



Community Newsletter

Autumn 2018

Important Contacts

Onsite Building Manager (please do not call before 7 am or after 9 pm):

Mario Interlandi 0499272843 roimanager@live.com.au

Ace Body Corporate Management:

Angelo Voulgaris 0418264350 roi@acebodycorp.com.au

Emergency after hours contact: Angelo 0418264350 (building related issues only)

Fitzroy Police (24 hours): 99346400 (security issues and excessive noise)

EPA (24 hours) [1300 372 842](tel:1300372842) (noise after 10 or 11 pm) See

<http://www.epa.vic.gov.au/your-environment/noise/residential-noise/prohibited-times-for-residential-noise>

Notes from the Owners' Corporation Committee

The ROI website is an excellent resource for owners, residents and real estate agents. It can be accessed on www.roiapartments.com.au If you have any feedback about the website or the newsletter, please contact penny.bassett@outlook.com

We have all chosen to live in this community of almost 400 people because of its many benefits, one of which is an on-site Manager, Mario, who is invaluable in the help and service he provides. Thank you, Mario!

ROI is a shared space, and while the vast majority of residents respect each other's comfort, it is necessary to remember there are some Rules to protect us all. Please download and read the Owners Corporation Rules: <http://www.roiapartments.com.au/information.html>

Upcoming events and dates

- | | |
|-----------|---|
| • 4 March | Autumn garden planting: 3 pm Sunday, BBQ Area, Level 3, East Wing |
| • 2 May | Annual General Meeting (AGM) |

Gardening at ROI

The vegetable garden on Level 3, East Wing, BBQ terrace is looking great and many of us are enjoying eating the produce.



Do check out our communal garden beds and help yourself to herbs and vegetables for your culinary needs. The communal garden beds are there for all residents to enjoy.

You will notice that there has been some planting in the front garden, making it more colourful and attractive.

Join the ROI Garden Club

The garden club meets every second month in the garden area, East Wing Level 3. The Autumn meeting/planting is on Sunday 4 March at 3.00 pm. For more information or to be kept updated please email melissa.a.height@gmail.com

Thank you Melissa for organising the Garden Club and for ensuring the ROI gardens are imaginatively developed and beautifully maintained for all of us to enjoy.

Art Prize

The 2017 ROI Art Prize was the best yet. The sub-committee decided to include entrants in the municipalities of Moreland and Darebin, to join with Yarra as a wider catchment area. This, plus the growing reputation of the Art Prize and advertisements in the Art Almanac, resulted in a record entry of 46 eligible works. The committee deliberated a long time selecting a shortlist of 10. These art works were displayed in the ROI foyer, for all residents to enjoy. Thank you to Nelson Alexander Real Estate and WinConnect for their sponsorship.



The 2017 winning picture, *'Seedlings'* by Katherine Gailer, was eventually chosen as winner by our three judges. They wanted it known that it was a difficult choice to make, due to the overall high standard of the entries. *'Seedlings'* is hanging in the foyer and looks so special, enchanting all of us whatever time of day or night we arrive home! Make sure you peer into the little girl's eyes. You might get a surprise!

Many owners, residents and friends attended the award presentations, enjoying wine and cheese in the West Wing foyer. Along with the artists there were about 100 guests. Monique Morter, winner of the 2016 prize, said a few words about how much the prize had meant to her, enabling her to go to the USA to spend time in an artists' colony working and exchanging ideas with international artists.

Monique announced the People's Choice, *'Empty Nest'* by George Alamidis, which is now hanging in the West Wing, 3rd floor lift lobby for a year. It looks fabulous! Go take a look!

Thank you Robin for all the work you did to make the event a success with a great result. Thank you also to Rosita and Mario for getting the show on the road. We are currently in the process of making arrangements for the ROI ART PRIZE 2018. If you have any comments about the prize please send them to Robin: robinbowles@bigpond.com

Mural in East Wing BBQ area

You will have noticed that Melanie Caple has started painting the mural on the South Wall of the communal area on level 3 in the East Wing. It's looking amazing! Shortly there will be a BBQ to celebrate completion of the mural. Watch out for notices on the noticeboards and in the lifts.



Water pipes and hot water issues

The issues with the leaking water pipes and the hot water system are being addressed. Owners and residents will be kept informed about the progress of the repairs.

Recycling at ROI

Please recycle!

- Recyclable plastic, glass and cardboard should be placed in the yellow recycling bins located in the B1 Basement area bin rooms.
- Good condition clothing and small household items can be placed in the purple charity bins located next to bin room 1 in the B1 Basement. If notified in advance, they will collect furniture that is in good condition. Please contact Mario roimanager@live.com.au if you want to recycle large objects.
- Do the Scrunch to find out if your plastic is good for recycling. Scrunch the plastic - if it bounces back into shape it's hard, and great for recycling. If you scrunch it and it stays scrunched - it's soft: please put it into the red box beside the recycling bins.

Bicycles

In previous Newsletters, the Owners' Corporation invited residents to purchase bicycle storage racks for installation onto walls adjacent to their carpark at a cost of \$12-\$15, plus installation. If you are interested in purchasing one of these racks (pictured) please email roi@acebodycorp.com.au and we can discuss installation with you.



Carpark storage

Please do not leave furniture, boxes, cans of inflammable liquids or other rubbish on top of or between storage cages or else-where in B1 and B2. These items are a fire hazard, as well as being unsightly. An audit of the carparks will be carried out this month.

Pets

Many of us have dogs, cats or other pets. As mentioned in previous newsletters, some dog owners are extremely inconsiderate, allowing their dogs to pee against the concrete walls and bollards between the East and West wings particularly near the East Wing automatic door. This smells awful, attracts flies and stains the paving. **DO NOT** let your dog to relieve itself in this area or on the front garden.



Please read the ROI Owners' Corporation Rules, in particular Rule 5 that states that a Member must not, and must ensure that the Occupier of a Member's Lot, does not:

- b. ... allow any animal to defecate or urinate on Common Property at any time;
- c. fail to clean up after any animal debris or make good any damage to Common Property.

Pigeons

Many of us are continuing to experience problems with pigeons and pigeon droppings. Please do not feed the pigeons or leave pet food on your balcony as this only increases the problem. If you have any concerns about the pigeons, please contact Angelo.

ROI OWNERS' CORPORATION

