



REGATTA WHARF

February 2023 Newsletter

Pool Area Project

After a number of unforeseen delays, we are hopeful of finalising all outstanding matters and commencing the pool area refurbishment project in either mid-late March or April. This is a major project to rectify the rust issues in the pool and the deterioration of the whole slate tiled concourse area and will result in a modernised pool/spa area for all. Residents are reminded that the initial demolition work will be very noisy and there will be noisy periods throughout the duration of the project, expected to take 4-5 months. There will also be access impacts at times along the corridor outside the pool area. Those in Eventide building directly above the pool, will be the most affected, but the noise and operations will be noticed by all. Joseph, our building manager, will work with the strata committee and individuals to address impacts, both prior to the works commencing and as the project progresses. The new gym door will allow access to the gym during the closure of the pool, spa and sauna area. Residents will also continue to have access to the Glasshouse pool and gym.

Gym

Many thanks to the generous resident who donated their rowing machine to us. Research is continuing on the weights replacement to fit the available space and there are plans to install racks to store loose equipment. The Community Association has advised that the Glasshouse gym now has three new pieces of equipment.

E-Scooters and E-Bikes

There have been recent reports of fires arising during charging of E-Scooters and E-Bikes. Riding of E-Scooters on footpaths and roads is illegal in NSW. There is little regulation on the importation and standards of the batteries. Authorities have advised that E-Scooters should be charged outside the house/apartment. E-Scooters are not to be stored in the Bike Room at Regatta Wharf. Transport NSW advised that from July 2022, [electric scooter shared schemes](#) are being trialled in NSW. Riders at trial locations will be allowed to hire and ride E-Scooters. The trial is expected to last for 12 months and will be evaluated and monitored by Transport NSW.

EV charging

Regatta Wharf has installed two EV charging units in the Car Wash Bays in visitor parking. EV charging is available overnight between 6.00pm and 9.00am the next day. Charging sessions are managed by Exploren software. Users are required to make application to the strata committee to use the facility and, on approval, access will be provided to the charging units. Users will need to download the Exploren charging App, which will manage sessions, raise charges and collect costs involved. **Please return completed application forms to Regatta Wharf Building Manager via email or leaving on his desk in the office in the entrance on Level 1.** RW has set charging cost at 30 cents per KWH. The rate may alter to reflect changes in power costs. When the number of users warrants, an online booking system will be implemented. In the interim, access will be managed by **Ross Hindmarsh**. Contact should be made with him by text to **0414 660 839** or email ross@hindmarshsydney.com.au

Speeding in the carpark

It is alarming to find that a few residents are far exceeding the 5km speed limit in the carpark. The committee is concerned for the safety of all residents and requests that all residents ensure that they are not endangering others. Consideration is being given to installing speed cameras to identify and report those speeding well above the limit.

Inspection of mains water taps and flexible hoses and taps

The strata committee has arranged for inspections to be carried out on all mains water taps to avoid expensive leakages. These taps are usually located in the ceiling cavity of the laundry. Repair of these taps is a strata responsibility and repair, or replacement of the taps will be made where necessary. As a service to owners who have responsibility for their flexible hoses and regular taps (located in the kitchen, laundry and bathrooms), the committee has arranged for these to be inspected at the same time. A report will be provided to owners, and it will be their responsibility to replace or repair as required. It is expected the inspections will be scheduled within the next two months.

Air key and fob audit

Owners with excess air keys and fobs will be contacted in due course. Excess air keys and fobs may be revoked to provide improved security for residents.

Gardening

Garden Envy continue to work on maintenance with pruning and weeding and new plantings being undertaken. The Herb Garden is thriving thanks to residents, Dale, Lyn and Sue who have planted 5 boxes with lemon grass, chives, oregano, tomato, mint and Thai basil plants. Residents are reminded that dogs must be on leashes at all times within the strata boundaries, including the gardens. The garden is being damaged by roaming pets, and also waterfront plants are not coping with pets in the garden beds, with dog urine being quite toxic to some of our plants. Owners' co-operation is needed both within and immediately outside our strata.



Garbage and Recycling

Continuing industrial action leading to the failure of the City of Sydney Council to collect our rubbish is a serious problem and representations have been made to councillors that the accumulation of waste is an unacceptable health hazard. Residents involved in food scraps recycling are able to order additional bags online at <https://www.compostapak.com.au/> Complying bags may also be purchased from Woolworths, Coles and Bunnings. Be sure to purchase bags which meet AS4736. Further information is available at <https://www.cityofsydney.nsw.gov.au/environmental-support-funding/food-scraps-recycling-service/>

Strata communications via post

The Strata Committee respectfully asks all residents who currently receive strata communications via post, to please consider switching to email. Electronic transmission is much faster and more economical. The cost of paper, postage and photocopying for a minority of owners, is now several thousand dollars a year. To change your preference, please contact Acumen on info@acumenstrata.com.au or call **02 7253 582**.