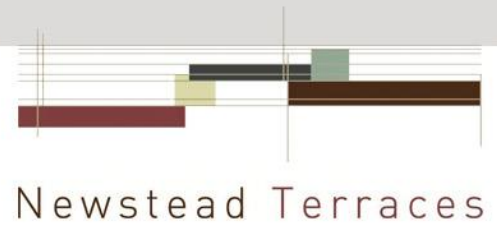


# Newstead Terraces News

## April 2019



### FURTHER NOTE ON KEYS

Our locksmiths have now moved and we have had our first order of posted keys delivered. The quoted postage cost of \$12.95 is actually \$15. Please note the change if you are wanting to order new keys some time soon.

### UBER EATS AND OTHER DELIVERIES TO THE COMPLEX- to the front door only.

Residents are reminded that they need to meet all deliveries at the front door of the complex. Uber eats, pizza delivery, Supermarket and parcel delivery staff are not permitted on the premises unless accompanied by the resident, and should be escorted off the premises by the resident.

Well done everyone. The number of lost delivery personnel in the complex has significantly reduced. Thank you for taking this to heart, stepping up and out to meet your deliveries at the front door.

### STALE BEER & SLUGS

With the cooler weather I have restocked the herb patch and expanded our repertoire to include tomatoes, eggplants and peas. Unfortunately, the slug population has multiplied and have been rather well feed at night.

I have spread slug bait (small red pellets \_ don't eat or touch them) and employed an organic trap for the slugs. The organic trap requires stale beer to be poured in so that the slugs ( Our Bhutan cleaners says they must be Australian Slugs), who love beer are attracted to the trap and drown! Apparently they can't resist the yeast and are not fussy about how fresh the beer is. If you have any stale beer around, please don't pour it down the sink, but add it to our slug traps in the herb garden. The number of drowned slugs this morning tends to support the theory.

### MARKET REVIEWS

Its reporting season again. Rather than repeating our steady results I thought I might spread some good cheer about the market in other places. Perhaps we should all be investing in Mackay or Noosa.

ANNUAL CHANGE	LGA/REGION	ANNUAL CHANGE	LGA/REGION	ANNUAL CHANGE	LGA/REGION
11.7%	NOOSA	11.0%	MACKAY	15.6%	NOOSA
5.3%	SUNSHINE COAST SD	10.0%	NOOSA	7.4%	GOLD COAST
4.9%	SUNSHINE COAST	1.2%	SUNSHINE COAST SD	5.3%	LOGAN



## MAY IS THE MONTH FOR AIR CONDITIONERS SERVICING

All rental properties will be serviced this May, but residents may join in and take advantage of the special rate for servicing if you complete your service at the same time.

Newstead Terraces

To confirm your property for a service please email me [info@newsteadterraces.com.au](mailto:info@newsteadterraces.com.au).  
Owner Occupiers please arrange payment directly with the supplier. Approximate service date May 20<sup>th</sup> -24<sup>th</sup>.

ENVIRON AIR CONDITIONING AND REFRIGERATION PTY LTD Ph 07 3865 2444

### Re: Air conditioning maintenance

Thank you for the opportunity to quote on the maintenance of air conditioning equipment at

#### **20 Newstead Terrace.**

Please consider the following quotation as a once per year maintenance service so as to keep your air conditioning in good running condition and to keep the air quality healthy.

#### Scope of works:

##### **Indoor unit**

- Remove return air filter and clean.
- Clean dust from return air grille.
- Clear out mould and debris from condensate drain and trap at indoor unit.
- Check over ducting and connections.

##### **Outdoor unit**

- Check over outdoor unit and condenser coil.
- Test gas and operations.
- Check electrical motors and connections.

**Villa two story ducted system: Ducted system:** \$275.00 inc GST (per air conditioning) \$110.00 inc GST (per air conditioning)

**Wall split system service:** \$110.00 inc GST (per air conditioning)

**Wall split system major service:** \$150.00 inc GST (per air conditioning)

**Note: Owner-occupiers will be required to arrange payment before the service is carried out.**

Any additional work or problems found will be reported and quoted to the owner.

## SUPPORT FOR ONE OF OUR OWN

Aaron Lowe, U35 is doing it tough for a cold night out to support the homeless. He is calling for support from our community. If anyone is interested in helping out, please let me know. Aaron, if there are any support duties you are looking for assistance on... Let me know. You are a legend to be doing this.



Hello,

So I've decided to sleep under a cardboard box. This winter I'm spending one of the longest, coldest winter nights on the streets to help raise money for people experiencing homelessness. Homelessness can affect anyone - women, men, and children. It has devastating consequences for individuals and families. But you can help!

Support me during the Vinnies CEO Sleepout and your donation will help the St Vincent de Paul Society empower more people to get off the streets and into stable accommodation. Vinnies provides counselling, education, health and employment services to help people to lift themselves out of the cycle of poverty.

Every donation is meaningful. Just fifty dollars can provide a whole family with a warm, nutritious meal this winter. Together we can combat homelessness in our community. Please help me raise funds today! The impact of your generosity will be felt well beyond the 20th of June.

<https://www.ceosleepout.org.au/fundraisers/aaronlowe>

Thank you for your support - it is truly appreciated.

Best wishes,

**Aaron Lowe**

Georgina Bishop  
Licenced Real Estate Agent # 3428825, JP (Qual), Member REIQ, ARAMA, B.Bus (QIT)

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