



EDACOM 2021 Q1 KEY HIGHLIGHTS

MotorCity Community

 **800 EDACOM**
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Customer Happiness Centre

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Welcome to EDACOM, a quarterly newsletter!

Our quarterly newsletter aims to give you a quick update on all accomplishments and the latest news related to helping make your community the best it can be so you can “love where you live.” Moreover, the newsletter acts as a platform that bridges the communication between residents and owner’s association management, induces engagement, and encapsulates the highlights of EDACOM that will take place over the course of the upcoming months.



More about EDACOM

Established in 2016, EDACOM Owners Association Management is a highly-qualified Owners Affairs and Community Management partner covering a managed area of more than 1.2 million Sqft., with nearly a decade of experience managing high-end, large-scale, and in-demand properties - helping foster communities where property value rises, living standards are maintained and improved, and resident happiness is increased. EDACOM proudly represents two of Union's landmark master communities including, Motor City and Uptown Mirdif. Proudly representing 20,000 residents across 4,800 units and 100 buildings, EDACOM strives towards catering to all its property owners' needs.



+1.2 MN SQFT.
Managed Area



20,000
Residents Represented



+25,000
Maintained Units



100
Managed Buildings



Fighting COVID-19 outbreak

At EDACOM our primary objective is to manage and enhance the wellbeing of the community and lifestyle of the residents in our care.

During this challenging time, EDACOM had a busy and productive first quarter, and we are excited to share some key accomplishments with you! The health and wellbeing of those in our communities are of utmost importance to us, and we are proud to be deploying our team's efforts to curb the COVID-19 outbreak. As a result, we initiated the disinfection, cleaning, and sterilization of the Motor City community. This disinfection activity compromises the streets, common areas, and parks while it fully complies with Occupational Safety and Health Act (OSHA) regulations and ensures the ongoing safety and wellbeing of our community.



COVID-19 & Mental Health

Worries and anxiety about COVID-19 and its impact can be overwhelming. Social distancing makes it even more challenging. Here are some self-care strategies to cope during this pandemic while taking care of your body and your mind to benefit your mental health.

- Get enough sleep
- Participate in regular physical activity
- Eat healthy
- Avoid tobacco, alcohol and drugs
- Limit screen time
- Relax and recharge
- Focus on positive thoughts
- Limit exposure to Unnecessary news media



Energy saving initiative

As part of our efforts to reduce the environmental effect of the community and conserve energy, we will evaluate the current energy usage within 47 buildings and produce and work on implementing an energy conservation program.

Ways to \$ave energy:

- Replace your light bulbs
- Reduce your water heating expenses
- Always keep windows and doors tightly shut when running the AC
- Turn off kitchen or bath exhaust fans as soon as possible
- Cleaning your air conditioner and heater's air filters at least once a month
- Always check for water leaks
- If available, use the power-save mode on your refrigerator
- Air-dry your laundry instead of using a dryer



A Look At Community Upgrades:

- Parking Canopy Cleaning in Terraced Apartments were completed.
- Pest Control Treatment is regularly carried out in Control Tower.
- Dispenser for hand gel sanitizer is supplied throughout the community
- Reduction in access cards fees
- Community took part in the Dubai Municipality's Clean Up the World 2020 campaign
- Planned Preventive Maintenance of the Fire Alarm and Fire Fighting systems are carried out constantly
- Façade Cleaning for buildings are carried regularly
- Security measures were enhanced across the Motor City communities
- Replacement of damaged chilled water pipe insulation
- Beautify the landscape over the community



Community Etiquettes:

COVID-19 Prevention Protocols to be always adhered to by residents in the community to ensure the safety of everyone in the community. (wearing masks, social distancing, ect.)

- Careful disposal of cigarette butts to avoid fire hazards.
- Keeping the community peaceful and quiet and avoiding noise violations.
- Compliance with COVID-19 protocols while visiting the community pools.
- Children under 12 always require adult supervision in the community pools.
- Compliance with parking rules to avoid parking violations and fines.



My pet My responsibility.

Motor City is a pet-friendly community that offers plenty of open spaces that are great for walking your dog, allowing them some great and much-needed outdoor playing time. It is also home to several pet shops and pet-related services, and a veterinary clinic; however, it is required that you keep these regulations in mind!

- Clean Up After Your Pet
- Always Use A Leash
- Not Everyone Love Pets
- Pet food of any kind must not be left in common areas or on any balcony/terrace.
- Pets are not allowed in the pool area
- Owners and occupiers are responsible for their pet's behavior
- Barking dogs or excessively noisy animals on balconies or inside a unit is prohibited
- Pets shall not be tied to trees or any exterior building structure.



Tips for a Pest-Free Home

- 1) Lock the entries to your Home:** Your first line of defense is to make it difficult for pests to find any entry to your home. Check around your doors and windows for gaps and replace window stripping when needed.
- 2) Seal all crevices and holes:** Cracks when connected to the outside, provide entry points for pests and serve as perfect spots for undisturbed breeding. Therefore, seal all cracks and crevice that you can find.
- 3) Keep your kitchen clean:** A pile of crumbs on your counter or floor is like a treasure box to ants and other insects. You can keep pests away from your home by making sure you offer no treasure to be found in your own kitchen. Wipe-up your counters, sweep your floors, put food away immediately, and take out the trash regularly.
- 4) De-clutter:** Plastic bags, newspapers, boxes, and cardboards are ideal places for pests to thrive. If it is a must for these things to be kept, make sure they are away from the house. If possible, keep them away from the house entirely.
- 5) Sweep and mop regularly:** Sweeping rids the house of dirt, food debris and dead skin cells that have fallen onto the floor. While seemingly unappetizing, this is a delicious mixture for pests. Sometimes, leftover residue or stubborn spill stain has to be removed with water and detergent - which is why mopping is important too.



Easy Service Charge Payment

1. You can make an online payment by clicking on "Pay Online" on dubaliand.gov.ae and getting directed to the Mollak page.
2. You can also use the bank details mentioned on the invoices: make either a bank transfer or direct cash/cheque deposit in Mashreq bank; once payment is complete, send a screenshot of transfer or deposit slip chc@edacom.ae to receive an official receipt.





ERES Self Payment Portal

Pay Fees with convenience

بوابة الدفع الإلكتروني - الإمارات للحلول العقارية
قم بدفع مستحقاتك الآن في أي وقت ومكان

noqdi







Shops around the corner



Useful Numbers



Ambulance **998**



Police **999**



Fire Department **997**



DEWA **991**



Al Ameen **800 4888**



RTA **800 9090**



Dubai Municipality **800 900**



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