



# from the President NEWS BULLETIN

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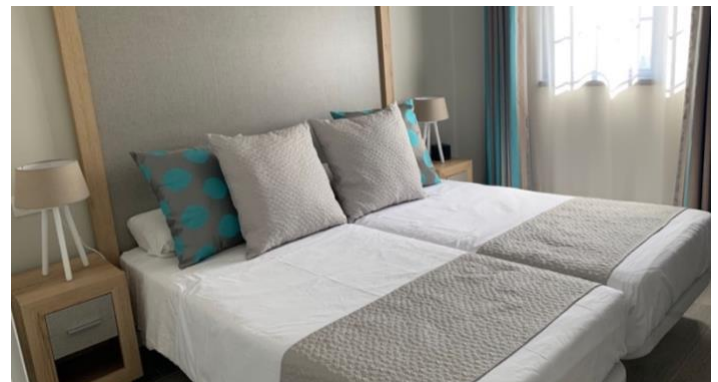
## VILLA 49 now ready for occupation

**Ex-Manager's Villa, No 49, is all set to receive the first rental guests**

This lovely villa is now fully refurbished and furnished to a high standard and has been added to the rental program. Three bedrooms, one double with ensuite, two twin bedrooms and family bathroom, beautiful well-equipped kitchen, and open plan lounge/dining room. Can sleep up to 6 people in comfort.

Located right by the pool and next to the bar. The villa is perfect for families or for a number of guests. Rental prices will be subject to market conditions and the usual owners' discount will be available for owners.

Contact [reservations@wimpen.com](mailto:reservations@wimpen.com) to arrange rental.



A full set of photos is in the documents section of the members' area. <https://lascasitas.wimpen.net>.

## Smoking around Las Casitas Bar

The Canarian government has now lifted some of the restrictions relating to smoking. At first glance it would seem that there is no smoking restriction on outside bar terraces, such as we have at the Las Casitas Bar.

However, the law makes it clear that there must be a physical barrier between an open-air terrace and an internal eating area. This would mean that smoking on our outside terrace is only permitted if the canopy is lowered to prevent smoke coming into the covered area where no smoking is currently permitted.

Clearly, keeping the canopy lowered would not be practical so I have agreed with WimPen that the smoking ban that existed in both the bar and terrace that was in place during Covid restrictions will continue.

A new smoking area has been established outside the luggage room.

### The Future

Discussions are currently under way in the Canarian government for additional restrictions in future with the reform of the Tobacco Law of 2005, which may come into force before the end of 2022. With this reform it will not be possible to smoke on the terraces of bars and restaurants, nor on the beach, in outdoor sports facilities, such as football stadiums or athletics tracks, or in private vehicles when travelling with children or pregnant women.

This is likely to become law before the end of 2022

In light of this, it makes sense to ban smoking in the bar and surrounding areas, which would ensure we are complying with Spanish law, now and in the future. This is not a decision by me or WimPen, but by the Spanish Government.

## Internal Exchanges now available for Casitas Owners

I can now confirm that internal exchanges can be arranged with other Ona resorts.

As long as you have paid your maintenance for the week you wish to exchange, you can exchange with any of the following resorts. (subject to date availability)

- Aldea del Mar:
- Aucanada Club
- Campanario
- Club la dorada El Tarter
- Garden Lago
- Jardines Paraisol
- Ogisaka Garden
- Village Calad D'or
- Alanda Club, Marbella
- Beverly Hills Heights
- Hollywood Mirage
- Palm Beach
- Suites Beverly Hills
- Marinas de Nerja
- Ona Palamos
- Valle Romano
- Club Benavista

You can see these resorts here: <https://www.onahotels.com/en/hotels-and-destinations.html>

Some resorts are more expensive for certain weeks, so there may be a supplement to pay over and above your normal maintenance fee.

The Terms & Conditions of internal exchanges for 2022 are:

- If you wish to exchange into dates between 15/6 – 30/06 – supplement of the difference between your maintenance fee and 800€ per week would be due.
- If you wish to exchange into dates between 01/07 – 31/08 – supplement of the difference between your maintenance fee and 900€ per week would be due,
- If you wish to exchange into dates between 01/09 – 15/09 – supplement of the difference between your maintenance fee and 800€ per week would be due.
- If you wish to exchange into dates at any other period than above, then no supplements are due.

For more information and to arrange an exchange, contact [owner@wimpen.com](mailto:owner@wimpen.com)

## New WiFi

The new WiFi system is now being installed which should offer a stronger, faster and more reliable connection. It should be ready by the end of June or early July.

It was agreed at the 2017 AGM that each villa will be provided with one free connection. Additional connections would be chargeable.

With the new system, I have agreed with WimPen that each villa should be provided with two 5mb connections free of charge. Those that require more for larger downloads or to work can pay for a Premium 10mb connection.

Details for logging in to WiFi will be provided by reception on arrival.

## Improvements to Studios

I am aware owners are still waiting for details of the proposed improvements to studios. It is being delayed due to the difficulty in getting comparative quotes, and prices keep rising.

As soon as details are confirmed, you will be advised with plans and costs and asked to vote on the required expenditure. As we will be spending Community funds, all owners will be asked to vote, not just studio owners.

## AGM 2022 – Date for your diary.

The next annual General Meeting will be held on Sunday 11<sup>th</sup> December 2022 at Birmingham Conferences and Events Centre, Hill Street, Birmingham, B5 4EW. <https://thebcec.co.uk>.

This will be my second year of a three-year term as President. Pam Ames will be offering herself for re-election as Owner's representative

Proposals and any other nominations for Owners Rep should be sent to me by 1 September 2022.

There are numerous hotels in the immediate vicinity of the Conference centre. Search B5 4EW on Booking.com

## Owners' Representative Visit

Pam will be visiting this month and will write a report of her visit for the next bulletin. Please contact her if there is anything you would like her to follow up while she is there. [pamames@btinternet.com](mailto:pamames@btinternet.com)

Any questions, please contact me. With best wishes and happy holidays.



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