



Newsletter July 2014

Appearance of Braybank

You will hear at the AGM and will know from previous letters the repairs and finish to external decoration will proceed as quickly as possible after the AGM. In doing this it is the Board's intention to continue to enhance the appearance whenever possible. This will mean all aspects of appearance will be looked at and the estate tidied where needed. In this respect we are grateful to those who ensure their bins are not left out unnecessarily. Any bins when left outside can be an eyesore for others even if convenient to you. This also extends to other things such as garage doors left open all day or anything untidy on balconies or steps. We would also appreciate co-operation as we try and tidy up some of the unsightly cabling that is not in the best of places and unduly visible.

Barbeques

We are once again into barbeque season and have been asked to remind everyone of two things please. Firstly please use the designated barbeque area or as close as possible, this will ensure the minimum inconvenience to others, especially those facing the hard. Secondly please do clear up once things have cooled down so that the area is left as you would wish to find it.

Presence of asbestos in fabric of building

When you purchased your property any survey you had undertaken should have raised the issue of asbestos being present. However the most recent check undertaken by the Board has identified the presence of asbestos in the following places. Garage ceilings, Dry lined walls of storerooms for apartments and obsolete water tanks. If any work is carried out on or to these areas please ensure any contractors are aware of the possible presence of asbestos.

Automated gate access

We would like to remind you that the gates can be opened using most telephones (landline or mobile), so long as that the numbers are registered. Full instructions were provided when the gates were commissioned; if the instructions are mislaid, or perhaps not passed on when occupancy changed, do request a replacement. We are sure that some registered numbers are out of date; to check, have someone key your property number and press CALL on the keypad on the pillar by the 'BANK' gate. Requests for number updates can be made via Mortimers or e mail admin@braybank.info.

Braybank website and advice notices

In this age of technology it is helpful to use it when we can, especially if it drives costs down or speed things up. In this respect it would help for both the board and John Mortimer Property Management Ltd to have e mail addresses for quicker and cheaper communication. If you are happy to supply this please simply return the bottom of this newsletter to a board member, Mortimers or 'The Lodge', deleting as appropriate. Thank you

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My e mail address is _____

Name and apartment no _____

I am happy for this to be used by BEL Yes/No Mortimers Yes/No