



This is our first newsletter since the change of stationery which was designed by Helen Morgan, Graphic Artist and member of ARPQ along with her husband Ian. Helen has also designed the ARPQ formal letterhead and the introductory artwork for our new website which is being finalised now with our webmaster.

Committee Meeting

The committee held a meeting Thursday 29 November and our objectives for 2013 are now in place with the primary objective being a strong contribution by ARPQ to the review of the legislation covering residential parks. As many will know, we have been meeting over the last year with the executive of the Department of Housing and Public Works Policy Department which has proved very constructive. The main thrust of our endeavours is for the legislation to reflect a fair balance of interest for both home owners and park operators.

National Alliance

For many months now we have also been communicating with home owners associations in all other States and at the end of October David met with colleagues from Victoria who were in Brisbane to attend a Housing Conference. The meeting was an opportunity to get together and put faces to those we had been communicating with for many months and enjoyed a working lunch. The reason for a national alliance is to accumulate numbers, we pensioner home owners in residential parks are many and combined with the retirement village industry we will have a stronger voice.

An Alert

There has long been a misguided notion by some park operators that they alone can dictate who enters a park, obviously under the impression that because they own the land they can say who enters the park; this is not so. No park operator can stop a visitor from entering a park with lawful intent and who has legitimate business with a home owner occupying a site under a site agreement. It is reported that one park operator has declared the names of his parks are "Trade Marks" and therefore no one can use the park name without authority from the owner of the trade mark.

The repercussions of this action (and the claimed trade marks are not yet proven) will prohibit home owners wishing to sell their homes from identifying the park when advertising their home for sale.

This action, by the park operator seeks to remove a home owner's right under the Act to list their home with an outside agent who would wish to advertise the home for the home owner. Further, it prohibits the home owner from advertising their own home using the park name.

I have suggested to my informant (living at one such park) that home owners should take the issue to the Department of Communities Residential Unit, GPO Box 806 Brisbane 4001, and telephone 30085824.

General Meeting

A general meeting will be held in the conference room of the Beenleigh Library on Tuesday 12 February commencing at 11-AM. Tea, coffee and finger food will be supplied. While the venue is perhaps a little daunting for some members we advise that the library is in easy walking distance from the Beenleigh train station, and is also the most central point of easy access for our members. This is an important meeting because we want to meet as many members as possible and for members to get to know us. We will be issuing another newsletter in January and asking members to register their intentions so that we can cater for the food and drinks. We will also be issuing an agenda for the meeting.

Workshops

We are also keen to start a series of workshops for members in which the *Manufactured Homes Residential Parks Act 2003* can be put under the microscope and give interested member's greater insight into how the Act works.

In addition, we would like to familiarise home owners with the process of putting together a submission to the Tribunal. It has always been argued that in reality, pensioner home owners in their retirement years should not be subjected to such an ordeal but the strong ties between government and business decrees otherwise.



This image was sent to us and retrieved from the NSW PAVS magazine and part of the Associated Residential Park Residents Association Inc (ARPR).

99A Saga

The recent decision by the Tribunal regarding 99A is not yet settled. The park operator is seeking leave to appeal and there will be a "Directions Hearing" this week. I was talking to the applicant's representative last evening on this very issue. The appeal process will be interesting because the Tribunal is loath to revise its own decisions, but maybe it will make an exception if a park operator is the Appellant.

David Paton

Hon.Sec