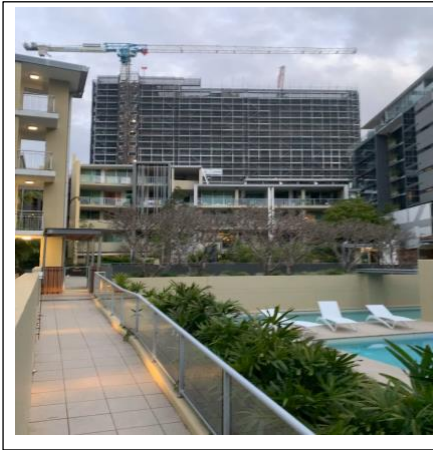


Newstead Terraces News

June 7 2022



OZCARE SITE PROGRESS

Just to get some perspective on how big this building is getting.

BREAKFAST CREEK GREEN BRIDGE UPDATE

Initial works are underway on Brisbane City Council's [Breakfast Creek Green Bridge](#), which will provide an enhanced green transport link along the river from the inner city to the northern suburbs.

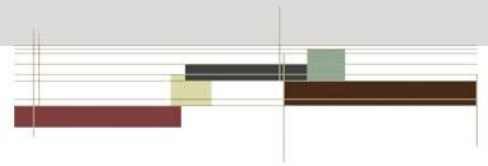
Further to our start of construction notification (attached), this is a courtesy reminder email to advise from Wednesday 20 July 2022 to late 2023, the shared path on the eastern side of the Breakfast Creek Road bridge will be temporarily closed. Pedestrians and cyclists travelling between Newstead Avenue and Kingsford Smith Drive will be diverted onto the path on the western side of Breakfast Creek Road bridge – see map below for details

Access to some pathways in Newstead Park will also be temporarily closed to facilitate construction activities. Access to the Breakfast Creek Lifestyle Precinct via the path underneath the existing Breakfast Creek Road bridge will remain open. Signage will be in place to assist path users with these changes.

Council is working with the Newstead House Conservation Project to minimise impacts on park users throughout construction of the Breakfast Creek Green Bridge. To find out more about the Newstead House Conservation Project, please visit: https://newsteadhouse.com.au/conservation_project/

If you have any questions about the construction of the bridge, you can contact Council's project team by:

- phoning 1800 318 166 (during business hours)
- emailing GreenBridges@brisbane.qld.gov.au



GARAGE ROLLER DOOR – NEW VERSION INSTALLED 18-07-22

Finally, our new look, new panelled, quieter in operation, garage entry roller door has arrived and been installed. This is not an opportunity to relax on our security and vigilance. Whilst we experienced theft during the door’s absence, so did our neighbouring buildings with their entry doors intact. Just a reminder – do not store anything of value in the storage cages or your carpark. Keep your car locked. Remove valuables from the car, and please do not store anything other than your car or bicycle in your car space. This does not extend to car parts, camping gear, fuel storage containers, maintenance equipment. **ONLY CARS AND BICYCLES!**

ANNUAL GARAGE WASH DOWN. 17th and 18th August

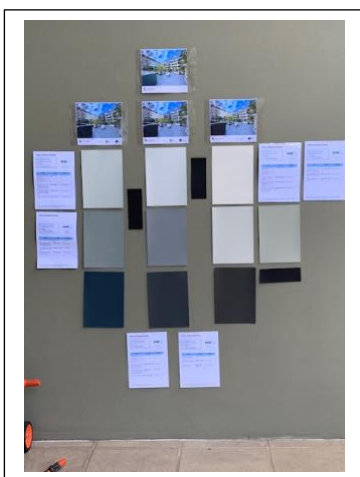
For the newest members of our community. We wash the entire garage out over 2 days each August. It is a bit inconvenient for residents because you need to find somewhere else for your car for a full day 8.00am to 5.00pm and entry to the garage is restricted. We feel it is worth it and continue with the practise each August. Maps will be posted, Carparks 1-70 (excluding 18-21) will be done Wednesday 17th Carparks 72 – 119 (including 18-21) will be done Thursday 18th.

Garage sump pumps will be serviced over those two days as well in preparation for the coming wet season. This results in Mud Spraying everywhere. Best to move your car if you can.

Please remove bicycles chained to sump pit surrounds, make sure all items are cleared out of your carpark, and your storage cages don’t have anything that won’t withstand a little overspray in them. We try very hard not to get any water in storage cages, but there is some spray drift.

ROUTINE INSPECTIONS OF RENTAL PROPERTIES

The last round of routine inspections of tenanted units will be on Tuesday 9th August. You have lots of warning and a full weekend to get those ovens clean and property well presented. I know you will all shine for this visit. Many thanks in advance for the effort you are going to put in.



NEW PAINT COLOUR OPTIONS

The new paint colour options were emailed out to all Lot owners on July 25th. If you live onsite, please take a moment to come and view Paint swatches, and email your comments and preferences into the Colour team by August 12th via my email address. This will help them narrow down the community sentiment.

Some early comments are taking the lightest colour from option 2 and substitute it for the lightest colour in option 1, then option 1 with the slightly bluer tones would be the preference.

Remember we have until Nov to get our choices finalized for the AGM.

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



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