

General Guidelines

- The pool amenity at The Mowbray is for the exclusive use of Residents and their guests.
- The pool amenity is open for use between the hours of **7:00am - 10:00pm, seven days a week.**
- No Resident or guest shall behave in a such a manner as to jeopardise the safety and health of him/her and others.
- Residents and their guests must not remove, detach, or uninstall any of the equipment or fittings provided in this area.
- No running, diving, jumping, pushing or bomb diving allowed.
- No inflatable pool toys, boogie boards, or surfboards are permitted at any time.
- The Caretaking Management and the Body Corporate reserve the right to close the pool area for an extended period due to maintenance and/or to ensure the health and safety of all Residents.

Sunbed Guidelines

- A personal towel must be used at all times on the sunbeds.
- Avoid using lotions/products with any staining effects.
- Sunbeds are a first come first serve basis and may not be held by placing personal items such as towels etc.
- Any form of glassware is strictly prohibited in the area.
- If the surrounding area is found to be left unclean, the Resident accepts they will be charged a \$300 cleaning fee for each area.

Residents' Responsibilities

- Gates surrounding the pool must be closed behind you and remain closed at all times.
- Children under the age of 15 must be accompanied by an adult.
- Children who are not toilet trained must wear swimming diapers.
- No food or beverages allowed within the pool or pool area.
- No glass containers are allowed within the pool or pool area.
- All pets are prohibited within the pool amenity area.
- Consider fellow Residents and maintain acceptable and appropriate noise levels at all times.
- To remove all items from the pool amenity area on departure, ensuring the area is left clean and tidy. All rubbish is to be removed.
- Smoking (including electronic cigarettes) is not permitted at any time on the premises.
- No belongings or towels are to be hung on the fence around the pool area or on common property other than the sunbeds.

In Case of Emergency

Please dial 000 for Police, Fire Brigade or Ambulance.

If you are required to evacuate the premises, please follow the evacuation plan.

To report repairs, or damage please call the Mosaic Caretaking on 07 3667 8219.

General Guidelines

- The gymnasium amenity is for the exclusive use of The Mowbray Residents and their guests.
- The Mowbray's gymnasium is open **24 hours a day, 7 days a week.**
- Persons with any medical conditions should consult a medical practitioner prior to use.
- Residents and their guests must not remove, detach or uninstall any of the equipment or fittings provided in the amenity.
- No glass, food or alcoholic beverages permitted in the gymnasium.
- Smoking (including electronic cigarettes) is not permitted at any time on the premises.
- Please consider fellow Residents and maintain acceptable and appropriate noise levels at all times.
- The Caretaking Management and the Body Corporate reserve the right to close the gymnasium area for an extended period due to maintenance and/or to ensure the health and safety of all Residents.

Residents' Responsibilities

- Children under 15 must be accompanied by an adult.
- Please be respectful of your neighbours, keeping noise to a minimum, especially during the hours of 10:00pm and 7:00am.
- Before beginning your workout, wash your hands.
- Place a towel on equipment prior to use and sanitise equipment after use.
- Please return all equipment to its place after use.
- Mats or equipment are not to be removed from the gymnasium area.
- Remove all personal items and rubbish on departure.
- No pets enter the amenity.
- Inform Mosaic Caretaking immediately of any accidents or if any equipment is found to be faulty within the gymnasium area.

In Case of Emergency

Please dial 000 for Police, Fire Brigade or Ambulance.

If you are required to evacuate the premises, please follow the evacuation plan.

To report repairs, or damage please call the Mosaic Caretaking on 07 3667 8219.

General Guidelines

- The dining & barbeque amenity is for the exclusive use of The Mowbray Residents and their guests. The Resident remains responsible for their guest and must be in attendance for the duration of the booking.
- The dining & barbeque amenity may be used between the hours of **7:00am to 10:00pm, seven days a week.**
- Booking times for the dining & barbeque amenity are for a maximum duration of 4 hours.
- Residents are not permitted to access the amenities outside of the designated hours of use.
- The Resident/s and their guests may use the area as a dining area, function, or meeting area and for other ancillary purposes.
- Bookings are required for exclusive use of the dining area for a maximum of 6 people.
- Bookings for the dining & barbeque can be made through the Resident App.
- Reservations are at the discretion and approval of Management.
- The venue is under 24hr CCTV monitoring.
- It is the Resident's responsibility to provide all glassware, crockery, utensils, and equipment.
- The period of booking shall commence in accordance with the allocated time and conclude at the agreed time. The area must be vacated promptly.
- Resident/s and their guests must not remove, detach or uninstall any of the equipment or fittings provided in the dining & barbeque amenity.
- If the barbeque or surrounding area is found to be left unclean, the Resident accepts they will be charged a \$300 cleaning fee.
- The Resident or their guest will be responsible for any loss or damage they cause to the amenities and surrounds including its fixtures, fittings and furnishings.
- If any glassware, equipment, utensils or bottles (full or empty) are left in the dining & barbeque amenity they will be removed, and the Resident will not have claim against Management or the Body Corporate for any loss or damage.
- Smoking (including electronic cigarettes) is not permitted at any time on the premises.
- The Body Corporate reserves the right to change or cancel bookings without being liable to pay any compensation.

Residents' Responsibilities

- Children under 15 are accompanied by an adult.
- Any required cleaning and pack up is completed within the allocated booking time.
- The table and chairs are not to be rearranged.
- Decorations of any kind must not be affixed to the walls, glass, fittings or furniture.
- All equipment and appliances are used in a proper manner, in accordance with their operating instructions.
- All equipment and appliances are left clean and tidy and available for the next users - failure to do so will incur cleaning costs.
- All personal items and equipment are removed on departure.
- Consider fellow Residents and maintain acceptable and appropriate noise levels at all times.
- No pets are allowed in the amenity.
- Inform Mosaic Caretaking immediately of any accidents or if any equipment is found to be faulty within the dining & barbeque area.
- Acceptable and appropriate noise levels are maintained at all times.

General Guidelines

- The sauna & steam room amenity is for the exclusive use of The Mowbray's Residents and their guests.
- The Mowbray's sauna & steam room are open **24 hours a day, 7 days a week**.
- Persons with any medical conditions should consult a medical practitioner prior to use.
- No glass, food or alcoholic beverages permitted in the sauna or steam room.
- Smoking (including electronic cigarettes) is not permitted at any time on the premises.
- Please consider fellow residents and maintain acceptable and appropriate noise levels at all times.
- The Caretaking Management and the Body Corporate reserve the right to close the sauna and/or steam room area for an extended period due to maintenance and/or to ensure the health and safety of all residents.

Residents' Responsibilities

- Children under the age of 15 should not use the room prior to medical consultation, and should be monitored at all times.
- Shower before entering the sauna or steam room.
- Appropriate clothing is to be worn at all times including bathing suites.
- A towel must be placed under persons using benches and seating.
- Do not use the sauna whilst under the influence of drugs, alcohol or medication.
- It is recommended that you seek medical advice before using the sauna or steam room.
- Elderly persons, or anyone under physician's care and those persons suffering from heart disease, diabetes, high or low blood pressure and other health problems should not enter the sauna or steam room without prior medical consultation and permission from their doctor.
- Pregnant women should not use the sauna or steam room prior to medical consultation.
- As this is a dry form of heat therapy be sure to drink plenty of water before and after using the sauna or steam room.
- Do not use essential oils, body lotions or oils, or fake tan whilst using the amenity.
- Please clean the area on departure and dispose of all rubbish – failure to do so will incur cleaning costs.

In Case of Emergency

Please dial 000 for Police, Fire Brigade or Ambulance.

If you are required to evacuate the premises, please follow the evacuation plan.

To report repairs, or damage please call the Mosaic Caretaking on 07 3667 8219.

General Guidelines

- The Business Centre/Residents' Lounge amenity is for the exclusive use of The Mowbray Residents and their guests. The Resident remains responsible for their guests and must be in attendance for the duration of the booking.
- The Business Centre/Residents' Lounge may be used between the hours of **7:00am to 10:00pm, seven days a week**.
- Residents are not permitted to access the amenities outside of the designated hours of use.
- The Resident and their guests may use the area as a library, function or meeting area and for other ancillary purposes.
- The Business Centre/Residents' Lounge is a non-bookable area for all Residents and their guests.
- Resident/s and their guests must not remove, detach or uninstall any of the equipment or fittings provided in the Business Centre/Residents' Lounge.
- If a Resident and their guests are found to leave the Business Centre/Residents' Lounge area unclean, the Resident accepts they will be charged a \$300 cleaning fee.
- The Resident or their guests will be responsible for any loss or damage they cause to the amenities and surrounds including its fixtures, fittings and furnishings.
- If any glassware, equipment or other items are left in the Business Centre/Residents' Lounge they will be removed, and the Resident will not have claim against Management of the Body Corporate for any loss or damage.
- Smoking (including electronic cigarettes) is not permitted at any time on the premises.

Residents' Responsibilities

- Children under 15 are accompanied by an adult
- Any required cleaning and pack up is completed before departing.
- The library books are not moved from the Residents' Lounge.
- The table and chairs are not moved.
- Decorations of any kind must not be affixed to the walls, glass, fittings or furniture.
- All equipment and appliances are used in a proper manner, in accordance with their operating instructions.
- All equipment and appliances are left clean and tidy and available for the next users.
- All personal items and equipment are removed on departure.
- The volume of all sound equipment played or operated by the Resident and their guests is always kept at a reasonably low level.
- No pets enter the amenity.
- Inform Mosaic Caretaking immediately of any accidents or if any equipment is found to be faulty within the Business Centre/Residents' Lounge.
- The Business Centre/Residents' Lounge is thoroughly cleaned after use and all rubbish is removed - failure to do so will incur cleaning costs.
- Acceptable and appropriate noise levels are maintained at all times.

In Case of Emergency

Please dial 000 for Police, Fire Brigade or Ambulance.

If you are required to evacuate the premises, please follow the evacuation plan.

To report repairs, or damage please call the Mosaic Caretaking on 07 3667 8219.