

THE DEVON PARK BODY CORPORATE COMMITTEE COMMUNIQUE

THE 2014 AGM

On Wednesday May 28th we had another successful AGM with 25 attending in the usual crowded 'venue'— the lift lobby. The display of architects concepts for the foyer refurbishment project provoked lively and wide-ranging discussion and a commitment to do an owners and residents survey to gather comments and opinions before we proceed any further.

That survey has been done (including some responses from people who were not at the AGM). Based on the results we are proceeding with the GRA concept, which will be modified to incorporate comments from the owners and residents survey.

Although the project is not scheduled until next year a start is being made to firm up cost estimates and to discuss the design in greater detail with the architect.

THE SURVEY

The survey gave us a clear indication as to who we should chose to take the project forward, as follows:

Do you favour one proposal over the other?

Yes	26	No	4
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If so which one?	GRA	10	RS/SRA	6
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(There were quite a few responses which did not indicate a preference but may have expressed opinions about some aspects).

TOWER PAINTING

Although this job is scheduled for the 2017/18 financial year it has become necessary to carry out some repair work soon.

An area of paint on the northern column at level 8 has peeled away and to protect the sub services it is necessary to paint it this year. The state of the southern column is also poor, so we are painting both columns three years ahead of time.

As a precursor to this work we are arranging for abseil attachment points to be added to the top of the tower to enable work of this nature to be undertaken more efficiently and with greater safety.

The remainder of the tower is in reasonable condition and will be addressed as planned.

GROUND & TREES

The grounds: we are in discussion with contractors about improving the drainage of the grassed area in front of the west wing and hope that they will be able to give us an assessment of what is required very soon.

The Trees: Our arborist has been trying to organise a meeting with Council officers for a 'walk- through' to establish a dialogue about our requirements but it is proving too difficult. He has decided to keep things moving by going ahead with presenting consent requests.

WEATHER BOMB BLITZES DEVON PARK SOLAR PANELS

COMMUNITY SPIRIT! MANAGER, OWNERS AND TENANT SORT IT OUT

The night of June 11th was one most of Auckland will remember for a long time. Nearly everyone has a story to tell about how they were affected by the extreme conditions, and at Devon Park we certainly knew we were experiencing something out of the ordinary.

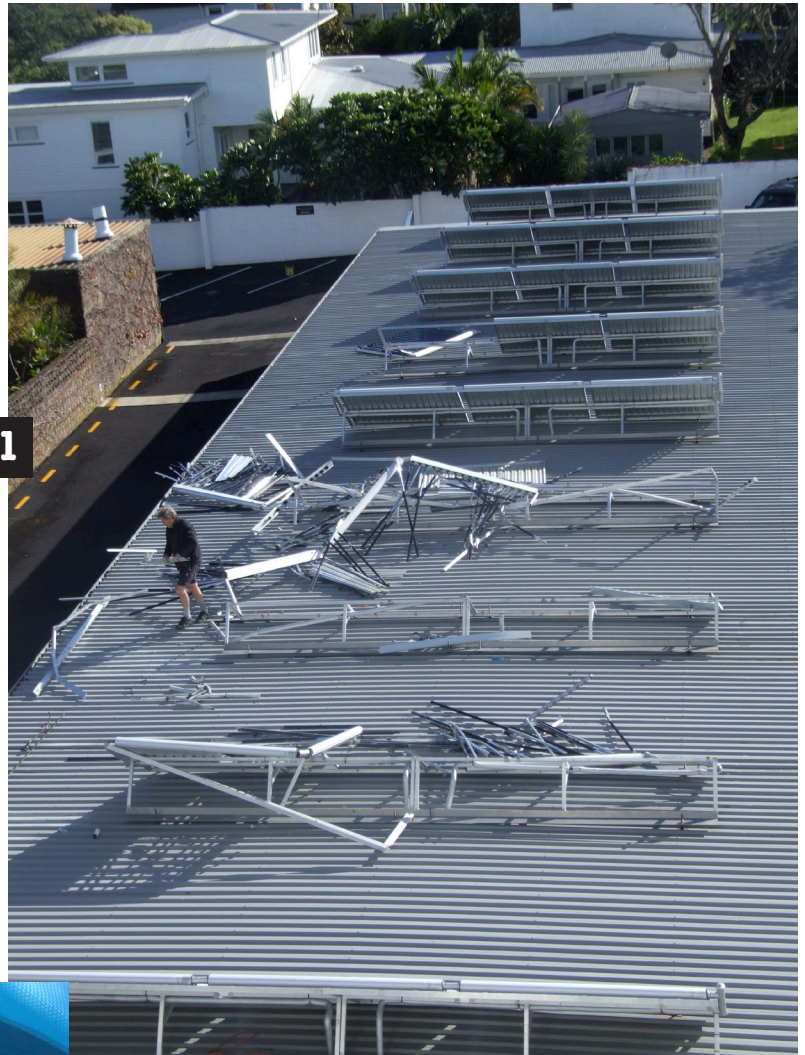
The next morning the extent of damage was obvious; over a third of our solar heating array was demolished (1: Dave Young sorts the mess) and the debris was spread far and wide. One of our residents describes the noise when it happened...

"It was like a series of missile strikes; explosions, banging and crashing ..."

Margaret Hallam

Broken glass and reflective corrugated plastic sheets were left in the pool (2: glass, plastic and vegetation on the bottom), on driveways and in neighbouring properties. During the night the pool cover was saved from flying away by Dennis and Dave Young, but it still managed to distribute

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1



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itself in and around the pool (3: the torn cover before it was rescued) and dragged the storage roller in with it.

The next morning Dennis and a small band of helpers (Dave, Margaret, Owen, Anne Warren and Horst) began the long process of cleaning up the heavy coating of fine broken glass, pieces of reflective sheet plastic and bits of aluminium from the driveways and gardens (4: Margaret starts on the big clean-up).

As well, the main driveway was deep in broken branches and vegetation (5: just some of the smaller rubbish). Clearing this away was a major effort in itself.

The prompt attention to the clean up was appreciated by those residents who had to be out and about that morning...

"Many thanks to... the team who very kindly gave their time to assist with the huge task of the clean up... Margaret very kindly swept a path for me to drive out through the glass and when I returned later that evening I was delighted to see we were restored to a pristine condition."

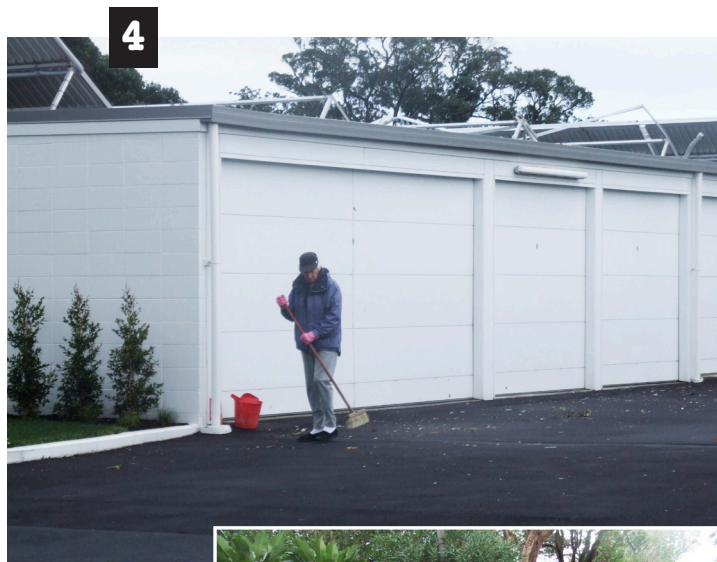
Fiona Cooper

While this aspect of the clean up was under way Dennis was particularly busy attending to the problems some residents had with water being blown through window joinery and soaking carpets; quite a few blower-driers were arranged for that day.

With so much to do on that and the following days the clean up in and around the pool (6: we are lucky the furniture wasn't blown out of the pool area) has been a lower priority and has yet to be attended to.

Not quite the end of the story, but we have lodged the appropriate insurance claims and the necessary 'repairs and replacements' process is under way.

We will report on progress as it occurs.



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HALLWAY RENOVATION ON LEVEL 5

This is a planned on-going project to update the look and feel of the common hallways in the tower and includes fresh paint, new carpet, attention to continuity in the appearance of front doors, new artwork and new lighting that provides better performance and improved economy. Levels 6, 7, 8 and 11 have been completed in previous years.

Remember... no matter how much you push the envelope, it'll still be stationary.