

20 January 2016

To the Owners and Residents

57 Gladstone Road
NORTHCOTE

Re: Body Corporate Operational Rules reminder

Over the past few weeks we have had several enquiries about body corporate rules and as it is a new year we have attached a copy of the rules and refer to the following in particular.

Junk Mail

Please place junk mail into your recycling not the parcel tray.

Rubbish (Rule 9)

Recycling Bins should be out by 7 am on the day due. If you miss the collection bring the recycling in and store it until the next pick up a fortnight later.

Rubbish is collected weekly and should be put out for collection by 7 am on the morning of the collection. If you see rubbish blowing around the driveway please pick it up and put it in your bin please do not rely on 'someone else' to do it.

Parking areas (Rule 5) See plan attached

Each unit has a designated car park please do not park on the common area as this may obstruct other residents access to their park or garage. The body corporate reserves the right to tow offending vehicles at the vehicle owners expense.

Animals (Rule 18)

We have noticed there are cats and a dog within the complex. Rule 18 is very clear **NO ANIMALS**, it cannot be clearer than that. Current owners have a copy of the rules as do tenants when you sign your tenancy and a copy is attached for reference.

A breach of the Body Corporate Rules is a breach of your tenancy agreement and can be dealt with as such.

Appreciate some of these rules are a bit harsh however they are there to assist with the running of the body corporate community and the committee appreciate your co-operation.

Kind regards



Garry Denley

LOCHORES BODY CORPORATE MANAGER