm E: until 5am	10am to 12 midnight for 5-yr trial period	B: 10am to 12 midnight
Monday to Sunday (outdoor)	B: 10am to 8pm E: 9am to 12 midnight		B: 10am to 8pm E: 8pm to 12 midnight for 2-yr trial

Issues

- operating hours
- noise

Recommendation

approval subject to conditions