

GENERAL INFORMATION:

Your residence is fitted with an audio/visual intercom system.

The main entry doors, which provide entry to the building and to the lift lobby, has a front door station with a speaker, camera and key pad.

Resident access into the building and granted levels of the building (lift) is done by swiping your hand held remote/ fob against the card reader located at the main entry and lift.

Access from the inside of the building to the resident car park is through level 1 corridor.

The remote control will open the main entry ground level tilt gate of the carpark.

Only one vehicle per allocated car spot is allowed to access the residential car park i.e. there is no visitor car spots in the residential car park.

From time to time, the Owners Corporation may undertake an audit of all security access fobs and remote controls and amend the security system to prevent unauthorised access.

Keys and Remote Controls

The keys to your apartment are of a restricted nature.

Request for additional keys or fobs should be forwarded to the owner or agent.

Two remotes are allowed per allocated car spot.

Television

The building has an integrated Free to Air/Foxtel TV.

Residents wishing to access the Foxtel service can contact Telstra or Foxtel directly.

Electricity

Residents can choose their own energy retailer.

Electricity is individually metered to your residence. Supply is provided via the switchboard located in the level 1 Carpark.

Gas

The Owners Corporation has a centralised hot water agreement in place with Origin.

Origin will establish a combined account for residents at the premise for their hot water consumption and a fixed charge for cooker gas.

Origin will charge each customer a fixed amount of \$5.74 (incl. GST) per month, per apartment for cooker gas.

The fixed amount cooker gas charge will be invoiced bi-monthly, together with their hot water account, regardless of the individual user's natural gas consumption.

Water

Authority water meters are provided to each apartment to record the amount of water used. If you wish to shut off the supply of water to your residents for any reason, this can be achieved by turning off the stop valve in the water meter cupboards.

Smoke Detectors

Your apartment is fitted with smoke detectors and they must be tested once a year. The Fire Brigade recommends that when you change your clocks for daylight savings, you also change the batteries in your smoke detectors.

Never cover or remove the smoke or heat detectors in your apartment, as this will put everyone else in the building at risk and you may be fined by MFB.

The smoke detectors in the hallways and common areas are connected directly to the fire indicator panel, which relays the call to the MFB automatically when activated.

Excessive smoke and fumes from cooking will activate the fire alarm if you open your apartment hallway door, and you may be liable for any cost associated with the call out.

When there are excessive cooking smoke/fumes (e.g. from burning toast or food), please do not open your apartment hallway door.

Instead, you should open all your windows and the balcony door and turn on you exhaust fan/range hood.

If there is a fire in your apartment, please evacuate immediately and call the fire brigade on 000.

Do not use the lift in the event of a fire.

Letterboxes:

Residents can order an additional or replacement key from Project Products, by filling out the order form from the link below.

Tenants **must** inform the real estate agents prior to placing the order.

[Order form link](#)