

Liquor Licence Application

Instructions

Lodgement

- For details of the lodgement process including the prerequisites and FAQs please see the [lodgement guide](#) for the specific application you are lodging.
- For help with the portal please click on the Help link in the top right corner.

Navigation

- DO NOT use the web browser buttons to move between pages or sections as this will cancel the form.
- Use the section heading links on the left or the Next button below each page to navigate to the next section.
- All fields with a red * are mandatory.
- All mandatory or invalid values will be shown in red with a message.
- New sections might appear/disappear based on how you answer certain questions.

Saving the form

- If at any time you would like to stop filling in this form you can save it by clicking the Save button below the form.
- If the form is left idle on a page for longer than 30 minutes the application will close and will not be saved.

Cancelling the form

- To Cancel the lodgement of the form, navigate away from it by closing the browser window or following a different link on the menu.

Progress

- The sections bar on the left give an indication of your progress.

Applicant Details

Details of the applicant applying for the grant of a liquor licence.

| Applicant Ref | Category | Type |
|---------------|--------------|----------------|
| 350918 | Organisation | Body Corporate |

Name

SKS COCKBURN CENTRAL HOTEL PTY LTD

Address

Suite 1,28 Thorogood St BURSWOOD WA 6100

Please specify the contact person for this application, including a contact number and email.

Contact Person Name

Mario Sequeira

Email

admin@hospitalitytotalservices.com.au

Telephone

0893168699

Mobile

0420904940

Existing Liquor Licence

Is an existing liquor licence currently attached to the premises?

Yes No

Licence Type

Where is the proposed premises situated?

- Western Australia (excluding Christmas and Cocos Islands)
- Christmas Island
- Cocos Island

Please select below the type of licence you wish to apply for.

Hotel Restricted

If the liquor licence is granted are you able to commence trading immediately?

- Yes
- No

Trading Hours

The trading hours applicable to section 98 of the Act are:

Mon-Sat – 6 a.m. – midnight – anytime to a lodger

Sun – 10 a.m. – midnight

New Year – until 2 a.m.

Good Friday/Christmas Day 12 noon – 10 p.m. ancillary to a meal

ANZAC Day 12 noon – 12 midnight

Do you seek any variation from the above specified standard trading hours as per the Act?

- Yes
- No

If the hours requested are earlier or later than the hours permitted under the Act, you are required to complete an application for extended trading permit application.

Ongoing Extended Trading Permits

Do you wish to also apply for an Ongoing Extended Trading Permit in relation to this application?

- Yes
- No

Premises Details

Please specify the details of the premises to be licenced.

Enter proposed trading name below (if unknown please enter To Be Advised).

Trading name

Holiday Inn Express Cockburn Central

Premises address

1 Points Way, Cockburn Central WA 6164

Is the premises owned by the applicant?

- Yes
- No

Please attach a Certificate of Title or Certificate of Survey.

Certificate of Title.pdf

300 KB

Please confirm the applicant will have exclusive possession of the proposed premises to be licenced (Extended Trading Permit area excluded).

- Yes
- No

Are there any payments made to any other entity in relation to the turnover of the business?

- Yes
- No

Please note that should the licence be granted and the licensee no longer has exclusive tenure of the licenced premises all rights to the licence will terminate pursuant to s37(5) of the Act.

Section 40 (Certificate of Local Planning Authority)

A section 40 Certificate of Local Planning Authority or Development Approval specifying the type of liquor licence sought is required to be lodged prior to the determination of the application, unless the licensing authority otherwise determines.

Are you able to provide a section 40 certificate or Development Approval now as part of this application?

Yes No

Please attach a section 40 certificate and / or Development Approval.

Approved DA.pdf

9 MB

Profit Sharing

| | | |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------|--------------|
| Please specify the type of the profit sharer you would like to enter. | | |
| Is the profit sharer a | | |
| <input type="checkbox"/> Individual (natural person) <input checked="" type="checkbox"/> Body Corporate (a registered company - i.e. Pty Ltd, Inc, Ltd) <input type="checkbox"/> Partnership (jointly, two or more of the above) | | |
| Please specify below the details of the profit sharer. | | |
| Body Corporate name | ABN | ACN |
| IHG SYSTEMS PTY LTD | | |
| Is this address outside of Australia? | | |
| <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No | | |
| Postal Address | | |
| Level 11, 20 Bond Street | | |
| | | |
| | | |
| Postcode | Suburb | State |
| 2000 | SYDNEY | NSW |
| Contact Details | | |
| | | |
| Work | Mobile | |
| 0894704829 | | |
| Email | Preferred way of correspondence | |
| akki.singh@sksgroup.com.au | Email | |

Briefly describe the nature of the agreement or arrangement.

The Licence Fee for each calendar month (or part thereof) shall be the 2.75% of Gross Rooms Revenue

What monetary benefits will the licensee and the other party gain from the agreement or arrangement?

The Licence Fee for each calendar month (or part thereof) shall be the 2.75% of Gross Rooms Revenue

Profit sharing Confirmation**If the application were to be approved the licensee will:-**

1. Maintain responsibility for the conduct of the business under the licence and have total control of the management and supervision of the operation of the business conducted under the licence;
2. Retain an exclusive right to occupy the licensed premises to the exclusion of all others;
3. Collect, and receive all proceeds from the business; and
4. Maintain total control of the business bank account and distribution of any proceeds from the business conducted under the licence.



Please accept these conditions and confirm the information contained in this form is true and correct.

Freehold Owner Details

| | | |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|--------------|
| Please specify the type of the freehold owner you would like to enter. | | |
| Is the owner a | | |
| <input type="checkbox"/> Individual (natural person) <input checked="" type="checkbox"/> Body Corporate (a registered company - i.e. Pty Ltd, Inc, Ltd) <input type="checkbox"/> Partnership (jointly, two or more of the above) <input type="checkbox"/> Government Department | | |
| Please specify below the details of the freehold owner. | | |
| Body Corporate name | ABN | ACN |
| SKS COCKBURN CENTRAL PTY LTD | | |
| Is this address outside of Australia? | | |
| <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No | | |
| Postal Address | | |
| Suite 1,28 Thorogood St | | |
| | | |
| | | |
| Postcode | Suburb | State |
| 6100 | BURSWOOD | WA |
| Contact Details | | |
| Phone | Email | |
| 0894704829 | akki.singh@sksgroup.com.au | |
| Preferred method of correspondence | | |
| Email | | |

Public Interest Assessment
(PIA)

Based on the licence type selected, you are required to lodge public interest submissions. Whilst not mandatory, the applicant is also encouraged to lodge evidence such as letters of support and surveys demonstrating the liquor licence will cater for the requirements of consumers for liquor and related services, with regard to the proper development of the liquor industry, the tourism industry and other hospitality industries in the State. Any evidence you wish to lodge must be attached as part of your public interest submissions.

Default Category for all files

PIA

| Attach Public Interest Assessment submissions (including any supporting evidence) below | Category |
|-----------------------------------------------------------------------------------------|----------------|
| SKS Cockburn PIA.pdf 1 MB | PIA |
| Attachemnt 1A _Hotel Floor Plan_Part 1.pdf 5 MB | PIA Attachment |
| Attachemnt 1A _Hotel Floor Plan_Part 2.pdf 3 MB | PIA Attachment |
| Attachment 1B - Restaurant Plans.pdf 1 MB | PIA Attachment |

| | |
|------------------------------------------------------------------------------------------------|-----------------|
| Attach Public Interest Assessment submissions (including any supporting evidence) below | Category |
| Attachment 2 - Harm Minimisation Plan.pdf 371 KB | PIA Attachment |
| Attach Public Interest Assessment submissions (including any supporting evidence) below | Category |
| Attn 3 - City of Cockburn Alcohol Profile 2018.pdf 4 MB | PIA Attachment |

Address where the Application, Public Interest Assessment including Submissions and Evidence lodged, can be viewed during the advertised period.

~~TBC~~ Site office, 1 Points Way COCKBURN CENTRAL WA 6164

Mandatory Training Requirement

An applicant must provide evidence of training as detailed in the [Director's policy on Mandatory Training](#).

Please attach training certificate.

Training Certificate_Windi Sim.pdf 278 KB

Harm Minimisation

Please attach a harm minimisation document as per the [Director's policy on Harm Minimisation](#).

Attach harm minimisation document below

Harm Minimisation Plan.pdf 371 KB

Plans

Plans of the proposed premises are required to be lodged with the application in order for the licensing authority to define the area in which the sale, supply and in some cases, the consumption of liquor will occur if the licence is granted (section 66). Please refer to [Standards of Licensed Premises](#)

Please click on the Select File button below to select the file you wish to upload.

The acceptable formats for uploading documents are:

- Portable Network Graphics (.png)
- Joint Photographic Experts Group (.jpg)
- Graphics Interchange Format (.gif)
- Portable Document Format (.pdf)

Attach Plans and Specifications below

Hotel Floor Plan_Part 1.pdf 5 MB

Attach Plans and Specifications below

Hotel Floor Plan_Part 2.pdf 3 MB

Attach Plans and Specifications below

Restaurant Plans.pdf 1 MB

Document Submissions

Below is a list of documents that need to be lodged with your application (including documents already attached). In order to progress your application as efficiently as possible you are strongly encouraged to attach all required documents shown below.

Save this form if you need to obtain electronic copies of any documents not yet attached. If you are unable to obtain electronic copies you will need to submit the required documents by mail or in person however, this may cause a delay to the processing of your application.

| | Number of Files | Size in bytes |
|-----------------------------------------------------------------------------|-----------------|-------------------|
| Section 40 Certificate <input checked="" type="checkbox"/> | 1 files | 9.634637E6 bytes |
| Training Certificate <input checked="" type="checkbox"/> | 1 files | 285640 bytes |
| PIA Submissions <input checked="" type="checkbox"/> | 6 files | 1.7222218E7 bytes |
| Harm Minimisation Submissions <input checked="" type="checkbox"/> | 1 files | 380566 bytes |
| Plans <input checked="" type="checkbox"/> | 3 files | 1.0161092E7 bytes |

Declaration

Is there any other information you wish to provide in support of this application?

Yes No

Is there any other supporting documents you would like to attach?

Yes No

Default Category for all files

Submissions

| Attach supporting documents below. | Category |
|---------------------------------------------------------------------------------|-------------|
| <input type="text" value="ASIC_SKS COCKBURN CENTRAL HOTEL PTY LTD.pdf"/> 160 KB | Submissions |
| <input type="text" value="Directors permission letter.pdf"/> 326 KB | Submissions |
| <input type="text" value="Form 16_Franchise Agreement.pdf"/> 556 KB | Submissions |
| <input type="text" value="Franchise Agreement.pdf"/> 1 MB | Submissions |
| <input type="text" value="Lease Agreement.pdf"/> 2 MB | Submissions |

The applicant:

- declares that all the information in this form, Public Interest Assessment and in any supporting documentation is true and correct and no relevant information has been omitted; and
- consents to the Public Interest Assessment being displayed on the licensing authority's website during the advertising period.

Signatory full name

Mario Sequeira

Position of Signatory

Agent

No work will be undertaken on the application until payment has been received. If the fee is paid after the application is lodged, the lodgement period is counted from the day the fee is paid.

In addition, it is recommended to save your application before submitting it to ensure that you don't lose any of your information in an unfortunate event.

Once saved, click **Submit** below to proceed to the **Payment** section.

Submitted By

hospitality48

Submitted On

4/6/2026