

The Abode Family on Fitzgerald – Application for Short Term Accommodation (STA)

164/ Lot 11 Fitzgerald Street, Beachlands

I am submitting my application for a quiet, private, beach-themed short-term accommodation on Fitzgerald Street, Beachlands. Ideally located to all amenities, once visitors drive arrive at the front, there is a tranquil sense of security and peace in this residential space.

1. General

- The Abode Family can accommodate up to 8 visitors with 4 bedrooms.

2. Management of Noise Impacts of Visitors

The following measures have been implemented:

- On the Northern side of the residence there are privacy trees and it is fully fenced .
- The Visitors Book details a quiet-place policy, where noise must be kept to a minimum between 9:30pm – 8:00am. This also applies to the outdoor living area.
- All neighbours possess the owner/occupier's contact number, and the owner/occupier is available at any time for complaint management.

3. Management of Property

As the owner lives on the block, management will be overseen directly by the owner.

- Bookings are coordinated professionally online through AirBnb and other platforms.
- For arrivals after 2pm, a late arrival front door key is located in a combination-box, attached to the righthand side of the front door, and visitors receive a combination-box pin via text.
- The abode has sensor lights installed for the convenience and security of visitors.
- For any issues, visitors can contact the owner/occupier via details provided on the muster-point Abode sign, visible from the road. Contact details are also available in the Visitors Book.
- Maintenance and cleaning will be performed by the owner/occupier.
- Owner/occupier will be responsible for wheelie-bin duties every Thursday at 6am.

4. Fire Management and Emergency Response

- In the South-Eastern corner of the living room, the residence is fitted with a gas detector, fire extinguisher, and fire blanket, in the Eastern corner room, and easily accessible.
- The living room contains regulation hard-wired smoke detectors and bedrooms have 10-year lithium battery-life smoke detectors.
- Vehicles will be encouraged to reverse park in case of emergency.

Fire Exit Emergency Plan

- o Located on the wall in the same space as the fire extinguisher.

- Also detailed in the Visitors Book.

5. Complaints Procedures

- As the owner/occupier's contact number is available in the Visitor's book, when notified, the owner/occupier will attend to concerns straight away.
- As neighbours have the owner/occupier's contact number, in the event of complaints from neighbours, the owner/occupier will attend to these concerns straight away.
- Any minor issues and suggestions can be written into the feedback section of the Visitors Book, and the owner/occupier will monitor the feedback section regularly.

6. Alignment with Tourism Demand and City Strategic Objectives

The Abode will aid in drawing tourism to the centre of town and Geraldton's pristine beaches. The Abode will appeal to visitors desiring relaxed coastal living such as small families and retirees.

Proximities to Key Tourist Attractions - Clause 4.2 (Location)

Geraldton Marina and Museum	2.1km/5min
Lighthouse	3.8km/5min
The Horizon Ball	4km
Pages Beach & Playground	3.3km
Back Beach	1.1km
Police Station	3.5km
Orana Cinemas	1km/2min
Regional Hospital	800m/3min walk
Geraldton Sydney Memorial	2.2km
Geraldton Central Business District (CBD)	1.3km
Stirlings Shopping Centre	1.2km
Northgate Shopping Centre	2.2km
Cycleway – Back Beach to Drummonds Cove	1km
Bus Stops providing frequent regular services	500m either way down the road

7. Conclusion

The Abode conveniently meets clause 4.2 with close proximity to tourist attractions and amenities. Visitors can enjoy a safe and peaceful stay and enjoy all the features Geraldton has to offer.