

Campbell Marque Body Corporate

Phone / Fax: [REDACTED]

MAYES FAMILY TRUST
Ken and Carol Mayes
Body Corporate Manager
Property and Letting Managers

www.seqrents.com.au/cmu
[REDACTED]

[REDACTED]
14th March 2011

Andrew Fraser MP
76 MacGregor Tce
Bardon Qld 4065

Dear Andrew

During the 2011 floods our building electricity was switched off for 6 days. We did not have any habitable area flooded.

I understand Energex has a monopoly on wholesale electricity supply and a charter to supply it. We have an electricity feed underground from Campbell Street aerial service. I believe our area transformer is aerial on a pole on top of a hill in Bellevue Parade.

The State Government authorised this switch off by Energex according to Brisbane City Council flood maps for safety purposes.

Our building consists of 4 separate complexes ascending up the hill. The main power box will be flooded in an equivalent 1893 flood. 4 habitable apartments will also be flooded in an 1893 flood. This means 26 apartments will not be flooded however they were switched off by Energex.

This represents 26 units of 3 bedrooms x 3 or 4 people = 104 people were unnecessarily switched off where no safety concern existed.

Our Body Corporate requested quotes for solar electricity as an alternative. We were advised that Energex refuses to allow this when the grid is off. We also requested quotes to supply battery power as an alternative. We were advised Energex refuses to allow this when the grid exists.

A generator is an alternative however Energex refuses to allow this when a safety flooding situation exists.

Our building's rear entrance is Curlew Street where the power was never switched off and a street light, working beautifully, overlooks our rear building. We had a view that the rear 22 units could be supplied electricity from Curlew Street. We are advised Energex refuses to allow this based on only one power feed per property. This completely disregards electricity supply to flood unaffected properties when power is switched off purposefully.

We also understand the State Government is considering a part solution to this unfair situation by instructing more switching/ transformers are available thereby reducing the "flood area switch off" to actual flooded areas.

Our front building could flood so would be included in the "switch off" area however the rear buildings are refused an alternative of supply by the monopolistic/ bureaucratic/ traditional view of Energex.

Do you have a solution to our problem? Brisbane has many similar areas needing a practical/ safe/ political solution if Energex is intractable in the future.

Yours faithfully

Ken Mayes
Body Corporate Manager

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Dear Andrew

Toowong Creek runs through this property known as [REDACTED] Campbell Street, Toowong.

The State Government owns the rivers, creeks etc and also the water in them. The Brisbane City Council also owns the enclosed drainage system for Toowong Creek, which includes retaining walls /abatement walls in the creek on the property of [REDACTED] Campbell Street.

This retaining wall is collapsing after the 2011 flood and could block the pipes if washed into these.

To date no State Government or BCC has accepted this problem.

You are hereby advised.

Yours faithfully

Ken Mayes
Body Corporate Manager