

Home Owners Committee Update October 2025



Villa 17

INFORMATION UPDATE



The Country Club WIFI password: **ParadiseClub12!**

Change to Friday Nights Bar Opening Time

The Bar Manager has advised that from Friday the 7th of November, the Bar will be opening at 4.30pm - half an hour later. Please set your watches accordingly.

New Buggy Pick Up times

The buggy has got wind of the change in Bar opening times and has amended his pick-up times.

Route 1 will leave pick up point at 4.45pm travelling on the assigned route (West).

Route 2 will leave pick up point at 5.00pm travelling on the assigned route (East).

Route 1 will leave pick up point at 5.15pm travelling on the assigned route (West).

Route 2 will leave pick up point at 5.30pm travelling on the assigned route (East).



For new residents and those that may have forgotten, the Buggy picks up residents at their front door and transports them to and from the Country Club on Friday nights and on special occasions.

The buggy operates on specific routes commencing near the front entrance gate and makes two passes throughout the Resort.

Need a lift home? Buggy will be available at the front of the Country Club from 6pm onward.

Speaking of special occasions: The Buggy will be operating on the 3rd of December from 11am to pick up residents that are attending the Christmas Luncheon. Again, just be out the front and hail him down. He will be coming past every 15 minutes.

New Years Eve celebrations: Yes, he will be operating late that night! Timing to be advised.

Shout out from the Bar Manager



Do any resident have unwanted 440ml Stein glasses that they would like to donate to the Bar?

If, so please contact our Bar Manager Lyndall.

Recycling News



A huge thank to Ross and his Recycling Team.

Not everyone will understand the dedication of those who go out every day collecting cans from all over the area and as such contribute to the residents.

Since the recycling initiative commenced in 2021, it has raised over \$35,000.00 as a contribution to the HOC to meet its obligations including, but not limited to, Public liability

insurances, liquor licensing, kitchen licensing, support for interest groups, social events, costs associated with the operation of the Bar and so much more.

You can make a difference:

There are bins outside Villas 5, 10 and 20 plus 1 on the pathways where the pathway intersects with each street.

Please support your community and recycle when you can.

NEW COLLECTORS ALWAYS WELCOME, JUST contact ROSS IN VILLA 20.

Good News

- Lawn Bowls rink repairs: Repair works have been completed.
- MPR: Unwanted furniture, as indicated by the MPR committee, has been removed. Replacement furniture will be considered by the HOC once we have official handover.
- Workshop Update: GemLife have purchased 10K of equipment which will be in place before years end. Safety switches etc will be installed shortly. Workshop Committee safety induction will also be undertaken. The workshop is not available to residents until the official handover. HOC will advise residents when this takes place
- Dog Run Two: Should be handed over shortly. Currently being treated for lawn grubs. Park Manager will advise residents via email.
- Windows in Clubhouse: Have been professionally cleaned.
- Extra Plates for Catering: GemLife have agreed to provide 50 extra dinner plates to allow catering for up to 200 residents.
- The carpets in the Country Club Dining area and all outdoor cushions will be professionally cleaned on the 12th of November.

Not so Good News

OK now for some disappointing and frankly unbelievable information that the HOC needs to share.

We live in a beautiful over 50's Resort with every facility we need and many dedicated residents that volunteer their time and expertise to make it even more interesting or inviting for all residents.BUT we do have a few issues:

- The Sewing Group has advised the HOC that materials set aside to make Christmas gifts etc has "disappeared" from the drawers. As a result, the HOC approached the Park Manager requesting locks be installed on the drawers. The Park Managers will now arrange to have locks installed. The equipment and materials in this room are not for general resident consumption.
- Cleaning of the BBQ's after use.
This seems to be an ongoing issue which should have been put to bed years ago, but NO it would seem there are still residents who feel the cleaning of the BBQ's after their use, particularly in the Pavilion, is the responsibility of the Park Owners. **This is not the case.** If you use the BBQ and area around the BBQ or any common area for that matter, please enjoy but understand it is up to you to clean up. On a number of occasions, the lower pavilion and BBQ's have been left in a terrible state. The common areas provided are for all residents and if they are not left in a clean and respectable state, the only people you are letting down are fellow residents. Please respect them.
- Printer Ink in the Library printer.
The ink for the printer is not provided by GemLife. The HOC, on behalf of the residents, provides the ink as and when necessary. Sadly, it would seem that there are some that feel the need to take the new cartridges and replace with empty ones.
There is an honesty box to assist with the ever increasing cost of printer ink and paper. Please contribute if you use the residents common printer.

Safety within our Resort

I know I get criticised by some for including the following in the HOC Owners Update, but once again, there have been a number of observations and incidents where residents just don't "get it" and as a result these concerns need to be reinforced.

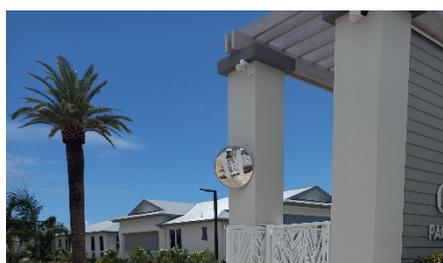
Sorry to those who do the right things and maybe just skip over this bit.

Following Speed limits and stop signs: They are all very visible and most at eye level.

The speed limits (10km) also apply as you enter and exit the resort.

The Resort roads are shared spaces and not speedway tracks for the adventurer.

Laws of the roads outside the Resort apply to the roads within the Resort.





Use of Lanyards



There are still instances where visitors or “unknown” persons have been in the Resort unaccompanied. This is not acceptable.

If your visitors are with you – **No Lanyard required.**

If your Visitors would like to go for a walk on their own and see just how lucky we are to live here – sure no problem – **Lanyard required.**

Visitor Parking

If you have a visitor occupying Visitor parking overnight or an extended few days, please provide them with a **Lanyard** to display on their dashboard or ask them to leave a note on the dash stating the Villa Number they are visiting. Without this, if a visitors car has to be moved in the event of an emergency, or for any other reason, there is no way of knowing which Villa to contact.

Visitors who wish to stay longer than 24 hours should advise the Park Manager accordingly.

How to Register for a SMEG Demo

For the newer residents who might like to find out a little more about their oven and microwave and for those who might like a refresher.



The link to register for a SMEG demonstration is <https://www.gemlife.com.au/smegdemo>

Then just complete the details on the online form and click **Submit** to register your interest. You will then receive notifications of upcoming demonstrations.

Customer Support

From time-to-time residents may need assistance with problems in their Villas within the 12-month owners warranty period. If you need to have a particular concern rectified, please address your issues to warranties@qabuild.com.au

Other concerns relating to the Resort should be addressed to the Park Managers.
paradise.manager@gemlife.com.au

Electricity queries or concerns should be directed to Prospecta.

Email: gemlife@prospecta-utilities.net and phone number 1800 943 052.

Should you have any questions or need further information please email the HOC hocpacificparadise@gmail.com or have a chat with any of the committee members, they are keen to assist residents in any way they can.



YOUR HOME OWNERS COMMITTEE 2025/2026



John Harvey
Chairperson
Villa 104



Mary Earnshaw
Secretary
Villa 9



Ian Nichol
Treasurer
Villa 131



Tanneke Booth
Committee Member
Villa 85



Gary Savill
Committee Member
Villa 27



Ian Stitt
Committee Member
Villa 14



Margie Smith
Committee Member
Villa 87



*Mary Earnshaw
HOC Secretary
October 2025*