
RESERVE GRANDSTAND – SPRING NEWS 2022

Welcome to our Spring news edition for the Reserve Grandstand. A warm welcome to our new residents who have moved into the Reserve Grandstand complex over the last few weeks. It will be a baptism of fire with the Royal Show coming to the Showgrounds this Saturday!

Please check the website (www.reservegrandstand.com.au) for updates on happenings around the complex and check the “**Need to Know**” and **FAQs** sections for more information.

FEATURED IN THIS EDITION:

Royal Show 2022

Near misses - ouch

Rooftop Vista

Visitor Parking – that chestnut

Broken record but still singing...

1. ROYAL SHOW – SATURDAY 24TH SEPTEMBER – SATURDAY 1ST OCTOBER

- NB Parking signs showing **restrictions** for Show Week. Do not park in the newly designated ACROD bays – the fine is \$500! Not even for a quick “minute”!
- **NB Road closures** – Tiger Way and Kyle Way at Graylands Rd intersection.
- Email the Concierge for a Resident Parking Pass for the **three allocated resident bays** outside the 8 Graylands Rd foyer (the two hour restriction still applies)
- ALL residents should park in their designated car bay – not the Visitor Bays!
- Please be **security conscious** and do not allow entry via the foyers to anyone you do not know - or allow a vehicle to follow you through the garage doors.
- Good news – free fireworks every night and easy access to rides and showbags!!

2. ROOFTOP VISTA

- There are multiple bookings for the coming weeks - but all residents have access to the rooftop for fireworks during Show Week – maximum 30 people. Make new friends!
- The BBQ has been professionally cleaned – you **MUST** clean it thoroughly after use and take all your rubbish away. CCTV monitors this area and you will be billed for a clean up if required. Sorry to say some residents do NOT clean the BBQ properly and this is most inconsiderate.

3. BROKEN RECORD BUT STILL SINGING...

Still singing as most residents do the right and respectful thing but:

- If your dog has an accident in the common areas, please clean it up. Especially in the Atrium!
- Please **do not hang visible washing on your balcony** – this is against the bylaws and upsets your neighbours who do abide by the rules.
- Please do not dump your unwanted goods (**AND cardboard boxes!!**) in the bin rooms on your level. It is **not** the cleaner’s responsibility to dispose of these – it is **yours**. (**flattened cardboard goes in the blue Suez bins in the B1 carpark**) ASK if you need help.

4. NEAR MISSES – PLEASE SHOW CARE WHEN EXITING THE CAR PARK

- There have been near misses when **cars exiting** have failed to see pedestrians on the footpath at the entrance to the car park in Graylands Rd. When coming up the ramp from B2 or turning right from B1, **PLEASE slow down**. Look carefully to ensure no one is walking or riding along the footpath before accelerating.
- We are looking at visual measures to heighten safety for pedestrians at the car park entrance - and also near **lift 2 in B1**. LOOK UP from your phone when in this area.

5. PARKING AGAIN! – VISITOR BAYS ARE FOR VISITORS

- If your visitor has been issued a Visitor Pass please ensure this is on their dashboard. We have a list now of regular visitors and thank them for advising us of the apartment involved. However it is quite obvious that some are actually living here so please see point three.
- Visitor Bays are **NOT for long term parking** or because you have two cars and one bay. Please communicate with us rather than inconveniencing your fellow residents.
- If you wish to go on the wait list for **a rental car bay or alternatively have a bay to rent!** please email the Concierge Wendy-Ann : admin@reservegrandstand.com.au

REMINDER:

- Tenants should contact their **Property Manager** with internal apartment issues.
- The complex **Strata Manager is BStrata**: admin@bstratawa.com.au or phone 9382 7700 (new or replacement device requests, moving out forms, accounts queries)
- Consider a mail room lockbox (\$65) and **stop worrying** about locking yourself out! Email the Concierge for details.

As always if you need assistance or further information regarding any of the above issues, please email the Concierge, Wendy-Ann: admin@reservegrandstand.com.au

Kind regards

Concierge Wendy-Ann, Building Manager Colin & The Council of Owners

Council email : council@reservegrandstand.com.au