

# Newstead Terraces News

## November 2022

Newstead Terraces



### OZCARE SITE PROGRESS

This month's update.

The Evelyn Street tower is looking very complete. Work is now concentrated on the rear tower on opposite side of the Building.



### XMAS DRINKS DEC SUNDAY 18<sup>TH</sup> 4.30pm in the BBQ AREA- Date Change!!!!

Everyone is welcome to join in the building Christmas Drinks at the BBQ area on Sunday 18<sup>th</sup> Dec.

Please bring a plate to share and something to drink, dress festive and have a chat with your neighbours for an hour or two. I look forward to seeing you there.

### THE SPA, POOLS AND GARDENS AROUND THE POOLS.

**The spa leak has now been resolved.** The kid's pool is not leaking, and we still have a slow leak in the lap pool which we hope to have addressed before Christmas.

The committee recently received some correspondence about the condition of the spa, pools and surrounding gardens and some questions about the heating of the pools. I have been asked to put a response into the newsletter, so everyone was equally informed.

A group of residents has been collecting quotes and doing some research into heating the lap pool. It is anticipated that they will present their findings in a support of an owner's motion at the AGM. Please understand the majority vote will decide the outcome of this motion, not the committee.

Additionally, comments were made on the scrappy condition of the spa, pool waterline tiles and the gardens surrounding the pools. The committee agree with all these comments and wish the community to know that they are all on the list to be attended to now the spa has been repaired.

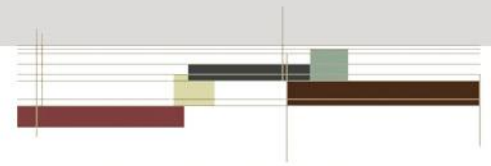
As part of the spa repairs the gardens have been dug up several times, the latest assault was on 26<sup>th</sup> & 27<sup>th</sup> Nov. We had hoped to be able to retile the spa before refilling it but getting tilers at this time of year has proved difficult, so we will refill the spa ready for use over Christmas and retile and relandscape later.

It is worth noting that the painting process will cause some damage to the gardens, and any big landscaping jobs should perhaps wait till the painting is finished.

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## Newstead Terraces

As always there are decisions to be made about jobs that need to be done and jobs that we want to have done. The Waterproofing, Electronic Vehicle charging, solar power, pool heating and painting are all jostling for attention and budget dollars. As we approach the end of the life cycle of these aspects of the buildings presentation, they do look tired and we feel a little less proud of our home.

Available funds and the order required to address tasks usually determine what gets done first.

Please keep an eye out for the Chairman's report with the AGM pack when it arrives for more detailed information about budgets, levies, needs and wants.

### BUILDING WASHDOWN

The committee has sourced a quote for the building to be cleaned and inaccessible windows are included. It was decided to wait until construction in Evelyn Street is finished before we proceed. We anticipate being able to wash down the building in Feb- April next year.

### HALLOWEEN TRICK OR TREATING.

**Local residents out trick or treating for Halloween. I may have already sent this photo around, But I think it is so cute and deserving of being in the newsletter... I hope they all had a great time.**

Hi Georgina,

Can you please pass on a giant 'Thank-you' to all of the residents who filled the children's buckets and decorated for Halloween.

The children in the complex really enjoyed the festivities and were absolutely chuffed by the experience. Hopefully they didn't scare too many people ♥



*Lauren Grayson*

Wishing you a merry Christmas and a happy new year. Georgina and Billie