



Lesday Pty Ltd
Mr Kent and Mrs Desley Walker
PO Box 1057
Wahroonga NSW 2076

Via email kent@lesday.com , Glenn@h-e.com.au

3 August 2022

Dear Mr and Mrs Walker,

Sublessor (KT) Consent for Development in Thredbo Alpine Village

I refer to Kosciuszko Thredbo Pty Ltd (KT) previous correspondence of 1 October, 2021 providing KT's consent to proposed works to construct/alter/add to the Premise on Lot 742, known as Apartment 5 Sequoia Apartments, Thredbo, New South Wales 2625.

KT understands the projects was halted by the Department of Planning on its contention that the works did not meet the exempt development requirements of the Chapter 4 of the Precincts- Regional SEPP, 2021. We also understand that Lesday have, at the Department's request, prepared a Build Code of Australia (BCA) compliance and assessment report that refuted the claims of non-compliance with the exempt provisions of Chapter 4 of the Precincts- Regional SEPP.

Notwithstanding the above, Lesday Pty Ltd (Lesday) have sought to further modify the proposed works and is seeking KT's consent under the sub-lease and Development Consent to these modified works. The modified works are:

1. The installation of a new kitchen exhaust designed to discharge immediately through the existing roof.
2. The provision of a new balustrade to the entry stair
3. Creation of a new bedroom – Bedroom 4.

and, as detailed in the H&E Architects Plans – Project 2646, drawings DA2-0000 dated 15/06/2022.

KT has separately offered and Lesday has accepted the offer to purchase two (2) additional beds so as to take the Premises number of persons accommodated/beds permitted from six (6) to eight (8) people/beds.

Following the increase in the persons accommodated/beds permitted KT can now provide its consent under clause 4.8 of the sub-lease to the above listed works.

If you require any further information, please do not hesitate to contact me on +61 423 422 860 or via email at andrew_harrigan@evt.com.

Your sincerely,

Andrew Harrigan
Property Manager