



HARBOUR RISE

HILLARYS

ABOVE IT ALL

THE HARBOUR RISE
HOME OWNERS' ASSOCIATION
C/o PO Box 114, Hillarys WA 6923

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Email: info@harbourrise.com.au

WELCOME TO THE AUTUMN 2009 EDITION OF THE HRHOA NEWSLETTER



Winner of the 2007
UDIA National Award—
'Best Residential Development in
Australia greater than 250 Lots'

Welcome to the fall addition of the Harbour Rise Home Owners association.

Over the last six months your committee has lost some members. I would like to thank those members for putting their past efforts forward. Joining the HRHOA committee, involves giving up some of your free time to experience the local community and council. It can be challenging at times, but also rewarding, as such a committee provides friendship, an appreciation for your fellow neighbour as well as self pride and satisfaction for all the efforts and contributions you've put in.

Our biggest challenges always seem to be the same issues:

- Council in regards to landscaping
- Graffiti
- Lights
- Covenant breaches, i.e. boats, trailers, caravans and even in rare cases, new home structural building breaches, third stories etc.

We all agree, upon purchasing in Harbour Rise, and sign the covenants, but some still claim to not be aware (Please read our covenant section in this newsletter closely).

Another topic which has recently been discussed is the proposed commercial/residential development on the south west corner of the estate off Hepburn Ave. We will keep you informed, or for more information, call Adam Collins of EDC or the COJ.

Soon we will be calling an Annual General Meeting where special guests will be Adam Collins from EDC, the City of Joondalup (COJ) Parks dept. and the Honourable Mayor Troy Pickard.

Items on the agenda will be the re-planting and re-furbishment of Harbour Rise, the famous SAR, the mixed use property, discount card and whatever other issues you would like to discuss. (We would appreciate you letting us know in advance what these other topics/questions may be).

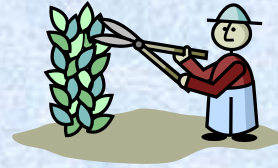
On a different note, I have been on this committee since its origin, approximately 9 years. It has been an interesting and challenging journey. With all the growth and changes from within our estate, council and committee, I truly believe we are on the right track and better things will soon follow so we can all continue to be proud of the estate in which we live. We already have our own Harbour Rise Home Owners local discount card (through the assistance of Peard and Associates) on the way. This will be explained in further details at the special general meeting.

However, even with all these great things about to happen, I feel it is now time for me to step away and encourage a strong, persistent, tolerant, patient individual with a touch of humour to take over. For any who are interested please forward this to our secretary Stefan at s.kern@curtin.eds.au ASAP. This will be voted on at the annual general meeting or sooner, via mail ballot if necessary. The committee would also appreciate the efforts of two additional committee members, so please forward these interests as well. The committee meets the last Wednesday of each month except December. Thank you for your patience over the years.

I would also like to thank those who I have spent time with on the committee with through the years and for the friendships I have developed through this residence association.

A special thanks definitely goes to Adam Collins from EDC personally for all the time and effort he has contributed (and is still contributing) over the last few years.

Yours Truly
Dr. Paul Bruno
President HRHOA



Landscape Report

The Estate over the last 6 months has, in my opinion, taken two steps forward and one step back.

The City of Joondalup (COJ) has had many problems with the contractor who won the last tender. They had to go through plenty of red tape in order to finalise termination of this contract and we currently have a temporary team in place for the next 2-3 months.

In early April there was a meeting with Adam Collins from EDC, the Parks Dept of Joondalup, the Honourable Mayor Troy Pickard and myself. The outcome of this meeting was to put in place a strategic program to improve our estate. This included a hit list from COJ and ourselves involving the replanting of trees/plants, new planting, possible bollard replacing, graffiti, better maintenance of plants, weeding, lawns, benches, light fittings, light pole bases, lakes, up lights, general garden beds and the list goes on. This will soon be collated and followed with a plan of action with a noted time frame per item.

It is, in my opinion that sitting down with the Mayor and his team was a great opportunity to express our views and be heard. I do believe that we were heard and considering all the work that needs to be done, this particular council team can do the job. The COJ told us they believe they can achieve these tasks within 12 months. This will also be explained in more detail at our Special General Meeting to be held soon.

If there are any items in regards to landscaping, please contact the committee ASAP.

I do believe that we are headed in a positive direction and look forward to the council's promises.

Paul Bruno

WITH ALL THE BEAUTIFUL OLIVE TREES AROUND HARBOUR RISE BURSTING WITH OLIVES, YOU MAY LIKE TO TRY THIS 'OLD ITALIAN RECIPE' HANDED DOWN TO ONE OF OUR RESIDENTS FROM HIS MOTHER – BON APPETITE!!!!



Ingredients

- Olives
- Salt
- Garlic
- Oregano
- Chilli Flakes (optional)

SLICED OLIVES

Method

- Wash olives
- Cut 3 – 4 slices into individual olives, depending on size of the olive. At this stage you may choose to crush the olive instead and remove the pip.
 - ⊕ Time Check: *To get the timing right, try to finish step 2 between 2pm & 3pm to allow for step 3, prior to commencing step 4 (evening).*
- Place in a large plastic (sealed floor) basket and pour over with warm to very warm water until olives are covered. Leave for 3 – 4 hours.
- Change the water every morning and evening as follows:
 - ⊕ For first 2 days, use luke warm water
 - ⊕ For days 3 & 4 use cold water
 - ⊕ *Note that the use of warm water speeds up the curing process*
- Taste an olive on the evening of the 3rd day. Olives are ready for the next step once the bitterness has disappeared. If still bitter, change water as per step 4. Bitterness should have gone by the evening of day 4.
- Place olives into a colander and lightly sprinkle salt over them (stir/shake so as to spread salt over all olives).
- Cover the colander with a plate (or similar stiff round object) so the plate pushes down on olives. Place a weight onto the plate, eg 2 x 2 litre plastic milk bottles (filled with water).
- Leave for at least 12 hours before tasting. The olive should not be bitter. If it is still bitter, add a little more salt (whilst stirring) – being careful not to add too much. Taste again every 5 – 6 hours until bitterness has gone – this should be the case after 24 hours.
- Garnish with chopped garlic, oregano and chilli flakes. E N J O Y !

COVENANTS REPORT

Driving around Harbour Rise over the past few weeks, we have noticed that there are still a number of covenant breaches, mostly relating to vehicles.

Lots of residents may not be aware of the covenant restrictions as was agreed to when purchasing properties.

Vehicles can be parked on site provided they are screened from view. The list of vehicles include TRUCKS, COMMERCIAL VEHICLES (CARS/VANS/UTES WITH SIGNAGE), BOX TRAILERS, BOATS & BOAT TRAILERS, CAR TRAILERS, CARVANS & TRADESMAN'S UTES.

We will continue to do letter drops to resident who breach these covenants to try and keep our estate of a high standard

NEIL BROOKS
ESTATE COVENANTS

THE LIGHTS ARE ON....

The HRHOA Committee has recently achieved the reinstallation of up lighting within Marbella Park. These should be turned on in the very near future. Let there be Light !!!!!

****IMPORTANT**** Committee Representation

Currently the committee has divided the estate into five zones. Committee representatives who live within specific zones monitor the state of their zone and bring items within their zones to the committee for rectification. All zones are represented except for Zone 1 which covers Leeward Chase, Positano Way, The Corniche, Anacapri Road, Eze, Midi and Var Terraces which represent some of the most prestigious homes in the Estate and as such, it would be nice to get a interested resident living in any of these streets to join the committee to make sure their zone is effectively monitored.

IMPORTANT CONTACTS:

- ❖ Report anti-social behaviour to the Police on 131 444 or City of Joondalup Security Watch (24 hours) on 1300 655 860
- ❖ Check out who's who on the committee and read the latest meeting and AGM minutes at www.harbourrise.com.au
- ❖ Joondalup City Council - Craig.Thomas@joondalup.wa.gov.au (Contracts and Parks), Jenie.Cambridge@joondalup.wa.gov.au (Parks Technical Officer), Jeff.Bird@joondalup.wa.gov.au (Supervisor) Other council contacts can be located through the council website www.joondalup.wa.gov.au
- ❖ Estates Development Company (EDC) – Mike Jones mike@waussie.com.au or Adam Collins (Project Manager) on 9389 4300 or adam.collins@estates.com.au
- ❖ Email us at info@harbourrise.com.au – general queries and news

WHO'S WHO ON THE COMMITTEE?

Paul Bruno	Chairman, Landscaping & tennis courts & Fundraising	drpaul@qbc.com.au
Neil Brooks	Vice Chairman, Estate Covenants	neil@brooksconstruction.com.au
Stefan Kern	Secretary	s.kern@curtin.edu.au
Darryl Edwards	Treasurer & Fundraising	darryledwards@inet.net.au
Jennifer Jenaway	Newsletter & Social	imjenaway@gmail.com
John Ballington	Graffiti/Street & Park Lighting/Inc Western Power Boxes	lizzieandjohn@bigpond.com
Joe DeLucia	Communications (website)	peritus@mbox.com.au
Mary Obrecht	Social	Mobrecht21@hotmail.com
	Traffic & Neighbourhood Watch	
	Security, Neighbourhood Watch & Graffiti, Builders & Vacant lots	
	Estate Covenants, Fundraising	
	Security & Traffic	

NEW COMMITTEE MEMBERS WELCOME – PLEASE CONTACT STEFAN KERN

HRHOA encourages residents to report any anti-social behaviour to the Police on
or
City of Joondalup Security Watch
(24 hours) on
1300 655 860.

Thank you once again to

**PEARD & ASSOCIATES
REAL ESTATE GROUP**

Shop 69 Southside Drive,
Sorrento Quay,

HILLARYS BOAT HARBOUR
(94470011 or www.peard.com.au)

For the printing of this Newsletter

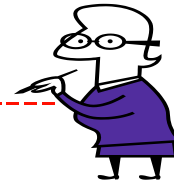
DID YOU KNOW.....?

The Harbour Rise website (www.harbourrise.com.au) contains a wealth of information about our estate.

The website is regularly updated to keep home owners informed of events in and about the estate – click thru to the Home Owners Association page for the latest information, including minutes from the monthly committee meetings.

You're also able to register for formal membership of the HRHO Association via the website - this has been introduced over the last month.

See Stefan kern for details on the benefits of formal membership of the HRHOA



MEMBERSHIP APPLICATION

In order to update our records would you please take a few minutes to complete the attached application and return it to either of these addresses –

Email: s.kern@curtin.edu.au or register on-line at: www.harbourrise.com.au
or post to The Secretary, HRHOA c/o PO BOX 114 Hillarys WA 6923
or Hand Deliver to the EDC Sales Office in Tenerife Boulevard.

To enable you to vote, we must hold your current details!

Name:

Address:

Email:

Phone:

Date: