

# Development application

Piney Range Road House

65 Billabong St

Walbundrie NSW 2642

In this development application the Piney Range Road House is putting forward, plans to put a small bar (Piney Range Bar) inside our already established general store. We already have a DA on our general store, but are looking to put a small bar on. DA 55/02. We are a small rural community without a pub and are looking to facilitate to the needs to our community. By doing this our community will have a social meeting place, which will improve our farmers mental health. Having a meeting point for our community (who is mainly farming community) will boost our little town significantly.

*Council can also confirm that the site subject to this inquiry is zoned RU5 Village, pursuant to the Greater Hume Local Environmental Plan 2012 (GHLEP). The proposed use has been identified as a 'small bar' within the GHLEP 2013 and constitutes a permitted form of development within that zone, as outlined in the land use table. The permissibility of the use is facilitated via the 'food and drink premises' land use term. The following definition applies to the proposal:*

*food and drink premises means premises that are used for the preparation and retail sale of food or drink (or both) for immediate consumption on or off the premises, and includes any of the following—*

- (a) a restaurant or cafe,*
- (b) take away food and drink premises,*
- (c) a pub,*
- (d) a small bar.*

*small bar means a small bar within the meaning of the Liquor Act 2007.*

The lot of 65 Billabong Street Walbundrie is not part of a critical habitat. The lot will not affect environmental aspects at all.

In this development we are looking at doing an outside seating area. The cost of this proposed extension would cost \$15,500.00. 🍷

We have a bluetooth speaker we would use to play music, as well as a one music license to legally be able to play music at any given time. Account number 07074987.

We are proposing to build a outside seating area where our patrons can sit and have a drink with friends. This will be around 7.5m x 9m in length. This will provide a peaceful, safe area our patrons can catch up and have a beverage after a long days work.

Our proposed number of attendees for our locate bar would be capped at 50 people at any given time. We will have trained staff of 4, with all relivent training. We will be selling food at all times of these ours which range from:

Hamburgers  
Fish & chips  
Steak burgers  
Rolls  
ETC

Our Hours of operations will be as followed.

Monday 10am-2am

Tuesday 10am-2am

Wednesday 10am-2am

Thursday 10am-2am

Friday 10am-2am

Saturday 10am-2am

Sunday 10am-2am

Excluding: Easter, Christmas & New years.

Minors will be allowed in allocated areas, NOT NEAR BAR within these hours up until 10pm every night.