

21 October 2025

Our Ref: 2025/632637  
File No: R/2014/14/H

Charley Wells  
Department of Planning, Housing and Infrastructure

via Major Projects Planning Portal

Dear Charley,

**SSD-6513 – Mod 6 – 35 Barangaroo Avenue (Barangaroo House)**

Thank you for your correspondence dated 9 October 2025 inviting the City of Sydney (the City) to comment on the above referenced State Significant Development modification application.

The application seeks to renew the current trial hours of operation for a further five years and to extent the current indoor hours of operation from 12-midnight to 1am for a one-year trial period.

The subject premises is considered a Category A premises and is located adjacent to a Late Night Management Area but is not mapped in the DCP late night trading areas. The proposal is generally consistent with the late night trading hours development controls, however, it is noted the premises is in proximity to residential properties within Barangaroo South. To grant consent to renew or extend the trial hours, the Department must be satisfied that the proposed hours of operation would not have an adverse impact on the amenity of the surrounding area by virtue of nature of the proposed use, and that adequate management practices are in place.

To maintain residential amenity, the recommendation of the submitted acoustic report must be implemented.

The City is not aware of any ongoing complaints or compliance action with respect to the operation of the premises during the existing trial period, and therefore no objection is raised to the proposed renewal for a further five years.

The Sydney Development Control Plan 2012 was recently amended. Section 3.15.4(9)(a) permits a first trial to commence for a period of two years.

Should you wish to speak with a Council officer about the above, please contact Michael Stephens, Senior Planner, on 9265 9040 or at [mjstephens@cityofsydney.nsw.gov.au](mailto:mjstephens@cityofsydney.nsw.gov.au)

Yours sincerely,



**NICOLA REEVE**  
Area Planning Manager