

SANCTUARY LAKES RESORT NEWS

June 29, 2021



A YEAR IN REVIEW

As the financial year draws to a close and we are reflecting on our achievements, we thought it would be the perfect time to have a look over some of the highlights from the past year, as well as look at some of the areas we'll be focusing on in the new financial year.

Some of the highlights from 2020/21 include:

- Continued operations in a COVID safe environment.
- There have been over 12,700 email communications with residents / agents / conveyancers across the 44 Owners Corporations;
- The security team have continued to install the PermaConn units to ready homes for the NBN switch that happened late last year. To date we have completed the installation of over 1,680 PermaConn Units removing the need for resident home phones;
- SLR Security are performing over 130 vehicle patrols monthly, covering approximately 11,000kms per month;
- We have continued to increase our community engagement and following. Through social media we have had a massive number of 20,801 Facebook engagements over the year! We have 866 followers on Instagram which is a 39% increase on the previous year.
- The fortnightly newsletter is viewed on average by 1,665 people and 31 newsletters were produced last year;
- The canal walkway, retaining walls and capping stones were pressure washed for residents to enjoy;



A YEAR IN REVIEW CONTINUED

- The launch of the Residents Mobile App kicked off successfully with ~400 residents currently registered and actively using the App. The rollout will continue over the coming months and the App will evolve overtime. Current features include:
 - Newsfeeds & Alerts – with the latest resort information for residents
 - Help Desk – where residents can submit all of their enquiries
 - Facilities Bookings – such as landscape supplies and coming soon will be Tennis Court Bookings and Gym Card and FOB requests
 - Access to Documents – Annual Reports, AGM Minutes, Security, OC Rules and Regulations etc
 - Event Calendars and Local Area Contacts
 - And so much more...

The App has and will continue to be extremely beneficial for residents to have live access to information; it will also improve communication channels. The system also provides a single platform for all SLRS departments to easily communicate via the centralised system and create work orders far more effectively.

- Security and Camera Network: The camera server was upgraded in early 2021 which increased our storage capacity by 4 times. This has provided increased retention of the CCTV data and allows us to continue with our focus of installing additional cameras in key areas across the resort. Planning is already underway for additional hot spots over the next 6-12 months.

Over the last 12 months, we installed additional CCTV Camera's throughout the resort including on the Boulevards, with the total number of cameras now at 86. We also installed Automatic License Plate Recognition cameras at the main entrance and exit, which have been extremely successful and beneficial. Additional coverage with CCTV cameras throughout the resort, will further improve the safety for residents.

- The Landscape Master Plan is well underway, with an initial draft submitted by the Landscape Architects – Tract. The draft LMP is currently under review, with the aim of it being finalised by September 2021. We look forward to start implementing outcomes and recommendations over the next 5 years. New and exciting landscape design elements will be recommended for various areas of the resort, which will be modern and eco-friendly, whilst still being within the 'resort' theme. The team will have a guiding working document, which will be flexible in nature and easily referenced for future decision making. The goal is to deliver visible design improvements over the next 5 years.



JUNE GARDENING TIPS

Winter can be a hard time for plants, especially in cold areas, growth slows right down and problems can become more evident when a plant's in its cold state. There are many things you can do to help your plants cope; here are a few tips on how to care for your plants over the cooler months.

Reduce watering of potted plants, they require much less water when the weather's cooler. Take the chill off tap water by mixing in a small amount of hot water, it shouldn't feel warm – just slightly tepid to the touch. This means it won't shock the roots so much.

Move potted tropical plants and other warmth lovers into more protected spots – perhaps onto a verandah or porch.

Weeding is still needed at this time of year. Most plant growth has slowed down, so it will not have to happen as often. But it also means that it is also a time of year to try and remove as many competitors as possible before the weather starts warming up again.



Now is a great time to plant out the veggie garden, so pop in some Brussels sprouts, cabbage, cauliflower and broccoli. Peas and beans can also go in, as well as radish, turnips, Swedes and spinach.

Even though the cold weather is setting in, our gardens don't have to be bereft of colour. You can choose plenty of suitable varieties for planting now. Polyanthus, for example, are some of the prettiest winter-flowering plants. They bloom in a wide range of colours and they'll grow in light shade or full sun and, if the following summer doesn't get too hot, they'll produce an encore performance next year.

ROSE PRUNING TIPS

Rose pruning usually take place around the shortest day of the year, thus avoiding the frost which burn new shoots.

The basic principles of pruning bush roses are as follows:

- Remove any dead or disease wood.
- Remove any spindly or weak growth.
- Remove any suckers that may be growing below the graft or bud.
- Remove any wood that may be crossing through the centre of the plant.
- Assess bush for any additional old growth to be removed.
- Shorten remaining canes by half to two-thirds.
- Cut just above the outward facing bud.
- Discard all leave and canes in the rubbish. Do not compost.





OUR WINTER VISITORS

The seasonal cold, wet and windy weather, signals the arrival of Sanctuary Lake's feathered winter visitors. These tend to be birds who normally spend the majority of the year in the higher upland forests and woods, but who often migrate in the winter to urban coastal areas for a stable food supply, safety and security. These visitors tend to separate from their summer breeding flocks and arrive at the Estate in singles or pairs and sometimes even a tiny family group.

These extremely small groupings make it difficult to catch up and meet with some of the visitors, but luckily, I have help from Sanctuary Lakes keen eyed bird aficionados. My first winter visitor "Tip Off" came whilst queuing at the local chemists. Two charming local residents told me that a pair of Currawongs were noisily visiting their gardens, in the gated Jardin community.

Next morning, I slipped into Jardin via the Golf Course and almost immediately I heard the loud cries, croaks and screeching yodel sound, repeating the call "curra...wong" from which the bird gets its name.

The Pied Currawong is an Australian native. A large (50cm), mostly black bird, with a bright yellow eye. Small patches of white are confined to the under tail, the tips and bases of the tail feathers and a small patch towards the tip of each wing. It is often mistakenly confused with the Raven or Magpie. Currawong has nowhere near the number of white patches as a Magpie and has much shorter legs. They are similar in size and plumage to Ravens, but they are slimmer and have much larger and stronger bills. But what makes them readily distinguishable from Magpies and Ravens is their comical flight style in amongst foliage, appearing to almost fall about from branch to branch as if they were inept flyers.



Pied Currawong Strepera graculina

The Jardin bird watchers told me that the Currawong seem to enjoy being a dominant bird that can noisily drive off other species even from their temporary residence.

Pied Currawong's hunt mainly in trees and on the ground, searching for a wide variety of food, such as lizards, insects and berries. In the breeding seasons it is known to take chicks from other species nests. In Sanctuary Lakes it feeds comfortably on our large winter supply of berries and small vertebrates.

My second "Tip Off" was from a fellow wanderer who told me at sunrise that morning he had been looking at what he thought was a short stumpy branch of a Eucalyptus Tree when it suddenly grew wings and flew off. I thought that sounds familiar, but it took me five early morning visits to the area before I saw and confirmed that it was indeed that master of camouflage, the Tawny Frogmouth Tawny.

Tawny Frogmouths are large birds (40-50 cm) whose plumage is a finely streaked mottled grey and brown. Their wonderfully designed feathers give the Tawny a perfect camouflage and when they stay statue-still on a tree branch, they can appear to be part of the tree itself. They often choose to perch near a broken tree branch and thrust their head at angle, further mimicking the branch.



OUR WINTER VISITORS

Although Tawny Frogmouths are often referred to as owls, they are not. In fact, they are more closely related to nightjars than owls. But they do resemble owls with their large eyes, soft plumage and camouflage patterns, both owls and Tawnies are mainly nocturnal with both hunting at night.

Unlike owls, Tawny Frogmouths do not have powerful feet and talons with which to capture prey. Instead, they prefer to catch prey with their beaks. Their soft, wide, forward-facing beaks are designed for catching insects. They will also feed on small birds, mammals and reptiles. This larger prey when caught, is held in the bill and beaten against a branch before swallowing. Most of their hunting is done in the first few hours after dusk and just before dawn.

The third "Tip Off" came from a member of the Golfing fraternity who enjoys an early winter sunrise walk around the third and fourth fairways and the linking areas to St Andrews Square. He told me that recently on a couple of occasions he had heard a strong, impressive low and rather mournful sounding double-hoot. Each hoot lasting a few seconds, broken by a brief silence with the second note always being a slightly higher pitch. He said it sounded like an Owl, I think he was correct as the loud two note hooting sound seemed typical of the Powerful Owl.

The Powerful Owl unlike the Tawny Frogmouth is a genuine Australian Native Owl, in fact the largest Owl resident in Australasia with an adult height of over 60cm and an impressive wingspan of 140cm (almost the same length as our social distancing requirements!). Strangely, Powerful's have a relatively small head, but with hypnotic round yellow eyes, set in a dark grey facial mask. The legs are feathered with massive yellow to orange feet that have large, sharp talons.

The Powerful Owl usually inhabits the moist upland forests of Victoria, but are never more than 200km from the coast. Its main item of prey are small mammals particularly Possums and Bats.

Locally I observed my first Powerful Owl at the Werribee Treatment farm and then last year at the Point Cook homestead. Although over the last couple of weeks I have heard around the Estate the distinctive Powerful Owl call, I have yet to see it physically. This is mainly due to the early morning winter sun not being strong enough to lighten the upper canopy of their favourite Gum Trees. Deakin's University who have attached tracking devices to the Powerful Owl are following their movements around Victoria and they confirm that they are visiting our area. One of the unusual discoveries from Deacon's study is that Powerful Owls in suburban areas enjoy visiting Golf Courses particularly those with fresh water ponds and creeks. I would say Sanctuary Lakes Golf Course fits the Powerful Owls lodging requirements quite adequately.



Powerful Owl Ninox strenua

These three visitors, The Currawong, Frogmouth and the Powerful seemed to have joined the other 90 plus bird species that regularly visit or call our Estate home. Making the point that as our Resort matures, our Birdlife continues to develop and grow, making a pleasurable contribution to all of us who live in the Sanctuary Lakes Estate.



NOISE POLLUTION

Noise pollution can be defined as a sound level that is annoying, distracting and harmful to a person's wellbeing and that's why we need to be aware of the noise we make, especially out of hours. The noise guidelines at Sanctuary Lakes are set by the Environmental Protection Authority's Residential Noise Regulations and are in line with the Environmental Protection Act 1970.

'Residential noise' is noise coming from a residential property and its surroundings.

It can include noise from:

- stereos or radios;
- televisions;
- air conditioners;
- lawn mowers;
- power tools used during home renovations;
- construction of houses and apartments.

Everyday household activities can cause residential noise and disturb neighbours. Noise can be unreasonable if a neighbour can hear it in a habitable room of their home.

Noise is also unreasonable when it occurs during prohibited hours and someone in any other residence can hear it. Excessive noise is prohibited between Monday to Friday before 7am and after 8pm, and on weekends/public holidays before 9am and after 8pm. However, residential noise can still be considered unreasonable within the permitted timeframes if it is consistent.

If a noisy neighbour is annoying you, try talking to them first. They may not know there is a problem.

However, if that does not work, you can report the noise to Wyndham City Council or if it's a late night party, the police. Please also contact the police if you feel that your noisy neighbour is threatening you.

When a noise complaint is made and investigated, a number of factors are taken into consideration when deciding whether the noise is unreasonable.

These are things like:

- it's volume – how far the noise spreads;
- it's intensity – how loud or how many decibels it is;
- the type of noise and what it sounds like;
- how close it is to neighbours;
- how long it continues;
- how often it occurs.



You can read more about the regulations and what is defined as excessive noise on the EPA Victoria website. If you have concerns about excessive noise, you can also contact the Wyndham City Council Environmental Health Unit on (03) 9742 0777 or EPA's 24 hour noise pollution hotline on 1300 372 842.



CARBON MONOXIDE POISONING

The most important thing to many parents is the safety of our children. We want them to thrive in an environment that is as safe as possible. When looking around our house, we often find many potential hazards and take action, but what if the most dangerous hazard is something that you can't see, smell or taste?

Carbon monoxide, often referred to as a silent killer, is a toxic gas with fumes that are impossible to see, taste or smell. Any appliances that use gas, oil, kerosene, or wood can produce carbon monoxide.

Its effects can commonly be mistaken for viral infections or the flu and can be deadly; you can die from inhalation before you are even aware of it.

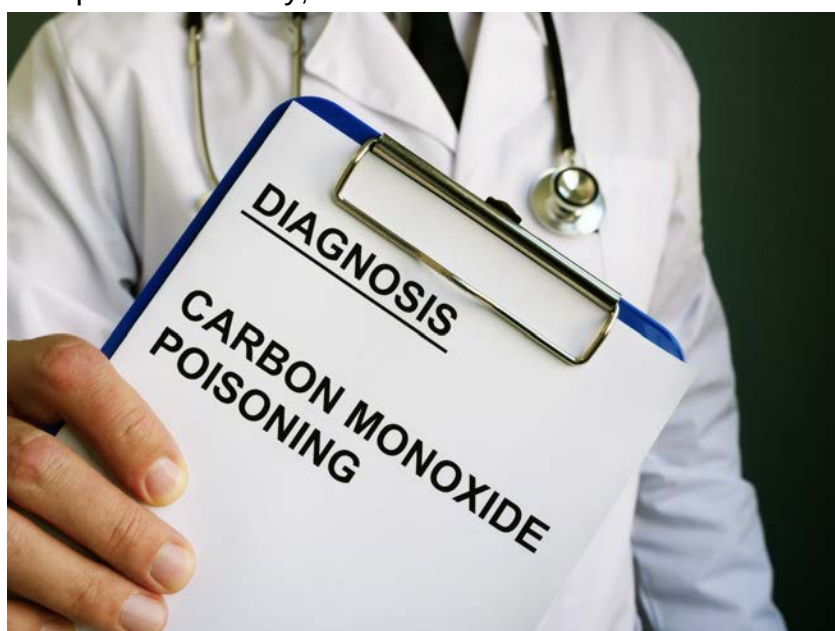
When carbon monoxide is inhaled, it replaces oxygen in the blood, which may cause symptoms including headaches, drowsiness, shortness of breath, dizziness, vomiting, nausea, weakness, confusion or chest pain. High levels can cause brain damage, loss of consciousness and even death.

Here are some tips to help stop carbon monoxide poisoning:

- Make sure ventilation is never blocked and that there is always fresh air flowing through the room whilst you are using any gas or fuel burning appliance;
- Try to minimise use of exhaust fans whilst using open flued gas heaters. Exhaust fans can create negative pressure in your kitchen or bathroom leading to gas heater emissions being sucked back into the house rather than being exhausted to the outside air;
- Have an audible carbon monoxide alarm installed within your home;
- All gas and fuel-burning appliances should be serviced every 1-2 years by a qualified gasfitter;
- Ensure that all chimneys and flues are swept and inspected annually;
- An outdoor gas or fuel-burning appliance should never be inside your home, tent or caravan;
- Never leave your car's engine running idle whilst in a garage attached to your home.

For more information and advice on what you can do to reduce the risk of carbon monoxide poisoning in your home, please visit The Chase and Tyler Foundation at

<https://www.chaseandtyler.org.au/>



COMMUNITY NOTICEBOARD

To advertise contact: communications@sanctuarylakes.com.au

*conditions apply



SANCTUARY LAKES
GOLF CLUB



TRIVIA NIGHT



Saturday
July 17th
at
7:00 PM

Teams of 6 - 8 players
Smaller teams will be grouped
together

Tickets \$10 per person
Various prizes
Drinks and food available to
purchase on the night

Visit the Admin office to register your Team Name and
numbers. club@sanctuarylakesclub.com.au / 039394 9494

PRIZE FOR BEST DRESSED TEAM

