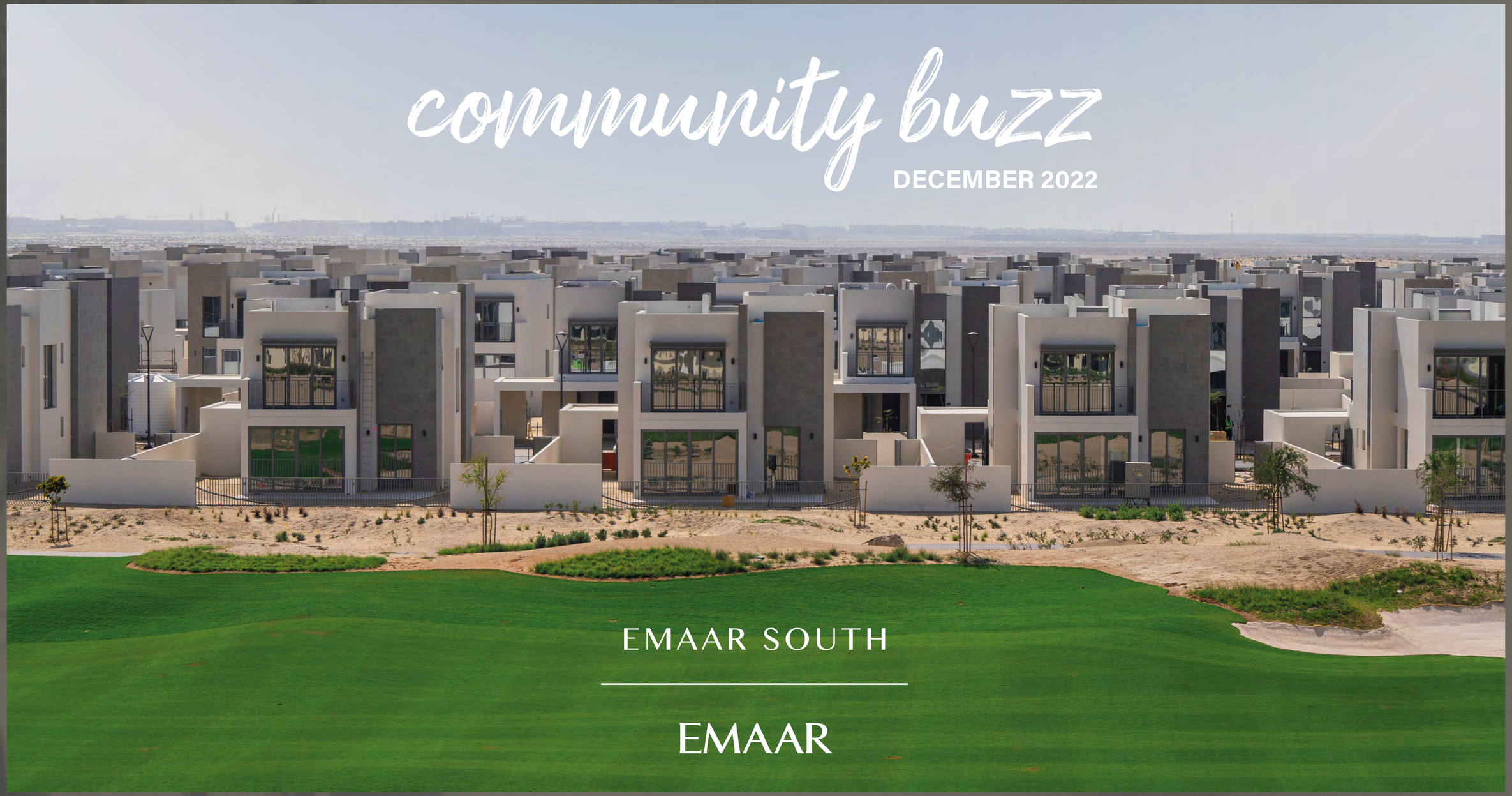
community buzz

DECEMBER 2022



EMAAR SOUTH

EMAAR

what's inside

Community updates
Bright, colorful play areas
Visitors parking signs
Ouch! The mosquito bites

Resident's tips & tricks
Rule Refresher
Update your details
Service fee quick guide
Hot water savings
When on an e-scooter...
Turn on Vacation Mode
Get a Home Health Check
We heard you
We are live on social media
From the Resident's Desk

Rewind
Festival of Lights
National Day Celebration

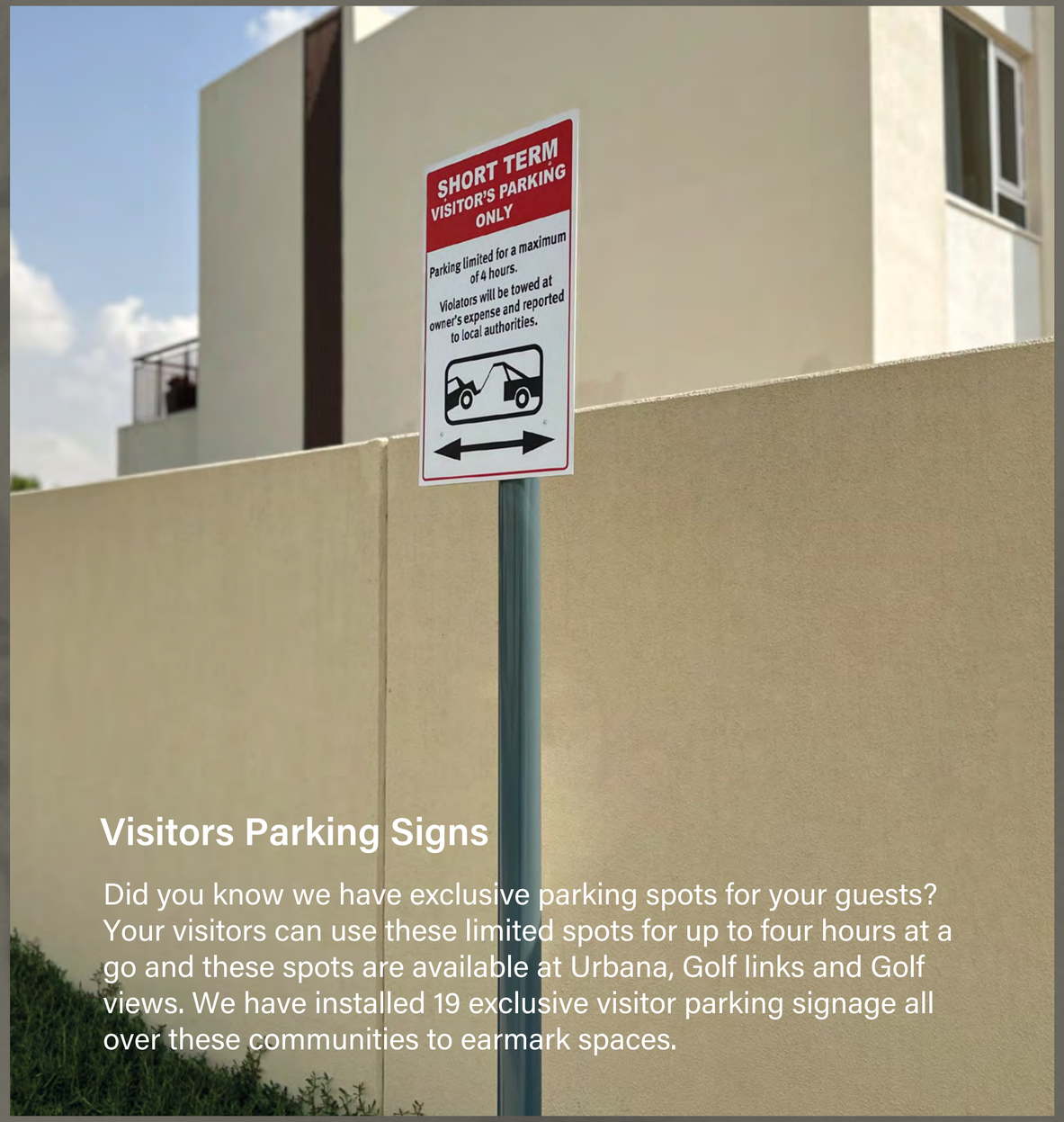
Competitions & challenges
Winners
Crossword

Recipe corner - Holiday Special

In & around

Bright, colorful play areas

Kids learn when they play especially when at the kiddie play area. To maintain the aesthetic aspect of the community and the best interests of our younger residents, the faded flooring has been revived with UV coating. All the 12 play areas' floors have been treated and made visually appealing. The colors and patterns blend in perfectly with the surroundings to enhance its recreational value.



Visitors Parking Signs

Did you know we have exclusive parking spots for your guests? Your visitors can use these limited spots for up to four hours at a go and these spots are available at Urbana, Golf links and Golf views. We have installed 19 exclusive visitor parking signage all over these communities to earmark spaces.

Ouch! The mosquito bites

Just like our city, there is a surge in the biodiversity and population of mosquitos in Dubai. Mosquitoes can breed anywhere and with the fall in temperature, they are going to be out and around joining in the festivities. The common areas are periodically fogged to fight these biting pests, but the problem needs to be eradicated from the source, and most often it's from your home.

Watch out for

- Dirty containers & dishes with uncovered food and water. Mosquitoes and rodents feed and breed on this.
- Any potted plant drain tray should be emptied of water residue as mosquitoes can also breed in that.
- Treat and cover any water feature you have inside your property.
- Discard any items holding water like trash containers, toys, buckets and potted plant drain trays.
- Replace your pets' water and food every couple of hours.
- Regularly clean outdoor floor mats and bird feeders

Rule Refresher

The festive season is here and this quarter, we bring you nine top tips on what it takes to be a good neighbour.

Be respectful of your neighbours when you throw a party. Follow the noise ordinance and keep it a minimum.

Be a responsible pet parent by keeping them on a leash when visiting common areas. Most importantly, clean up after them.

Do not overspeed inside your community. Be mindful of senior citizens, children, and strollers.

Follow proper waste disposal practices. Everyone wants a clean vicinity.

Do not tailgate other vehicles and carry your vehicle access cards with you.

Avoid parking in front of others' parking spots.

Be mindful when using common amenities. Move on once you are done.

Mosquito season is here. Empty out uncovered food, water, water features, bird feeders, toys, and buckets. Clean out the outdoor floor mats.

Do not store furniture, strollers, or belongings at your carports. It's unsightly and can be an obstruction in an emergency.

Update your details

Have new family members living with you? Or changed your mobile number?

Avoid missing out on important news, events or campaigns by keeping your information updated.

Log in to your community portal or Emaar One mobile app and click PROFILE. Use EDIT to revise details. You will receive an OTP for changes on mobile number and email addresses.

Ensure mobile numbers and email addresses are the ones you regularly use.

For uploaded documents, limit files names to alphanumeric characters and ensure size is below 2 MB to avoid errors. Preferred formats are pdf, jpeg or png and Google Chrome is the recommended browser.

Upload new Tenancy Contracts or Emirates ID card by logging in to the community portal. Select RENEWAL from the menu to add new documents.

Access cards are linked to Tenancy Contracts. Close to expiry, three email reminders for renewal are sent to avoid card deactivation.

Feel free to reach us at 800 EMAAR (36227) and our team is happy to help.

Service fee quick guide

The community service fee is a homeowner's annual contribution towards expenses that maintain the amenities, landscaping and security of the community.

Why must I pay?

Service fee defaulters impact the ongoing maintenance of the community, administration, common area insurance, management, audit, and expenses required to run the community's common areas.

How can I pay?

- Your community portal, emaarsouthcommunity.ae
- Emaar One mobile app
- Community service fee kiosks at your community centre*
- Set up Auto Pay on your portal
- Cash, card (including Amex), and cheque payments**
- Bank transfer

*as applicable
**Available at Customer Happiness Centre, Building 2, Emaar Square

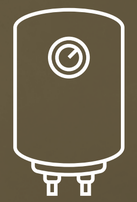
Things to remember

- Auto Pay must be renewed at the start of every year. It is valid only for a particular year's invoicing period.
- In case of concerns over fees charges on the Mollak system (Noqodi), please pay on the portal or Emaar One mobile app.
- Payment reminders for outstanding fees are sent four days before the due date, one week and two weeks after the due date.
- Defaulters may attract an eventual case at the Rental Dispute Centre. This could slow down processes for Ejari and NOCs for sale of property.

In case of further queries, reach us on 800 EMAAR (36227) or write to us at **servicefees@ecm.ae**

Hot water savings

With the onset of cooler months, the water heaters at homes across the community will be working overtime. But here are our two cents on bringing down those extra digits in your DEWA bills.



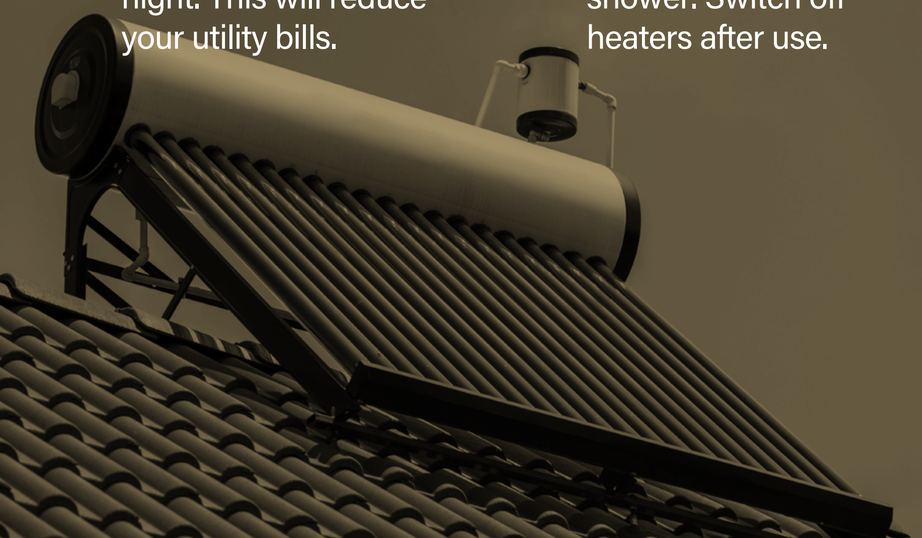
Switch off the heater when not in use and at night. This will reduce your utility bills.

It takes only 20 mins to warm water for one shower. Switch off heaters after use.

Look out for leaks and dampness in your bathroom and shower areas. This is a classic sign of faulty water heaters. Not only can they spike your bill but is also a hazard.

Be religious about yearly maintenance. A well-maintained water heater does not use much energy.

Getting a new water heater? Opt for a solar or electric heater with a top rating of 5 or 4 stars and approved by the Emirates Authority for Standardization & Metrology (ESMA).

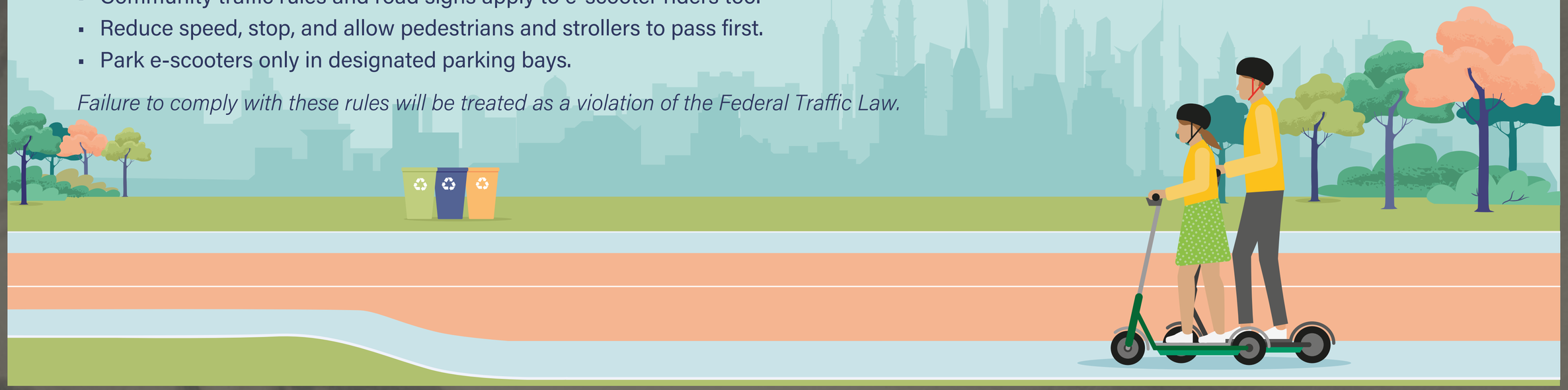


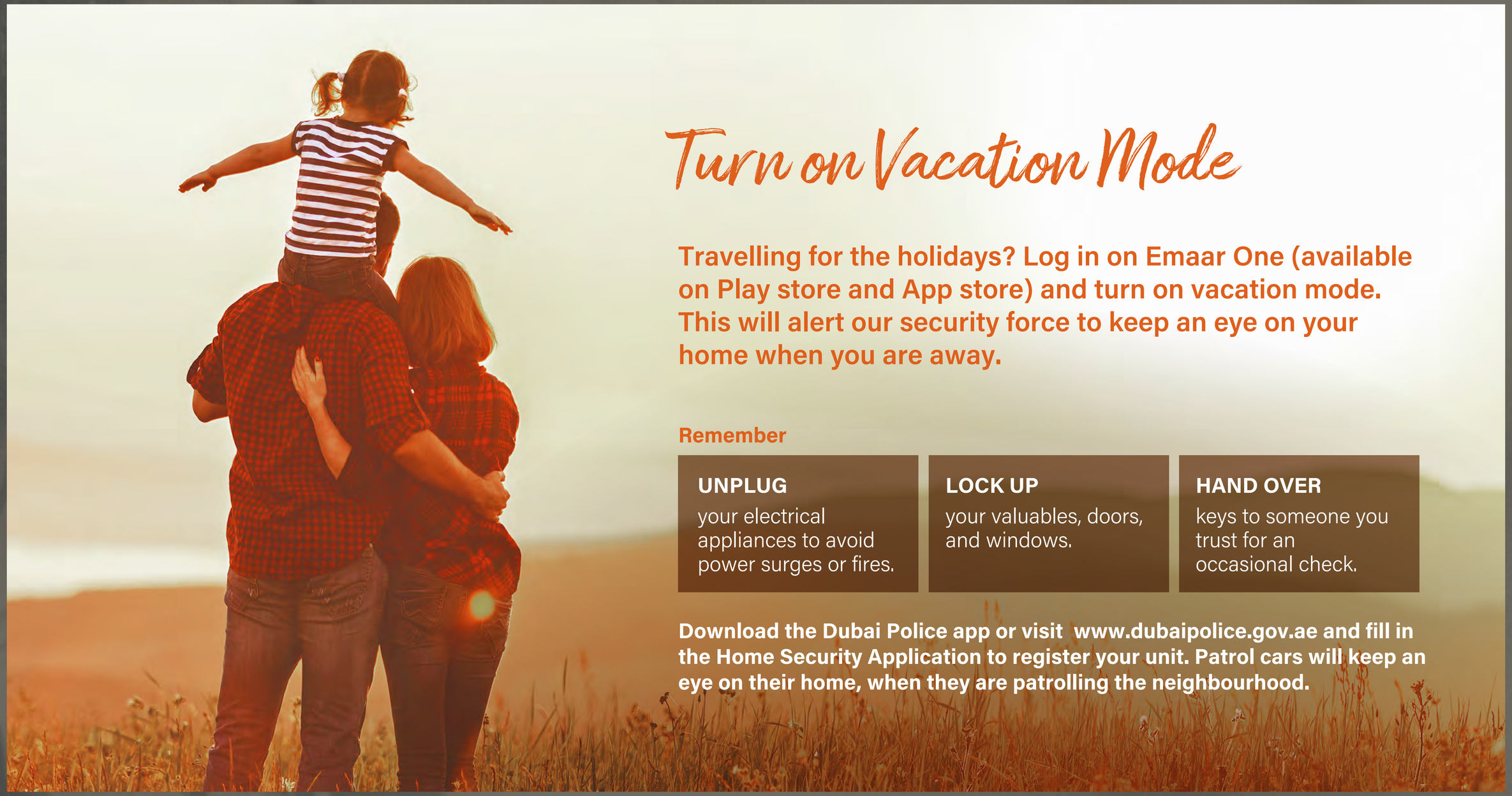
When on an e-scooter...

With the rise in popularity of e-scooters in town, so have the related mishaps.
They may be the easiest mode to zoom around in, but here are a few golden rules to follow when using them in your community premises.

- Riders must be 16 years or above.
- Users must wear protective helmets, knee bumpers, and reflective clothing.
- One cannot exceed 20km/hr on an e-scooter and avoid internal roads during peak hours.
- Riders must not carry anything that impacts their balance during the ride.
- Ferrying other people around is not permitted.
- Community traffic rules and road signs apply to e-scooter riders too.
- Reduce speed, stop, and allow pedestrians and strollers to pass first.
- Park e-scooters only in designated parking bays.

Failure to comply with these rules will be treated as a violation of the Federal Traffic Law.





Turn on Vacation Mode

Travelling for the holidays? Log in on Emaar One (available on Play store and App store) and turn on vacation mode. This will alert our security force to keep an eye on your home when you are away.

Remember

UNPLUG
your electrical appliances to avoid power surges or fires.

LOCK UP
your valuables, doors, and windows.

HAND OVER
keys to someone you trust for an occasional check.

Download the Dubai Police app or visit www.dubaipolice.gov.ae and fill in the Home Security Application to register your unit. Patrol cars will keep an eye on their home, when they are patrolling the neighbourhood.

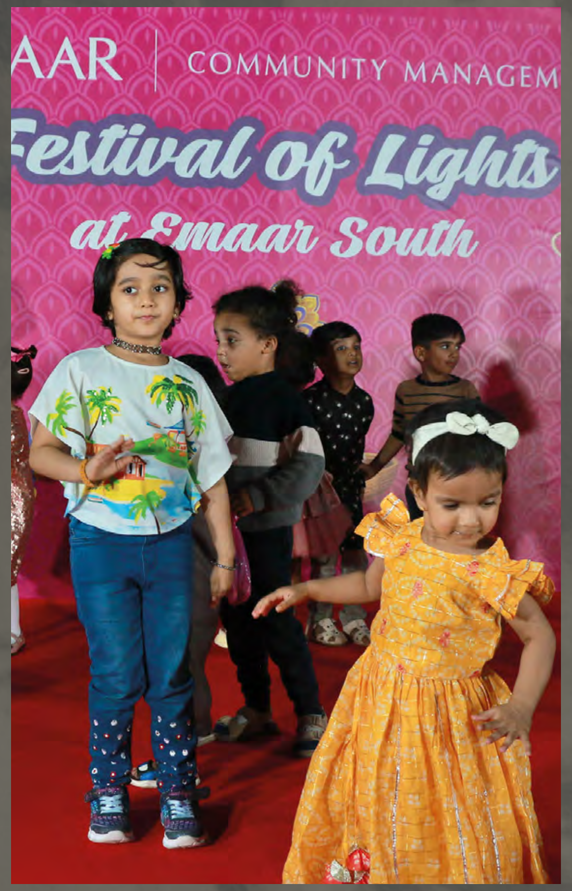
Get a Home Health Check

Your home is your happy place. Keeping it sustainable, clean, and comfortable can prevent major damages and save you money in the long run. Bookmark this checklist to enhance the quality of your home.

- **Treat the leak**: Prolonged water leaks can be costly and may be an indication of underlying issues of damaged water heater, pipe bursts, clogged drains, etc. Investigate and fix it immediately.
- **Check the smoke detectors**: Having a non-operational fire alarm system and smoke detectors is against the law. You can get it checked by a certified and authorized technician.
- **No place for dust mites**: Arrange a deep cleaning of your home to remove dirt from nooks and corners, especially under sofas and beds.
- **Repair cracks and chips**: Ceiling and wall cracks larger than 1/10 inch need to be looked at by a professional.
- **Clear out your junk**: Regularly clear junk and waste from the house. You can reach out to Take My Junk on 800 JUNK (5865), 0568085865, or 0503955865.

Rewind

Festival of lights

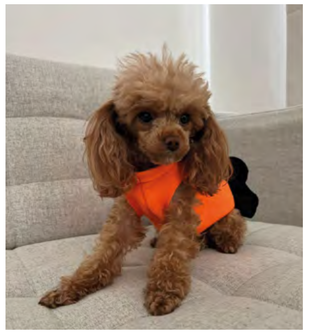


Rewind

National Day

MY SPOOKTACULAR PET

Congratulations to all the furry babies that dressed up for the Halloween competition. Presenting the winners of My Spooktacular Pet who got themselves a grooming session each from Pet Corner Dubai.



BabeDog
Dubai Hills Estate

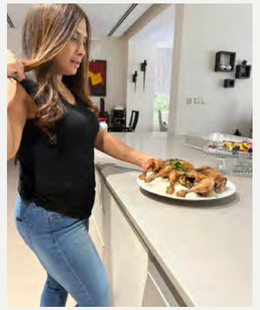
Perksik
Reem

Harley
Dubai Hills Estate

Recipe corner

Celebrations are incomplete without food and banter. Some recipes have a special place in our lives because of the memories around it. This festive season, our resident, Faika from Dubai Hills Estate shares a dish close to her heart and family.

Rosemary Chicken Roast



What you will need

- Full chicken 600-700 gms
- Black pepper 1 tsp
- Rosemary 4 tbsp
- Paprika Half a tsp
- Lemon juice (as per taste)
- Olive oil
- Soya sauce 5 tbsp
- Water

- Preheat the oven to 180C. Prep the chicken with black pepper, rosemary, and paprika inside out.
- Mix soya sauce in a cup of water and set aside. Cover the baking dish with foil paper, pour the soya sauce mix and place it in the oven for 30 mins at about 180C.
- Place the chicken in this dish (make sure there is still enough water in the dish) and cook at 180C for another 30 minutes or until the chicken is done.
- Drizzle with lemon juice and olive oil before serving.
- Serve the roast chicken in a bed of rice and potato wedges.

Pro tip: Add a dash of soya sauce to the chicken before baking for the golden hue.

From the Resident's Desk

Sun blazing, birds chirping, lush green spaces, lovely jogging tracks, and the lakes. We wake up to a beautiful, vibrant community - one that lives and thrives together, for yourself, your family, friends, and your pets.

But are we doing enough for the community's hygiene? Let's start with picking up after your pets. Not the most glamorous task but a worldwide survey by APPMA suggests only 40% of pet handlers pick up after their pets. This is, however, changing.

Waterbodies, alert!

Rains wash it away or it gets drained out in our sewage system. But decomposing pet waste releases excessive nutrients that give birth to algae and weed, making our lakes murky and smelly.

Pathogen harbour

Salmonella and e.coli found in pet poop can cause diarrhea, stomach cramps, and fever. Let's pick up before it's too late.

Not a fertilizer

Pets eat meat and grains, so their waste contains nitrogen that makes grass turn brown or yellow.

Cleaning up pet poop is the new law in many communities and heavy penalties are imposed if laws are not followed. Here are my top tips we can adopt to help our communities:

- Use the dog waste bins in your community provided by Emaar.
- Use a poop scooper.
- Keep an eye on the food your pets eat. Use high-quality ingredients.
- Always carry a waste bag on your pet walks or pet runs.
- Do not allow your pet to poop near lakes or any water features.
- Spread awareness amongst your fellows, family, and friends.

Concerned resident & pet enthusiast
Sidarth Mahindra, Arabian Ranches

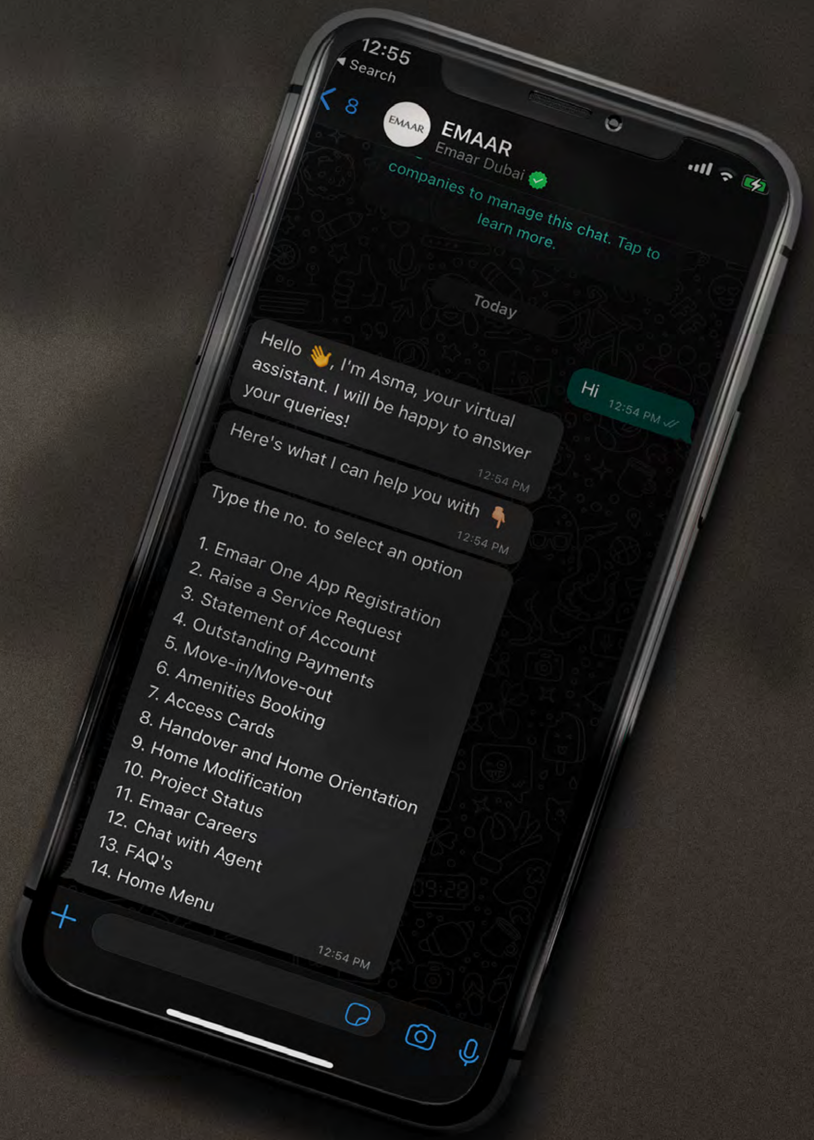
WE HEARD YOU

and we're here for you!

Manage your property in a touch.

Introducing our new Whatsapp bot for 24x7 chat support

Say HI on 800 EMAAR (36227)



Crossword challenge

Put your thinking caps and try to work your way through the clues. First five to solve the crossword win exiting prizes!

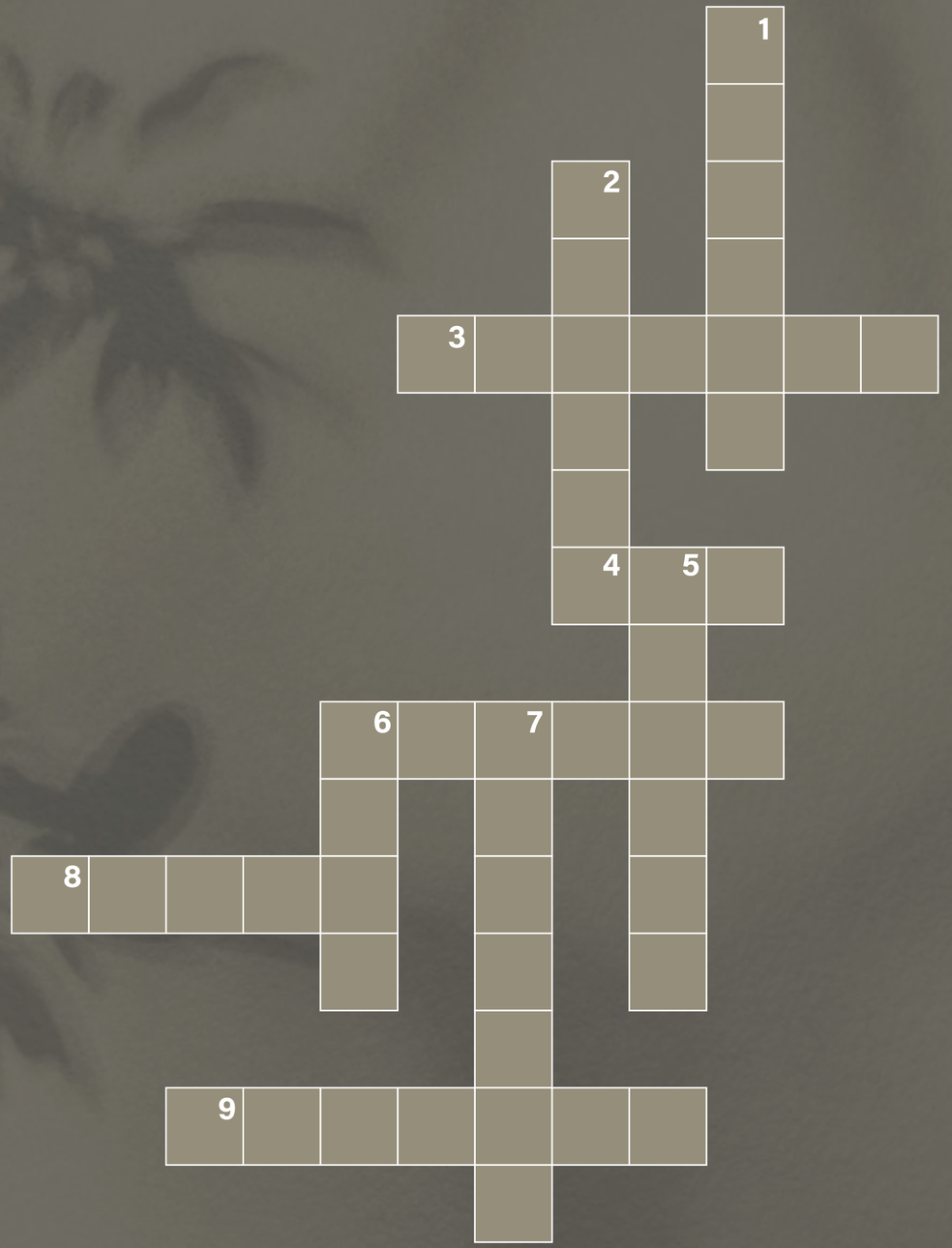
Send your answers to **events@ecm.ae** with your full name, address and mobile number before 31 December 2022.

Across

3. hawaiian guitar
4. santa's helper
6. brightness
8. father christmas
9. santa comes through

Down

1. small talk
2. showy trinket
5. written message
6. bread
7. wreath of flowers



Introducing your very own virtual reporting tool

EMAAR EYE

on Emaar One mobile app.

Notice anything in the community common areas, hotels or entertainment destinations that needs fixing?

See it. Click it. Report it.

Log in to Emaar One and select **EMAAR EYE** to follow the steps below.

1. CLICK A PICTURE FROM YOUR SMARTPHONE
2. ATTACH PICTURE AND SELECT THE CATEGORY
3. MENTION LOCATION OF THE ISSUE
4. ADD A VOICE NOTE OR TEXT AND SUBMIT

Every time you report an issue, you enter a monthly raffle to win uber cool prizes!

QUICK | EASY | REWARDING

EMAAR | COMMUNITY MANAGEMENT

We are live on social media

Follow us on @emaarcommunities on Facebook and Instagram.
Catch up on all our news, exciting contests, and campaigns.

In & around

Essentials
Emaar South Village

Groceries
Geant Supermarket
(Emaar South Village)
+971 4 884 1039

Salons
Portofino gentleman lounge
(Emaar South Village)
+971 4 569 3083

Laundry
Eeziclean Laundry
+971 4 585 5614

Useful numbers

Fire	**997**
Ambulance	**998**
Police	**999**
Dubai Municipality	**800 900**
Taxi	**800 9090**
DEWA	**991**

Visit us at our community office

Golf Views Block A,
Podium Level

Monday to Thursday, 9 AM to 8 PM
Friday, Saturday and Sunday, 9 AM to 5 PM
+971 4 367 3279

800 EMAAR (36227)

Community Security
+971 4 422 4199

www.emaarsouthcommunity.ae

إعـــمـــار الجـــنوب
EMAAR SOUTH

EMAAR
COMMUNITY
MANAGEMENT