

**Water and Sewerage
Quarterly Account**



QUUR38_A4A01/E-18002/S-27176/I-54351/013
MR STEPHEN MARK FLECKNOE & MRS DIANE
LEONIE FLECKNOE
12 HAVANNAH STREET
ILLAWONG NSW 2234

Customer reference number	10 1061 7168 0000 8
Bill number	1061 7168 29
Date issued	15/08/2018
Total due	\$342.93
Current charges due date	14/09/2018

Property Location: 16 WATSON STREET
LAIDLEY 4341

Your water usage

Water usage (kL)	43
Days charged	90

Average daily water usage (litres)

Current period	478
Same period last year	538

Account Summary Period 04/04/2018 - 02/07/2018

Your Last Account

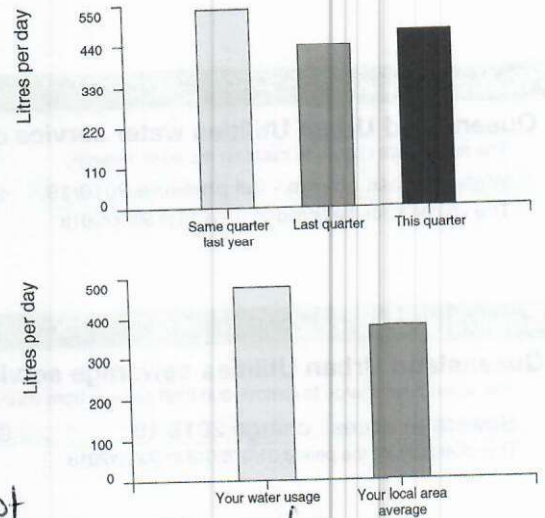
Amount Billed	\$321.34
Amount Paid	\$321.34CR

Your Current Account

Balance	\$0.00
Current Charges	\$342.93

Total Due **\$342.93**

If full payment is not received by the due date, a compounding interest of 11% per annum will accrue daily on any amount owing.



* Pd in full - 23/8/18 - BPay Receipt 12096 1576 *

Water and sewerage prices for 2018/19 apply from 1 July 2018.

For more, see your *In the Pipeline* newsletter.

Payment options

* Sent to Laidley Property Network - Scan. 23/8/18

Direct debit
To arrange automatic payment from your bank account, visit www.urbanutilities.com.au/directdebit

Telephone and internet banking - BPAY®
Contact your bank or financial institution to make this payment from your cheque, savings, credit card, debit or transaction account.
BPAY View® View and pay this bill using internet banking.
More info: www.bpay.com.au

Internet
Pay your account online using MasterCard or Visa credit card at www.urbanutilities.com.au/creditcard
Payment by credit card will incur a 0.39% surcharge. We accept Mastercard or Visa credit cards.

By phone
Call 1300 123 141 to pay your account using your MasterCard or Visa credit card.

Mail
Tear off this slip and return with your cheque payment to Queensland Urban Utilities PO Box 963, Parramatta, NSW 2124

In person
Pay in person at Australia Post with cash, cheque, money order, debit card or any branch of the Commonwealth Bank with cash or cheque.

By Mobile - Download the free Sniip® mobile app, create your account and scan the circular QR code over the page to pay. Sniip payments can be used with Visa and MasterCard credit and debit cards and will incur a 0.39% surcharge. Sniip is not available for iPads or tablets.

Amount paid

Date paid

Receipt number

* Change of address issued - 23/8/18

YOUR CHARGES for 04/04/2018 to 02/07/2018 (90 days)...continued

Customerref. no. 10 1061 7168 0000 8
16 WATSON STREET LAIDLEY 4341

Water usage	\$142.02
Water services	\$80.61
Sewerage services	\$120.30
Your total charges 04/04/2018 to 02/07/2018	\$342.93





Queensland Urban Utilities
ABN 86 673 835 011

Account Enquiries 13 26 57
Faults and Emergencies 13 23 64
www.urbanutilities.com.au

Water and Sewerage Quarterly Account

QUUR27_A4G/E-1/S-1/I-1/

MR STEPHEN MARK FLECKNOE & MRS DIANE
LEONIE FLECKNOE
82 ASH DR
BANORA POINT NSW 2486

Property Location: 16 WATSON STREET
LAIDLEY 4341

Customer reference number	10 1061 7168 0000 8
Bill number	1061 7168 30
Date issued	15/11/2018
Total due	\$329.55
Current charges due date	15/12/2018

Your water usage

Water usage (KL)	37
Days charged	91

Average daily water usage (litres)

Current period	407
Same period last year	593

Account Summary Period 03/07/2018 - 01/10/2018

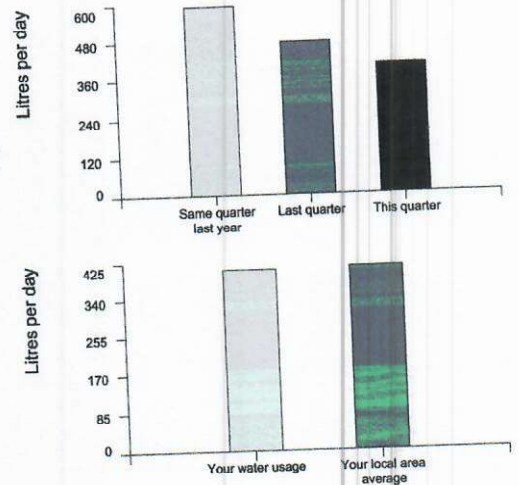
Your Last Account

Amount Billed	\$342.93
Amount Paid	\$342.93CR

Your Current Account

Balance	\$0.00
Current Charges	\$329.55
Total Due	\$329.55

If full payment is not received by the due date, a compounding interest of 11% per annum will accrue daily on any amount owing.



WHAT'S A NO.3?
To find out, see your *In the Pipeline* newsletter.

R1018

Payment options

- Direct debit**
To arrange automatic payment from your bank account, visit www.urbanutilities.com.au/directdebit
- Telephone and internet banking – BPAY®**
Contact your bank or financial institution to make this payment from your cheque, savings, credit card, debit or transaction account.
BPAY View® View and pay this bill using internet banking.
More info: www.bpay.com.au
* Registered to BPAY Pty Ltd ABN 69 079 137 518
- Internet**
Pay your account online using MasterCard or Visa card* at www.urbanutilities.com.au

- By phone**
Call 1300 123 141 to pay your account using your MasterCard or Visa card*.
- Mail**
Tear off this slip and return with your cheque payment to Queensland Urban Utilities PO Box 963, Parramatta, NSW 2124
- In person**
Pay in person at Australia Post with cash, cheque, money order, debit card or any branch of the Commonwealth Bank with cash or cheque.
- By Mobile** - Download the free Sniiip® mobile app, create your account and scan the circular QR code over the page to pay. Sniiip payments can be used with Visa and MasterCard cards*. Sniiip is not available for iPads or tablets.

Amount paid

Date paid

Receipt number

*Payments by MasterCard or Visa cards will incur a 0.39% surcharge (0.51% from 1 November 2018)

*\$329.55 pd 15/11/18 - BPay Recept: 1 11254214.
Sent to Property Network (no receipt) NIL balance.*

YOUR CHARGES for 03/07/2018 to 01/10/2018 (91 days)

Customer ref. no. 10 1061 7168 0000 8

16 WATSON STREET
LAIDLEY 4341

Your meter readings

Serial Number	Read Date	Reading	Usage	Comment
11W041929	03/07/2018	464		
	02/10/2018	501	37kL	

 **Your usage was 37 kilolitres.**
That's an average of 407 litres per day.

Water Usage

State bulk water price

The amount per kilolitre that we pay the State Government for treated water.

State Bulk Water Charge 2018/19	37kL @ \$2.915000/kL	\$107.85
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Queensland Urban Utilities distributor-retailer price

The amount per kilolitre we charge to maintain water quality and deliver this to your property.

Tier 1 usage 2018/19	37kL @ \$0.562000/kL	\$20.79
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Subtotal \$128.64

Water Services

Queensland Urban Utilities water service charge

The amount we charge to maintain the water network.

Water access charge - full pressure 2018/19	92 days	\$80.61
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This charge is for the period 01/10/2018 to 31/12/2018

Subtotal \$80.61

Sewerage Services

Queensland Urban Utilities sewerage service charge

The amount we charge to remove and treat sewage from your property.

Sewerage access charge 2018/19	92 days	\$120.30
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This charge is for the period 01/10/2018 to 31/12/2018

Subtotal \$120.30

Are you prepared for Spring and Summer storms?

South East Queensland's wet season is just around the corner, so make sure to take precautions around your home in case severe weather hits. See your *In the Pipeline* newsletter for five ways you can prepare for storm season.

Did you know you can view, pay and manage your account online via MyAccount?

Sign up for MyAccount now to:

- view your current and past bills and recent transactions
- go paperless and opt to receive your bill via email
- view account information for all your properties in our service area
- update your contact details.

Interpreter service 13 14 50

当您需英语口语时，请致电 13 14 50。
اتصل على الرقم 13 14 50 عندما تكون بحاجة إلى مترجم فوري.
Khi bạn cần thông ngôn, xin gọi số 13 14 50
종역자가 필요하시면 13 14 50 으로 연락하십시오
Cuando necesite un intérprete llame al 13 14 50
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Water and Sewerage Account
In Person / Mail Payment Advice
Name: MR STEPHEN MARK FLECKNOE & MRS DIANE LEONIE FLECKNOE



Billers Code: 112144
Ref: 10 1061 7168 0000 8



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BPAY View® - View and pay this bill using internet banking.
To use the QR code, use the reader within your mobile banking app.
More info: www.bpay.com.au



*4001 101061716800008

Commonwealth Bank
Commonwealth Bank of Australia
ABN 48 123 123 124
240 Queen Street, Brisbane, QLD



Date

Cash

Teller Stamp & Initials

Cheques

Current charges due date
15/12/2018

For Credit **Queensland Urban Utilities**
Trans Code 831 User ID 066840

Customer Reference No.

101061716800008

Total Due
\$

329.55

+757+

YOUR CHARGES for 03/07/2018 to 01/10/2018 (91 days)...continued

Customerref. no. 10 1061 7168 0000 8

16 WATSON STREET LAIDLEY 4341

Water usage	\$128.64
Water services	\$80.61
Sewerage services	\$120.30
Your total charges 03/07/2018 to 01/10/2018	\$329.55

Water and Sewerage Quarterly Account

QUUR29_A4G/E-1/S-1/I-1/

MR STEPHEN MARK FLECKNOE & MRS DIANE
LEONIE FLECKNOE
82 ASH DR
BANORA POINT NSW 2486

Property Location: 16 WATSON STREET
LAIDLEY 4341

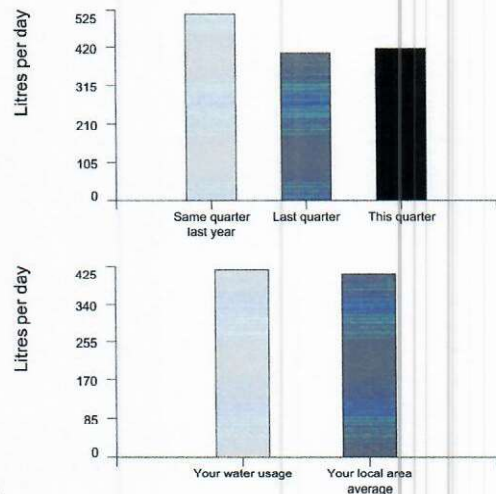
Customer reference number	10 1061 7168 0000 8
Bill number	1061 7168 31
Date issued	18/02/2019
Total due	\$336.50
Current charges due date	20/03/2019

Your water usage

Water usage (kL) 39
Days charged 93

Average daily water usage (litres)

Current period 419
Same period last year 515



Account Summary Period 02/10/2018 - 02/01/2019

Your Last Account

Amount Billed \$329.55
Amount Paid \$329.55CR

Your Current Account

Balance \$0.00
Current Charges \$336.50

Total Due \$336.50

If full payment is not received by the due date, a compounding interest of 11% per annum will accrue daily on any amount owing.

(Pd in full 14/2/19 - B Pay
Receipt: 1 1164 1166 - Nil Balance)

Six sizzling summer water saving tips

See your *In the Pipeline* newsletter for six ways to save water around your home.

Payment options

R0119

Direct debit
To arrange automatic payment from your bank account, visit www.urbanutilities.com.au/directdebit

Telephone and internet banking - BPAY®
Contact your bank or financial institution to make this payment from your cheque, savings, credit card, debit or transaction account.
BPAY View® View and pay this bill using internet banking.
More info: www.bpay.com.au
® Registered to BPAY Pty Ltd ABN 69 079 137 518

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Pay your account online using MasterCard or Visa credit card at www.urbanutilities.com.au/creditcard
Payment by credit card will incur a 0.51% surcharge. We accept Mastercard or Visa credit cards.

By phone
Call 1300 123 141 to pay your account using your MasterCard or Visa card®.

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Pay in person at Australia Post with cash, cheque, money order, debit card or any branch of the Commonwealth Bank with cash or cheque.

By Mobile - Download the free Sniip® mobile app, create your account and scan the circular QR code over the page to pay. Sniip payments can be used with Visa and MasterCard cards®. Sniip is not available for iPads or tablets.

Amount paid

Date paid

Receipt number

YOUR CHARGES for 02/10/2018 - 02/01/2019 (93 days)

Customer ref. no. 10 1061 7168 0000 8
 16 WATSON STREET
 LAIDLEY 4341

Your meter readings

Serial Number	Read Date	Reading	Usage	Comment
11W041929	02/10/2018	501		
	03/01/2019	540	39kL	

 **Your usage was 39 kilolitres.**
That's an average of 419 litres per day.

Water Usage

State bulk water price

The amount per kilolitre that we pay the State Government for treated water.

State Bulk Water Charge 2018/19	39kL @ \$2.915000/kL	\$113.68
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Queensland Urban Utilities distributor-retailer price

The amount per kilolitre we charge to maintain water quality and deliver this to your property.

Tier 1 usage 2018/19	39kL @ \$0.562000/kL	\$21.91
Subtotal		\$135.59

Water Services

Queensland Urban Utilities water service charge

The amount we charge to maintain the water network.

Water access charge - full pressure 2018/19	90 days	\$80.61
This charge is for the period 01/01/2019 to 31/03/2019		
Subtotal		\$80.61

Sewerage Services

Queensland Urban Utilities sewerage service charge

The amount we charge to remove and treat sewage from your property.

Sewerage access charge 2018/19	90 days	\$120.30
This charge is for the period 01/01/2019 to 31/03/2019		
Subtotal		\$120.30

What is a kilolitre (kL)?

1 kilolitre = 1000 litres

What can you do with 1kL?

- Water the garden with a hand held hose for an hour
- Fifty dishwasher cycles
- Wash your car on the lawn four times

What are Tier 1 and Tier 2 charges?

Water usage charges are scaled so the more water you use, the more you pay.

For usage up to 74kL per quarter*

Tier 1 charges apply

For usage more than 74kL per quarter*

Tier 2 charges apply

*Based on a 90 day meter reading period. Quarterly thresholds will vary based on the number of days in a meter reading period.

Interpreter service 13 14 50

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Khi bạn cần thông ngôn, xin gọi số 13 14 50

통역사가 필요하시면 13 14 50 으로 연락하십시오

Cuando necesite un intérprete llame al 13 14 50

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Water and Sewerage Account

In Person / Mail Payment Advice
 Name: MR STEPHEN MARK FLECKNOE & MRS DIANE LEONIE FLECKNOE



Biller Code: 112144
 Ref: 10 1061 7168 0000 8



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BPAY View® - View and pay this bill using internet banking.

To use the QR code, use the reader within your mobile banking app.

More info: www.bpay.com.au



*4001 101061716800008



Commonwealth Bank of Australia
 ABN 48 123 123 124
 240 Queen Street, Brisbane, QLD



Current charges due date
 20/03/2019

For Credit Queensland Urban Utilities

Trans Code User ID Customer Reference No.

831 066840 101061716800008

Date	
Cash	
Teller Stamp & Initials	Cheques
Total Due	\$ 336.50

+757+

YOUR CHARGES for 02/10/2018 - 02/01/2019 (93 days)...continued**Page 3**

Customerref. no. 10 1061 7168 0000 8

16 WATSON STREET LAIDLEY 4341

Water usage	\$135.59
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Water services	\$80.61
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Sewerage services	\$120.30
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Your total charges 02/10/2018 - 02/01/2019	\$336.50
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**Water and Sewerage
Quarterly Account**

QUUR26_A4G/E-1/S-1/1-1/1

MR STEPHEN MARK FLECKNOE & MRS DIANE
LEONIE FLECKNOE
82 ASH DR
BANORA POINT NSW 2486

Property Location: 16 WATSON STREET
LAIDLEY 4341

Customer reference number	10 1061 7168 0000 8
Bill number	1061 7168 32
Date issued	31/05/2019
Total due	\$254.21
Current charges due date	30/06/2019

Your water usage

Water usage (kL)	44
Days charged	134

Average daily water usage (litres)

Reset Bill period	328
Similar period last year	478

Account Summary Period 03/01/2019 - 16/05/2019

Your Last Account

Amount Billed	\$336.50
Amount Paid	\$336.50CR

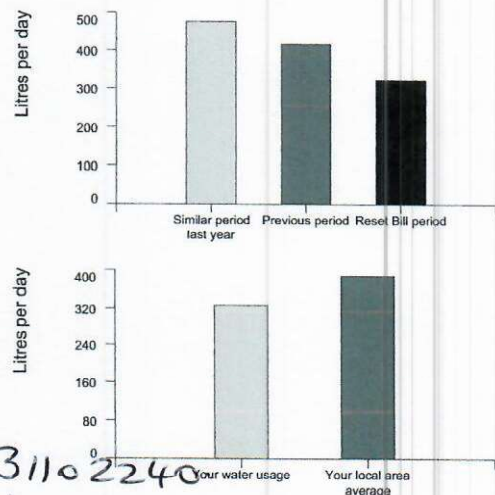
Your Current Account

Balance	\$0.00
Current Charges	\$254.21

Total Due **\$254.21**

If full payment is not received by the due date, a compounding interest of 11% per annum will accrue daily on any amount owing.

*\$254.21 Pd Bpay 30/5/19 - Receipt: 131102240
NIL Balance*




THIS IS YOUR RESET BILL

SIMPLER BILLING STARTS NOW
See your *In the Pipeline* newsletter for more information.

- Direct debit**
To arrange automatic payment from your bank account, visit www.urbanutilities.com.au/directdebit
- Telephone and internet banking – BPAY®**
Contact your bank or financial institution to make this payment from your cheque, savings, credit card, debit or transaction account.
BPAY View® View and pay this bill using internet banking.
More info: www.bpay.com.au
® Registered to BPAY Pty Ltd ABN 69 079 137 518
- Internet**
Pay your account online using MasterCard or Visa credit card at www.urbanutilities.com.au/creditcard
Payment by credit card will incur a 0.51% surcharge. We accept Mastercard or Visa credit cards.

Payment options

- By phone**
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- Mail**
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- In person**
Pay in person at Australia Post with cash, cheque, money order, debit card or any branch of the Commonwealth Bank with cash or cheque.
- By Mobile** – Download the free Sniiip® mobile app, create your account and scan the circular QR code over the page to pay. Sniiip payments can be used with Visa and MasterCard credit and debit cards and will incur a 0.51% surcharge. Sniiip is not available for iPads or tablets.

R0419

Amount paid

Date paid

Receipt number

YOUR CHARGES for 03/01/2019 - 16/05/2019 (134 days)

Customer ref. no. 10 1061 7168 0000 8

16 WATSON STREET
LAIDLEY 4341

Your meter readings

Serial Number	Read Date	Reading	Usage	Comment
11W041929	03/01/2019	540		
	05/04/2019	572	32kL	
11W041929	05/04/2019	572		
	17/05/2019	584	12kL	

 **Your usage was 44 kilolitres.**
That's an average of 328 litres per day.

Water Usage

State bulk water price

The amount per kilolitre that we pay the State Government for treated water.

State Bulk Water Charge 2018/19	44kL @ \$2.915000/kL	\$128.26
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Queensland Urban Utilities distributor-retailer price

The amount per kilolitre we charge to maintain water quality and deliver this to your property.

Tier 1 usage 2018/19	44kL @ \$0.562000/kL	\$24.72
Subtotal		\$152.98

Water Services

Queensland Urban Utilities water service charge

The amount we charge to maintain the water network.

Water access charge - full pressure 2018/19	46 days	\$40.61
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This charge is for the period 01/04/2019 to 16/05/2019

Subtotal \$40.61

Sewerage Services

Queensland Urban Utilities sewerage service charge

The amount we charge to remove and treat sewage from your property.

Sewerage access charge 2018/19	46 days	\$60.62
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This charge is for the period 01/04/2019 to 16/05/2019

Subtotal \$60.62

WHAT'S SIMPLER BILLING?

We've changed how we bill customers in Somerset and Lockyer Valley so it's simpler to:

- + track water usage
- + identify leaks on your property sooner

i Our 2018/19 prices remain the same.

MY RESET BILL SEEMS LOWER THAN USUAL. WHY?

This is your Reset Bill. It may be lower than usual for two reasons:

- + Because it covers shorter than usual water service and sewerage service periods*
- + There has been a genuine decrease in the water usage at your property.

i Regular usage and service periods return next quarter (Jul-Sep 2019)

*A usual service period is 90 days (although quarterly thresholds can vary).

ok Confirm the shorter than usual service periods for your Reset Bill by referring to the adjacent **Water Services** and **Sewerage Services** sections.

DO YOU PASS ON WATER USAGE CHARGES TO A TENANT?

If so, please communicate to them, or your Property Manager, about the Simpler Billing change.

i Because the water usage period for your Reset Bill is longer than usual, the charges you pass on to your tenant may be higher than usual.

ok Confirm the longer than usual water usage period for your Reset Bill by referring to **Days charged** under the **Your water usage** section on Page 1.

INTERPRETER SERVICE 13 14 50

当您需英语口语时，请致电 13 14 50。
التصل على الرقم 13 14 50 عندما تكون بحاجة إلى مترجم فوري.
Khi bạn cần thông ngôn, xin gọi số 13 14 50
동역사가 필요하시면 13 14 50 으로 연락하십시오.
Quando necessita un interprete llamaci al 13 14 50

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Water and Sewerage Account
In Person / Mail Payment Advice
Name: MR STEPHEN MARK
FLECKNOE & MRS DIANE
LEONIE FLECKNOE

BPAY Biller Code: 112144
Ref: 10 1061 7168 0000 8



BPAY® this payment via Internet or phone banking.
BPAY View® - View and pay this bill using internet banking.
To use the QR code, use the reader within your mobile banking app.
More info: www.bpay.com.au



*4001 101061716800008



Commonwealth Bank
Commonwealth Bank of Australia
ABN 48 123 123 124
240 Queen Street, Brisbane, QLD



Current charges due date
30/06/2019

For Credit **Queensland Urban Utilities**

Trans Code 831 User ID 066840 Customer Reference No. 101061716800008

Date
Cash
Cheques

Teller Stamp & Initials

Total Due \$ 254.21

+757+



Tax Invoice

This document becomes a tax invoice for GST for all amounts that have been paid.

Invoice Date 30/04/2019
Policyholder Diane Flecknoe
Policy Number OA7304509
Building Insurance for 16 Watson St, Laidley, QLD, 4341
Contract Period 15/06/2019 (00:00 AEST) - 14/06/2020 (23:59 AEST)
Postal Address 82 Ash Drive, Banora Point, NSW, 2486
Account Details 112879 - Sydney - Nsw, 47XXXXX96

Payment Schedule

Due Date	Total Premium Amount	GST Included	Amount Paid / Payable
15/06/2019	\$961.42	\$80.19	\$961.42
Total	\$961.42	\$80.19	\$961.42

If the Due Date noted falls on a weekend or public holiday, the premium will be deducted on the 1st working day following that date.

* Direct Debit
due 17/6/19
~~Bank~~ to come
out of St George A/c



DIANE FLECKNOE
82 ASH DRIVE
BANORA POINT NSW 2486

30/04/2019

Policy Number: OA7304509

Hey Diane,

Thanks for choosing to insure your Building with us; it's been great having you onboard. We're writing to let you know that your current policy will expire on 14/06/2019 at 23:59 (AEST) and this means it's now time to renew your policy for the next year.

For your continued protection and to ensure that your Building remains covered, we'll automatically renew your policy on 15/06/2019 and deduct the premium from your account.

What you need to do.

We've attached your new Policy Documents, Product Disclosure Statement (PDS), Financial Services Guide (FSG) and Key Facts Sheet (KFS). These documents have all the information you need to know about your renewal, please take time to read them and check that all the information is correct, also take note of any Special Conditions.

What's New.

YouiRewards just got better. We've been working hard to bring you more value and have added a heap of new partners, including BCF, rebel, AutoGuru, SuperCheap Auto and more. Check out the Youi App to access these new rewards, there's an offer to suit everyone.

Our current products include **Car**, **Motorcycle**, **Home** (Building and Contents), **Business Liability**, **Caravan and Trailer** and **Watercraft**. To find out more or for any queries about the renewal, your policy or claims please call us on **1300 099 753**.

Also, please note Stephen Flecknoe is authorised to make changes to this policy.

Cheers,
The Youi Crew



Building Insurance Policy Schedule - OA7304509

Contract Period 15/06/2019 (00:00 AEST) - 14/06/2020 (23:59 AEST)

Insured Address 16 Watson St, Laidley, QLD, 4341

Building Sum Insured \$320,122

Optional Cover

Excess

Description	Selected	Basic Excess	Amount
Tenant Default And Damage Buildings	Yes	All Buildings Claims	\$750

Special Conditions

An Additional Excess of \$2,500 applies to all claims resulting from a Tall Tree causing damage to the Buildings at the insured address. A Tall Tree is defined as a tree or shrub that was over two (2) storeys tall and located within twenty (20) metres of your Buildings immediately prior to the incident occurring. Buildings is defined in the "What do these words mean?" section of your Product Disclosure Statement. This excess is in addition to all other excesses that would normally apply at the time of a claim.

Annual Premium Summary

Total Annual Premium – Includes Government Taxes and Charges	\$961.42
Stamp Duty	\$79.38
GST	\$80.19
Emergency Services Levy	N/A
Total Taxes	\$159.57



What You've Told Us

16 Watson St, Laidley, Qld, 4341

About The Premises

Risk Address	16 Watson St, Laidley, QLD, 4341
Trees Over 2 Storeys High Within 20 Metres	No
Business Use	No

About The Occupancy

Occupancy Cover Type	Landlord
Written Rental Agreements	Yes
Shortest Rental Period	Yearly
Managed By	Agent
Unoccupied Longer Than 60 Consecutive Days	No

About The Building

Building Type	Freestanding Home-Concrete Slab
Number Of Bedrooms	4
Number Of Bathrooms	2
Garage Spaces	2

Finance History

Previous Insurer Cancellations	No
Previous Criminal Convictions	No

Diane Flecknoe

Personal Details

Person Role(s)	Owner; Contact Person; Policyholder
Date Of Birth	17/08/1961
Preferred Contact Number	0416095678

Stephen Flecknoe

Personal Details

Person Role(s)	Authorised Person
Date Of Birth	23/05/1961



LOCKYER VALLEY REGIONAL COUNCIL RATE NOTICE

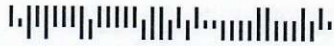
ABN 52 673 165 312

Gatton Office - 26 Railway Street, Gatton
Laidley Office - 9 Spicer Street, Laidley
Postal Address - PO Box 82 Gatton Qld 4343

Office Hours:
Gatton 8.30am to 4.30pm Monday to Friday
Laidley 9.00am to 5.00pm Monday to Friday

General Email - mailbox@lvrc.qld.gov.au
Website - www.lockyervalley.qld.gov.au

General Enquiries 1300 005 872



3.2012 - 4447 238140 012

D L Flecknoe & S M Flecknoe
12 Havannah Street
ILLAWONG NSW 2234

Customer Reference	12392163
Property ID	238140
Date of Issue	08-08-2018

UNIMPROVED VALUATION: \$93,000
PROPERTY LOCATION: 16 WATSON STREET, LAIDLEY QLD 4341
DESCRIPTION: L173 SP219957

RATES AND CHARGES 01-07-2018 TO 31-12-2018

DUE DATE 07-09-2018

	UNITS/VALUATION	RATE/CHARGE	AMOUNT(\$)
Council Rates and Charges			
Gen Rates 35 - Non-Principal Place of Residence	93,000	0.007578	704.76
Waste Collection Domestic Dual bins	1	138.50	138.50
Utility Charge - Waste Management Facilities	1	78.50	78.50
Separate Charge - Emergency Preparedness Levy	1	52.00	52.00
Separate Charge - Environmental Levy	1	8.00	8.00
Separate Charge - Resilient Rivers Initiative Levy	1	1.00	1.00
Total Council Rates and Charges including Balance B/F and Rebates			982.76
Charges Collected on behalf of the State Government			
Emergency Management Levy D- Group 2	1	53.30	53.30
Total State Government Charges including Rebates			53.30
TOTAL RATES AND CHARGES			1,036.06
DISCOUNT from this notice if paid by 07-09-2018			-42.16
NET payable if paid by 07-09-2018			993.90

*Pd in full - 23/8/18 - Bpay
Recpt: 1 10985222:*

Council Use Only



Council now offers the delivery of Rate Notices via email. If you would like your future Rate Notices emailed, please contact Council at mailbox@lvrc.qld.gov.au

DUE DATE	07-09-2018	TOTAL	\$1,036.06	DISCOUNT	\$-42.16	NET PAYABLE	\$993.90
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PLEASE REFER TO THE REVERSE OF THIS NOTICE FOR PAYMENT OPTIONS

NAME D L Flecknoe & S M Flecknoe
CUSTOMER REFERENCE 12392163 (BPAY / Post)
PROPERTY ID 238140



*2442 1 2392 163

DUE DATE	07-09-2018	TOTAL	\$1,036.06	DISCOUNT	\$-42.16	NET PAYABLE	\$993.90
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LOCKYER VALLEY REGIONAL COUNCIL RATE NOTICE

ABN 52 673 165 312

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General Enquiries 1300 005 872



7.71 - 141 238140 041

D L Flecknoe & S M Flecknoe
82 Ash Drive
BANORA POINT NSW 2486

Customer Reference	12392163
Property ID	238140
Date of Issue	31-01-2019

UNIMPROVED VALUATION: \$93,000
PROPERTY LOCATION: 16 WATSON STREET, LAIDLEY QLD 4341
DESCRIPTION: L173 SP219957

RATES AND CHARGES 01-01-2019 TO 30-06-2019 DUE DATE 01-03-2019

	UNITS/VALUATION	RATE/CHARGE	AMOUNT(\$)
Council Rates and Charges			
Gen Rates 35 - Non-Principal Place of Residence	93,000	0.007578	704.76
Waste Collection Domestic Dual bins	1	138.50	138.50
Utility Charge - Waste Management Facilities	1	78.50	78.50
Separate Charge - Emergency Preparedness Levy	1	52.00	52.00
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Total State Government Charges including Rebates			53.30
TOTAL RATES AND CHARGES			1,036.06
DISCOUNT from this notice if paid by 01-03-2019			-42.16
NET payable if paid by 01-03-2019			993.90

*\$993.90 Rates Paid B Pay 7/2/19
Receipt: 1 3194 9627 - Nil Balance*



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DUE DATE	01-03-2019	TOTAL	\$1,036.06	DISCOUNT	\$-42.16	NET PAYABLE	\$993.90
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PLEASE REFER TO THE REVERSE OF THIS NOTICE FOR PAYMENT OPTIONS

NAME D L Flecknoe & S M Flecknoe
CUSTOMER REFERENCE 12392163 (BPAY / Post)
PROPERTY ID 238140



DUE DATE	01-03-2019	TOTAL	\$1,036.06	DISCOUNT	\$-42.16	NET PAYABLE	\$993.90
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Rates and charges on this notice are levied by Lockyer Valley Regional Council in accordance with the provisions of the *Local Government Act 2009* & the *Local Government Regulation 2012*. The rates and charges together with any arrears and/or interest (if applicable) are payable by the due date shown on the front of this notice.

CHANGE OF ADDRESS	To ensure the accuracy and security of Council's property records, changes of address will not be accepted over the telephone. Written advice should be provided to Council online at www.lockyervalley.qld.gov.au , by post, facsimile or email mailbox@lvrc.qld.gov.au . A mail re-direction or verbal communication with a Council officer is not sufficient notice to Council. Collection Agents cannot accept change of address advices.
DISCOUNT / EARLY PAYMENT	5% discount is allowed if payment of all rates and charges and interest (if applicable) is received on or before the due date. Payments received via the mail must be postmarked at least one day prior to the due date to be eligible to claim the discount. Discount will only be allowed on payments made after the due date where the circumstances are in accordance with the provisions of Council's Revenue Statement. Discount is only applicable on current Differential General Rates and Waste and Recycling Collection Charges. Discount will not be granted if the State Government Emergency Management Levy is not paid on or before the due date shown on your rate notice.
INTEREST	Rates and charges which remain unpaid after the due date, as shown on the front of this notice, will accrue interest at the rate of 11% per annum calculated and compounded on daily balances on all rates and charges which remain unpaid after the expiration of the discount period and on any arrears of rates and charges.
PAYMENT COMMITMENTS	Council encourages any ratepayer who is experiencing financial difficulties and is unable to make payment in full by the due date to contact the Council and enter into a payment commitment. Council will review the payment commitment and negotiate with rate payers to ensure all rates, charges and interest are cleared, as per Council's current Rates and Charges Debt Collection and Recovery Policy. Council will not take any recovery action where a ratepayer maintains an acceptable payment commitment, however interest will be charged in accordance with Council's Revenue Statement.
LEGAL ACTION	Unless full payment is made or a suitable payment commitment negotiated on or before the due date, Council may instigate recovery action for the outstanding balance, which may involve additional charges. This action will be in line with Council's current Rates and Charges Debt Collection and Recovery Policy.
SALE OF LAND FOR ARREARS OF RATES	Where all or part of a rate or charge remains unpaid, Council may proceed to have the property sold to recover the overdue rates in accordance with the provisions of the <i>Local Government Regulation 2012</i> and Council's current Rates and Charges Debt Collection and Recovery Policy.
PENSIONER RATE SUBSIDY SCHEME	Subsidies are available for eligible pensioners who own their own home. Pension subsidy application forms are available on Council's website or from the Gatton or Laidley Customer Service Centres. Those wishing to claim are required to complete the form and provide Council with a copy of the eligible pension concession card. Pension subsidy scheme: Council - up to a maximum of \$60.00 per annum. Pension subsidy Scheme: State - up to a maximum of \$200.00 per annum plus 20% off the Emergency Management Levy.
STATE GOVERNMENT EMERGENCY MANAGEMENT LEVY	The Queensland State Government has imposed an Emergency Management Levy on properties within the Lockyer Valley Regional Council Area. Council acts as a collection agent for this levy on behalf of the State Government. Any queries regarding the Emergency Management Levy should be directed to the Queensland Fire Service, GPO Box 1425, BRISBANE QLD 4001, Phone: 137 468.

PAYMENT OPTIONS



DIRECT DEBIT

Contact Council's Rates Office to arrange for weekly, fortnightly or monthly payments to be deducted from your nominated cheque or savings account. Application forms are available on our website under PAYMENT OPTIONS.



PAY BY PHONE

Phone 13 18 16 to pay by credit card over the phone. Payments can be made by Visa or MasterCard.



MAIL

Please detach the payment slip and return to Council together with your cheque or money order payable to

Lockyer Valley Regional Council
PO Box 82
GATTON QLD 4343



COUNCIL CUSTOMER SERVICE CENTRE

Payment may be made in person at Council's Customer Service Centres (Laidley or Gatton) by cash, cheque, money order, EFTPOS, MasterCard or Visa.



BPay Code: 29025
Reference No: 12392163

BPAY® this payment via internet or phone banking.
BPAY View® - View and pay this bill using internet banking.
BPAY View Registration No.: 12392163



Billpay Code: 2442
Reference No: 12392163

Pay in person at any post office, phone 13 18 16 or go to postbillpay.com.au



ONLINE SERVICES

Pay online at <http://www.lockyervalley.qld.gov.au/>
Follow the links to online services

Date Paid

Receipt No.

Council Use Only

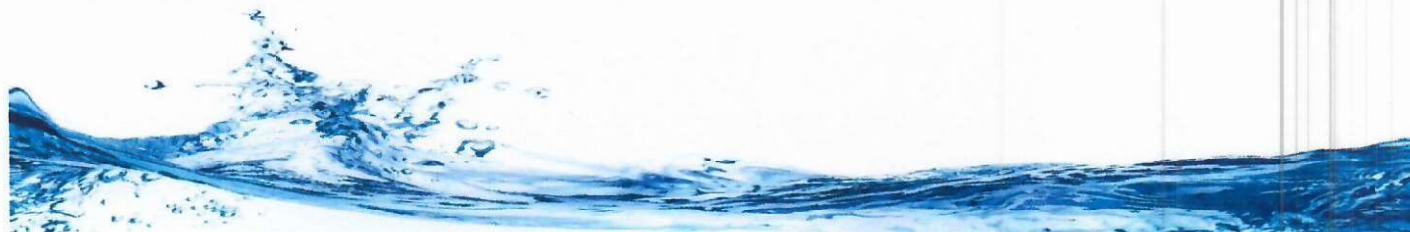


Ezi Plumbing and Gas
ABN: 19 616 524 013
Ph: (07) 3294 3088
Mob: 0498 402 802
info@eziplumbingandgas.com.au

Ezi PLUMBING AND GAS

Call the best and flush the rest

TAX INVOICE



Invoice To	Invoice Date	Invoice Number	Reference
Owner C/- Property Network Lockyer	24 Sep 2018	INV-2485	16 Watson St, Laidley

Description	Quantity	Unit Price	GST	Amount AUD
- Isolate the water & gas service to the existing gas hot water unit. - Disconnect and remove existing hot water unit. - Supply & install new Rinnai 20B instantaneous gas hot water unit. This hot water unit comes with a 1 year - Parts and Labour warranty. We prefer the Rinnai hot water units over other models as from our experience we have found far less issues & maintenance with the Rinnai hot water units. - Secure new hot water unit into position. - Supply & install a new cold water isolation valve to hot water unit. - Supply & install a new gas isolation valve to hot water unit. - Supply & install required 15mm copper pipe & fittings to connect into existing hot & cold water service & complete a minor replumb of water service to suit new hot water unit. - Supply & install 15mm required 15mm copper pipe & fittings to connect into existing gas service & complete a minor replumb of gas service to suit new hot water unit.	1.00	1,405.00	10%	1,405.00

* Pd: 26/10/18
\$2326.50
Transfer
Receipt: 1 2116 3948

PAYMENT ADVICE

To: Ezi Plumbing and Gas
ABN: 19 616 524 013
info@eziplumbingandgas.com.au
(07) 3294 3088
0498 402 802

Customer	Owner C/- Property Network Lockyer
Invoice Number	INV-2485
Amount Due	2,326.50
Due Date	08 Oct 2018
Amount Enclosed	

Enter the amount you are paying above

Description	Quantity	Unit Price	GST	Amount AUD
<ul style="list-style-type: none"> - Conduct a pressure test of gas service to ensure no gas leaks. - Calibrate new hot water unit to correct operating gas pressure. - Supply & install thermal protective insulation to hot water service as per Australian Plumbing Standard requirements. - Test commission works to ensure all ok. - Supply and install new gas chains and fittings to existing gas bottles. - Clean work area and remove all rubbish from site including the old hot water unit. 				
<ul style="list-style-type: none"> - Isolate the gas supply. - Cut out and remove the non compliant gas pipework. - Using a specialised fitting tool replumb the gas lines with copper pipe & fittings from the internal walls of the house to the regulator and hot water unit. 				
<ul style="list-style-type: none"> - Conduct a pressure test of the gas service to ensure no leaks. - Cover removed bricks with aluminium flashing and silicone around to seal or large cover plate. - Test works. - Clean work area & remove any trade waste from site. 	1.00	710.00	10%	710.00
Subtotal Excluding GST				2,115.00
Total GST 10%				211.50
Amount Due AUD				2,326.50

Due Date: 08 Oct 2018

Payments made to:

BSB – 014-257

ACC – 303-118-292

Please reference the invoice number when depositing funds.

LATE PAYMENTS

Late payments beginning 7 days after due date of the invoice may incur an administrations fee of 2.5 % per month of the contracted price.

All invoices must be paid within 30 days of invoice due date to avoid legal action.

No statement will be issued.

All materials used, remain the property of Ezi Plumbing and Gas until this invoice has been paid in full.