

PMC 12th

International Workshop

24th September - 1st October 2016

Paradise Hotel & Resort, Norfolk Island

PROSPECTUS



Efficient Management of Your Property Portfolio

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pmc.propertyclub.com.au



CLUB TRAVEL

PMC



Property Millionaires Club

Workshop Program Invitation Letter

Dear PMC Members,

This year celebrates the **12th PMC International Workshop event**.

I invite all PMC members to join us in **Norfolk Island, Australia**. Members will have an amazing opportunity to enhance their knowledge for their investment property portfolios, network with other like-minded people among the beautiful setting on the Island of the Bounty Mutineers, known for its hospitality and great 'fish fry's'.

The venue for the event will be **Paradise Hotel and Resort, Norfolk Island**, just off the east coast of Australia.



The cost is approximately \$2,790.00 per person (PMC Members) plus the tuition fee of \$990.00 per participant. The final cost will depend on your city of departure, flying economy class and staying in a standard room / twin share accommodation. (Full costs from your home city airport will be provide by Sharyn Bojczenko – PMC Club Travel). This cost is based on early booking with cheaper airfares available and these savings are passed onto members.

Please note cheaper airfares are subject to availability and early bird booking.

The cost includes economy air travel and taxes depart from Sydney or Brisbane, transfers in Norfolk Island, pre conference activity, 7 nights twin share accommodation, and daily buffet breakfast. The 4 day conference package includes lunch on four days, 3 dinners, (including welcome and gala dinners) and two "happy hour" events. There are a limited number of single rooms which are subject to availability, otherwise a single supplement is required. A post tour extension is available in conjunction with the Workshop.

For your registration to be accepted please complete the attached registration forms and return them along with your security deposit of \$2,000.00 per participant for the workshop. Please note that any cancellations (after May 1st) will incur a \$500.00 fee per adult, plus any applicable cancellation charges for services already booked and not refundable.

After your registration and deposit has been received, you will be contacted by the PMC travel agent Sharyn Bojczenko, who will liaise with you and confirm your travel arrangements and individual cost.

You will be invoiced by Property Club Head Office for all payments. Please pay your invoice promptly to avoid any unnecessary cost increases.

Read and complete your details and fax or email scan your registration form (2 pages);

To: Wendy Priestly
pmcadvisory.committee@propertyclub.com.au
0439 973 136

Regards,
Wendy Priestly
PMC President
Property Club

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Workshop Program

The workshop will be run over 5 days. There will be a pre workshop activity day on Sunday to start the team building, followed by 4 workshop sessions per day for Monday, Tuesday, Wednesday (reflection day), Thursday and concludes on Friday.

The workshop daily session will run for 4 X 45 mins with a 30 minute break between sessions. Lunch break will be approximately 1 to 1.5 hours. Each day there will be a 1 hour Private Study session with time to complete any post workshop activities related to your own properties.

The 2016 Workshop Program is fully revised and will focus on the;

Efficient Management of your Property Portfolio

Workshop Program

The program will be conducted over 4 course days, with a pre-workshop activity.

The Areas of coverage will be:

- Planning Your Property Portfolio
- Financing Your Property Portfolio
- Managing Your Property Portfolio
- Understanding Legislation for Your Property Portfolio
- Accessing Equity in Your Property Portfolio

The Workshop Program will also cover the PC Tools:

- **FIDO** – Tracking Capital Accumulation
- **Snapshot** – Current and Projected Property Ownership Costs
- **Property Management Program** – Data for Tax Returns made easy
- **Property Performance Tracker Program** – Past Growth of Capital and Cost verses historical values

Paradise Hotel and Resort



Testimonials from 2015 Participants

We highly recommend PMC members to attend this workshop to acquire the necessary skills and knowledge to effectively monitor and manage their property portfolios for now and also preparing for retirement. You will be given well validated PMC tools to assist you with this which will be explained by highly skilled presenters. You should also consider coming to more than one workshop in the near future so you can consolidate your knowledge and skills to ensure that you stay on track and that you can retire when you wish to without any financial hardships. This is a must do workshop to attend.

Rob & Mary Van Den Dolder

We have greatly increased our knowledge about the finer details about managing our property business. We have thoroughly enjoyed the interaction with other PMC Members discussing property topics. We have gained a much more in depth understanding of managing our properties, finances, estate planning and most importantly strategies for planning towards our retirement. Terrific access to the knowledge of Kevin, Wendy, Phil and Carol!!! Would highly recommend to those wanting more detailed understanding. Fantastic workshop!!! Thank you.

Phil & Frances Pavey

After years investing in property there is still things to learn in a changing world. I would recommend any property investor to witness for themselves one of these workshops and would know they would learn. After all one has only need to learn one thing that could make or save thousands of \$\$\$'s

Jan White

This is my second international workshop and it is amazing how much I have learnt. The opportunities to network with like minded property investors is great and can't put a price on making new friends. The workshop inspires me to do things much more efficiently than what I am currently doing.

Yvonne Falckh

Standing at my mother's window we watched this sports car pass by and she quite scathingly said "He may have a fancy car and house but it's all borrowed money" It got me thinking - How can he enjoy such luxuries and will his world come tumbling down around him? This work shop has shown me that borrowed money is not a dirty word, it is smart investing. With the knowledge that I have gained I know I can prepare my finances so that I can enjoy the luxuries and I can still leave my children with a great asset and the knowledge to help them move forward.

Wendy Willey



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Past PMC International Workshops

2015 Queenstown, NZ, Group Photo



2014 Cambodia Workshop Activities



2013 Penang Pre-workshop Activities



2012 Phuket Pre-workshop Activities



2011 Fiji Welcome Drinks



2011 Fiji Group Photo



2010 Vanuatu Group Photo



2009 Vietnam Hoi An Local Shopping



Workshop Package Inclusions

- ⇒ All inclusive economy class airfare/taxes (From Sydney or Brisbane)
- ⇒ Return airport group transfers.
- ⇒ 7 nights' accommodation at Paradise Hotel and Resort in standard room (twin share)
- ⇒ Daily buffet breakfast.
- ⇒ 3 private group dinners.
- ⇒ 2 "happy hour" evening meals
- ⇒ Pre activity Workshop Team building session.
- ⇒ Workshop package. (Includes morning and afternoon tea and lunch on workshop days)

Workshop accommodation and airfares as above (PMC member)	\$ 2,790.00 per person
Workshop accommodation and airfares as above (non PMC member)	\$ 3,100.00 per person

Workshop tuition fees	\$ 990.00 per person
Workshop tuition fees - non PMC Member	\$ 1,800.00 per person

TOTAL Package Cost for PMC member	\$ 3,780.00 per person
TOTAL Package Cost for non PMC member	\$ 4,900.00 per person

Early bird airfares savings can be available - so early commitment can make good savings

Deposit Required: \$2,000 per person traveling

Note:

- ⇒ Single supplements are available upon request and subject to availability.
- ⇒ Flight connections are available from all other cities and are subject to availability + additional cost.
- ⇒ No alternatives to the Package Cost can be made due to pricing arrangements.

Workshop Package Does Not Include

- ⇒ Travel Insurance
- ⇒ Meals not specified in the itinerary
- ⇒ Optional sightseeing
- ⇒ Personal items such as laundry, liquor, telephone etc.

Standard Room



Room Options:

- ⇒ Opportunity for singles to share
- ⇒ Different room types available.
- ⇒ Cost upon application.

Post Extensions to Workshop

Arrangements can be made to extend the tour to suit individual needs if required. Further details can be obtained from Sharyn Bojczenko, Property Club Travel Agent at Property Club Travel.

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Activity and Meals Program

Date Activity	Activity	Start Time	End Time	Dinner Arrangements
Saturday 24th September	Arrival at Norfolk Island	Depart Home City		Group Dinner
Sunday 25th September	Pre Conference Activity	9:00 am	Noon	Lunch
Monday 26th September	Introduction and Workshop	9:00 am	4:30 pm	Welcome Private Group Dinner
Tuesday 27th September	Workshop	9:00 am	4:30 pm	Happy Hour with Finger Food
Wednesday 28th September	Reflection Day	N/A	N/A	Own Arrangements
Thursday 29th September	Workshop	9:00 am	4:30 pm	Happy Hour with Finger Food
Friday 30th September	Workshop and Conclusion	9:00 am	4:30 pm	Private Group Gala Dinner
Saturday 1st October	At Leisure Fly Home	Depart from Norfolk Island		



Information - Paradise Hotel and Resort, Norfolk Island

LOCATION

Norfolk Island, a tiny Australian island in the South Pacific Ocean with a population of 2210, is defined by pine trees and jagged cliffs. Sandy beaches include Emily Bay, with reef-protected waters. Norfolk Island National Park offers views over palm forests from Mt. Pitt. In the capital Kingston, the Norfolk Island Museum traces the island's colourful past. The Kingston and Arthur's Vale Historic Area has a ruined British penal colony.

Paradise Hotel and Resort is very picturesque, nestled in 11 acres of beautiful landscaped gardens. The hotel is very comfortable with wonderful staff only too happy to help guests. The restaurant is excellent and the bar overlooking a lovely tropical garden area. Guest rooms are large and close to the main building.

RECREATION FACILITIES

⇒ Swimming pool

GUESTROOM FEATURES

- | | |
|---|--|
| ⇒ Room service | ⇒ Iron and iron board |
| ⇒ Television | ⇒ Safety deposit box in rooms |
| ⇒ Mini-bar and coffee / tea-making facilities | ⇒ Guest laundry |
| ⇒ Writing desk | ⇒ BBQ facilities |
| ⇒ Telephone | ⇒ Café/Coffee Shop |
| ⇒ Hair Dryer | ⇒ Regular shuttle bus to Burnt Pine shopping area (5mins by car) |
| ⇒ Fans in rooms (no air conditioners) | |

OTHER SERVICES AND FACILITIES

- ⇒ Babysitting and child-care (book 24 hours in advance) / baby amenities
- ⇒ Meeting and Convention (MICE) facilities
- ⇒ Parking facilities
- ⇒ Travel and tour desk

MOBILE PHONE COVERAGE

Norfolk Island has a mobile 2G GSM network. This unfortunately does not support Global Roaming for Australian mobile phone users.

So if you require a mobile phone connection then you can buy a pre-paid sim card (approx. \$25.00) on the island and install into an 'Unlocked' phone. (Your phone MUST be unlocked.) With Norfolk Prepaid, you don't get a monthly bill, no long-term contracts and no monthly commitments to worry about. Prepaid simply means that you pay for your credit up front and you can recharge whenever it suits you.

There are public telephones throughout the island and they accept coins (prefers 10, 20, 50 cent coins), or a locally issued public phone card which can be bought from various outlets on the island.

INTERNET ACCESS

Internet access is available at Paradise Resort and maybe purchased at reception for use in your room.

Booking conditions & Important Information

It is your responsibility to read this carefully, as payment of your deposit will constitute your agreement to all the terms and conditions set out below.

PRICE VARIATION

The fares are based on airfare / taxes and land tariffs as at February 1st 2016. The tariffs are subject to change due to airfare and regulations in force on the day of travel, currency fluctuations and factors beyond our control. Property Club Travel / Pan Australian Travel will not be responsible for increases and reserve the right to increase price and amend the itinerary accordingly.

HOW TO BOOK

Complete the registration form, including your details for the deposit of \$2,000.00 per person and return to:

Wendy Priestly

pmcadvisory.committee@propertyclub.com.au

- The balance of the tour cost is due and payable by 20th June -

TRAVEL DOCUMENTATION

All visitors require a passport or an official Australian Document of Identity (not just an ID) that is valid for a period longer than their period of intended stay on Norfolk Island, an onward/return airline ticket out of Norfolk Island and proof of suitable accommodation on island. Passports not issued by Australia or New Zealand must be valid for a period of at least one month beyond the period of intended stay on Norfolk Island.

VISA - Norfolk Island

No visa is required for Australian passport holders.

TRAVEL INSURANCE

Full comprehensive travel insurance is available with a discount to PMC members. Please advise Sharyn for details.

BAGGAGE

Baggage allowance is limited to one (1) suitcase per person with a maximum weight of **23 KILOGRAMS PER PERSON**

OPTIONAL ARRANGEMENTS

Arrangements can be made to extend the tour to suit individual needs if required. Further details can be obtained from Sharyn Bojczenko, Property Club Travel Agent at Property Club Travel.

sharyn.bojczenko@bigpond.com Phone: 0407 551 567

CANCELLATION

If you cancel your booking, a **cancellation fee of \$500.00 per person** will apply plus any other fees from bookings made on your behalf. After travel has commenced, no refunds may be made on airline tickets or land arrangements. Our recommended insurance policy includes against cancellation due to unforeseen circumstances.

Property Club Travel

Sharyn Bojczenko
Travel Consultant and Tour Director
for:
PROPERTY CLUB TRAVEL

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MOB: 0407 551 567

sharyn.bojczenko@bigpond.com

"Never leave home without your travel agent."

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Benefits of Club Travel for PMC Members

Hello PMC Members and Friends,

Through Property Club Travel, PMC members can share travel with like-minded friends as there are no strangers, with everyone travelling as one family.

Travellers have the confidence, security, safety of travelling in a group and with an experienced tour director to look after everyone's needs throughout the tour.

Property Club Travel is able to pass on great discounted rates, protect bookings and tailor make every tour to the group's requirement.

PMC members can have the confidence that their tour is being organised by an extremely well-travelled and experienced tour director.

PMC members are all invited to experience first hand, the relaxed and friendly groups tours.

Dare to Dream.

[Register here on](#)
Memberlink

An application form will be emailed out once you register in Memberlink

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