
erko apartments erskineville

Welcome to Erko Apartments

For lots of help and info, find your way to our website, FaceBook page, noticeboards & your friendly neighbours. Just ask, people are happy to help.

Planter Boxes | Gardens | Grass Areas - Feel free to water as many plants as you can to help keep them healthy!

Planter boxes attached to apartments must be cared for by the resident. For example, on Level 1, if plants die, the owner pays to replace. The grass on Bridge Street is owned by City of Sydney Council. Most other garden areas are the responsibility of the Strata. We hope you enjoy them all.

Consideration for your neighbours

There are state and building regulations (By-Laws) to ensure everyone is considerate. If a complaint is lodged against you, remain calm and seek help from the Building Manager. Most residents are very friendly, so talk to your neighbours if you have any concerns.

We love Erko pets!

Without consent from the Strata Committee, you're permitted to keep **1** cat / fish / bird or dog as described in the By-laws.

We hope you keep your animal trained, well behaved and quiet during early/late hours. Please be vigilant and clean up after your animal so everyone can enjoy the Erko surrounds.

Rubbish

Flatten and compact all rubbish as much as possible, as the number of bins is limited.

For unwanted furniture, kitchenware, electrical items, etc use the room near the dock on level 1 of the basement – look for the sign saying 'Room of Unlimited Magical Recycling Possibilities'.

Finished with magazines, books and the like? Leave them on the sofa in your foyer for a neighbour to enjoy!

Building Manager | Pacific Building Management

Our Building Manager is a great source of information and can let you know about your responsibilities and those managed by the Strata.

8:00am – 4:00pm 02 95196263 0408 644 165 erko@pacificbmg.com.au AH: 1300 761 610

Plumbing

No sanitary products, rubbish or 'wipes' should be flushed through your toilet plumbing, as they cause blockages and may result in flooding of your bathroom. The blockages also affect your neighbours by creating noise disturbance in the pipes, so be kind as well as responsible.

Smoke Alarms

If there is no fire, press button marked HUSH once (lasts 5 minutes), repeat if necessary. DO NOT OPEN YOUR FRONT DOOR UNLESS THERE IS A FIRE – summons the fire department (\$1,500 charge)

Building Appearance and Works

In general, keep your area tidy and don't hang items from your balcony rail.

Remember that parts of your balcony may be common property, as are the ceiling and some walls, so check in with the Building Manager if you are contemplating works.

Theft – this is a very safe area, but of course the usual cautions apply...

Watch what you store and how you store it in basement cages – despite our vigilance and cameras, thieves are at large and can break into storage areas.

Bear in mind that identity theft is a growing problem, so keep files, papers and the like within your apartment. Protect yourself (and avoid waste) by receiving mail as a soft copy.

Report all thefts to police, as staffing for our suburb is based on the number of incidents.

Theft – phone [131444](tel:131444). More reports = better policing.

Newtown Local Area Command (LAC) is open 24hrs – 222 Australia St Newtown 9559 8189

Parking Spaces

There are some regulations around use of and storage within parking spaces – some of these relate to State and Council law, so check the website for By-Laws.

Visitor Parking

It's for *visitors*, of course, and not for use by Owners or Occupiers.

Visitors must not park in the Visitor Car Parking Space for a continuous period of time exceeding 24 hours. Clamping/removal fees will be charged to the apartment owner.