

# MANAGEMENT STATEMENT

## Holiday Home

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### Property Details

Lot: 19 Street No. : 10 Street: Holland Street  
Suburb: Geraldton, 6530

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### Proponent Details

Name: Steve Mucha  
Address: \_\_\_\_\_  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_

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### Property Manager Details

Name: Tanya Brown  
Address: \_\_\_\_\_  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_

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### Management of the Property

The following matters are required to be addressed. Please attach copies of relevant documents where necessary.

#### The amenity of adjoining / nearby land uses

(Eg. Demonstrate how the holiday home will not have an adverse impact on the amenity)

The property comprises two detached dwellings (house and granny flat) which are separated by a fence and have their own access.

Both dwellings are intended to operate as holiday homes. Located at the corner of Holland Street, adjacent to a church, school and vacant land (car park during business hours), the homes have minimal impact on adjacent lots.

Check in and -out procedures usually happen over the day and don't cause any noise impact as everything is handled via the booking app.

**Management of noise impacts of visitors**

(Eg. Demonstrate how noise from the property will be managed and how noise complaints will be handled)

We have a local manager (Tanya Brown) who can handle complaints in person. Through the booking app we also have direct communication with tenants which usually act in their best interest and behavior to avoid bad reviews. We've been hosting several Airbnb's for several years and have never had issues.

**Management of property on a day-to-day basis**

(Eg. Demonstrate how the property be managed daily including how keys will be made available during the day and after hours, provision of on-site assistance and arrangements for cleaning / waste management etc.)

Check in / -out instructions are sent within the booking app and check in procedures are via a key lock that the guests have access to after booking. Arrival and departure are happening in a normal manner to any other standard tenancy.


**Relevant site specific matters**

(Eg. Demonstrate how site specific matter will be addressed including fire management and emergency response plans for visitors and managing risks for visitors etc.)

AirBNB requires a house manual that guests are given access to when they book. Both dwellings are equipped with smoke and carbon-monoxide detectors as well as exit instructions in the case of an emergency. A fire extinguishers are also provided in both properties.

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**Management Statement prepared by:**

Name: Steve Mucha  
Signed:   
Date: 20.03.2021

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*~ Office Use Only ~*

**Management Statement submitted to Local Government:**

Date: \_\_\_\_\_

**Management Statement endorsed by Local Government:**

Yes       No

Signed: \_\_\_\_\_  
Name: \_\_\_\_\_  
Position: \_\_\_\_\_  
Date: \_\_\_\_\_