

**From:** [Martin Webster](#)  
**To:** [Chloe Chalk](#)  
**Subject:** Re: Pre-DA advice TAH Izakaya and Pizzeria Premises  
**Date:** Thursday, 8 May 2025 5:13:51 PM  
**Attachments:** [image007.png](#)  
[Outlook-A picture.png](#)  
[Outlook-A red circle.png](#)  
[Outlook-Logo-100x100.png](#)

Hi Chloe,

The scope of works outlined below make no appreciable change to bushfire protection measures.

We are happy for these works to progress without a BFSa.

Regards,  
Marty.

**Marty Webster**  
Development Assessment and Planning Coordinator | Planning & Environment Services (South)



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**From:** Chloe Chalk <[chloe\\_chalk@evt.com](mailto:chloe_chalk@evt.com)>  
**Sent:** 08 May 2025 15:14  
**To:** Martin Webster <[Martin.Webster@rfs.nsw.gov.au](mailto:Martin.Webster@rfs.nsw.gov.au)>  
**Subject:** Pre-DA advice TAH Izakaya and Pizzeria Premises

You don't often get email from [chloe\\_chalk@evt.com](mailto:chloe_chalk@evt.com). [Learn why this is important](#)

Hi Martin,

Could you please provide some advice, or pass my query onto someone in the RFS assessment team who could assist with my query prior to us lodging a DA.

KT are proposing some minor internal / external works on two premises in the Thredbo Alpine Hotel. Draft plans attached. The Hotel contains a mix of building classes. These premises are class 6, but the hotel also contains class 3.

I understand under Section 6.5 of PBP, the replacement of a window, glazed area or door must not be increased in size. See image, and details below of door to be replaced. The current door is less than 850mm and will be increased to 920mm.

- Yellow – no changes
- Red – door increased in size to meet BCA minimum standards
- Purple – glass panes to be replaced/reduced in size to allow for increase in door width
- Blue – minor works to timber panel to allow for larger door
- No structural works



Is there any flexibility under Section 6.5 of PBP, or would this scope require RFS referral and a BFSa?

Appreciate your help.

Kind regards,

**Chloe Chalk | Planning Coordinator**  
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Thredbo sits on the traditional land of the Monero - Ngarigo people who have looked after this land, water and community for over 70,000 years. We thank them for all they have done and continue to do to look after their country, a special place which we all love and respect.