

### Body Corporate update – Some items from the last committee meeting:

1. **Speed humps** – The Body Corp Manager is to seek advice from lawyers regarding installation of Millbrook speed humps. Measures to discourage drivers from mounting the curb will be considered once the speed humps are finalised.
2. **Fence** – Work has been commenced on the replacement of the fence between Millbrook and Tea Tree Grove. This will be carried out in two stages.
3. **Waterway vegetation management in Millbrook wetlands area** – An engineer's report was tabled and it was resolved that planting on the embankment would help control any erosion and slippage. The caretaker should maintain grasses by whipper snipping rather than poisoning, being careful of recently planted and established trees and shrubs.
4. **Energex easement** – Works near the Millbrook path to Widdop Street have now been substantially completed and any damage to Millbrook property will be made good.
5. **Tree management** – An updated and revised quote will be sought regarding pruning and general maintenance of Millbrook's trees. Alternative measures regarding mulch surrounds of trees will be trialled.
6. **Parking** – Drivers who frequently contravene Millbrook's parking policy will be referred to the Millbrook Body Corp Managers (QBS) for further action. See 'Traffic' below for further information.
7. **Gym** – Worn rubber mats in the gym will be removed and not replaced. Users of the gym should feel free to bring their own mats. Please report all gym maintenance needs to the Millbrook office.
8. **Book exchange** – The Body Corp committee agreed to support the establishment of a book exchange in the community centre. Residents will be invited to make donations to the collection early in 2016.
9. **A seasonal get-together** - Approximately 35 Millbrook residents celebrated Christmas at the community centre early in December. Future similar events will be held in 2016. These quarterly functions provide a good opportunity to meet your neighbours and members of the Body Corporate committees.
10. **Next meeting** - Owners are welcome to attend the next Millbrook Body Corporate Budget Committee meeting: **Tuesday 8<sup>th</sup> March 2016**, 5:00pm at the Millbrook Community area.

**Your Body Corp Committees wish you all the best for 2016**

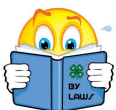
Note: While non-committee owners are free to attend, they may only ask questions or contribute to discussions on invitation. Of course you may approach your committee representative with your queries or views. This is a good opportunity to hear of events in Millbrook and what may be planned for the future and to meet some of your neighbours.



**Traffic - Speed - 15kph (max)** Please cross the speed humps with care to **minimise noise to your neighbours.**

**Parking** - Millbrook has a parking policy and all residents are obliged to adhere to it. Marked parking bay spaces are **for visitors only** and **grassed areas are not for vehicles.** Frequent offenders will be referred to the Body Corp managers, and a contravention notice may be issued. Note: If buying a new car, check that it will fit in your garage.

**Millbrook Wildlife** – Willie Wagtails can be seen darting around lawns hunting for insects on the ground. As they do so, the tail is wagged from side to side. Insects are also captured in the air, in active chases. They can be seen in Millbrook backyards and the wetlands throughout the year.



**By Laws** -. Renovating your home? Buying a pet? Check the **By Laws** first.

The By Laws have always been available to Millbrook owners and are also listed on the Millbrook web site. Please review these By Laws to avoid any misunderstanding. If in doubt, ask Alison or your Body Corp representative. **Be aware, it helps to know.**