

Modification of Development Consent

Section 4.55(1A) of the *Environmental Planning and Assessment Act 1979*

As delegate of the Minister for Planning and Public Spaces, I approve the modification of the development consent referred to in Schedule 1, subject to the conditions in Schedule 2.



Cameron Sargent
Team Leader
Key Sites and TOD Assessments

Sydney

3 July 2024

SCHEDULE 1

Development consent:	DA 082-07-2007 granted by the Acting Planning Assessment Manager, Sydney Harbour Foreshore Authority, on 11 September 2007.
For the following:	The internal fit out and use as a karaoke venue.
Applicant:	Alfred Lee – T & W Holding Pty Ltd
Consent Authority:	Minister for Planning
The Land:	Shop 2, Level 1, 1 Dixon Street, Haymarket
Modification:	DA 082-07-2007 MOD 6: extension of late-night trial hours for a further five years.

SCHEDULE 2

1. Condition A1 is amended by the inclusion of **bold and underlined** text as follows:

A1. APPROVED DEVELOPMENT

The development shall be generally in accordance with development application number DA 082-07-07 submitted by the applicant on 4 July 2007 and in accordance with the supporting documentation submitted with that application, including, but not limited to the following:

Architectural Drawings prepared by Arten Atelier Design & Construct			
DA000	A	Cover Sheet	July 2007
DA002	A	Site Plan	July 2007
DA100	A	Exist Layout Plan	July 2007
DA102	A	Proposed Layout Plan	July 2007
DA103	A	Proposed Reflective Ceiling Plan	July 2007
DA104	A	Typical Karaoke Room Details	July 2007
DA105	A	Snack Preparation Area Details	July 2007
DA107	A	Entry Lobby and Waiting Area Details	July 2007
DA201	A	Section A-A	July 2007
DA301	A	Elevations – Lobby	July 2007
Statement of Environmental Effects prepared by Arten Atelier Design & Construct dated 2007			
Statement of Environmental Effects prepared by Kass-Hermes Urban Planning and Development, dated 2009			
Statement of Environmental Effects prepared by Kass-Hermes Urban Planning and Development, dated 2010			
Statement of Environmental Effects prepared by Alfred Lee, CEO Karaoke, dated May 2012			
Plan of Management and Security Plan prepared by CEO Karaoke & Dru Gillian, Service Industry Legal Services dated 10 August 2012, Issues A.			
Plan of Management and Security Plan prepared by CEO Karaoke & Dru Gillian, Service Industry Legal Services dated 10 August 2014			
Statement of Environmental Effects to support s.4.55(1A): Shop 2, Level 1 Dixon Street, Sydney - Continuation of Existing Approved Operating Hours dated 14 March 2019			
<u>Statement of Environmental Effects to support s.4.55(1A): 1 Dixon Street, Haymarket: Modification to Continue Trading after a 5-year trial period, prepared by Perica & Associates Urban Planning Pty Ltd, dated 19 March 2024</u>			

2. Condition E1 is amended by the deletion of ~~strike through text~~ inclusion of **bold and underlined** text as follows:

E1 HOURS OF OPERATION

The hours of operation are regulated as follows:

- (a) The hours of operation must be restricted to between 11 am and 12 midnight Monday to Sunday
- (b) Notwithstanding (a) above, the use may operate:
 - (i) Between 12 midnight and 2.00 am on Monday to Sunday (inclusive) for a trial period expiring on ~~14 May 2024~~ **3 July 2029**
 - (ii) Between 2.00 am and 4.00 am Friday, Saturday and Sunday mornings for a trial period expiring on ~~14 May 2024~~ **3 July 2029**.

**End of modification
(DA 082-07-2007 MOD 6)**