



Showing the Blueberry Apartments on the left of the photo and the motel overlooking Council parkland. The motel and apartments are available allowing people to experience what is like work and live in a motel for a day.

There are so many factors to consider when operating a motel business. We offer the opportunity to personally experience the operation of a motel before becoming committed to the purchase. This program allows you and your family to assess the life style of operating and experience a motel environment.



Areas within a motel to assess are:

Laundry: Assess to launder your linen or have it professionally laundered.

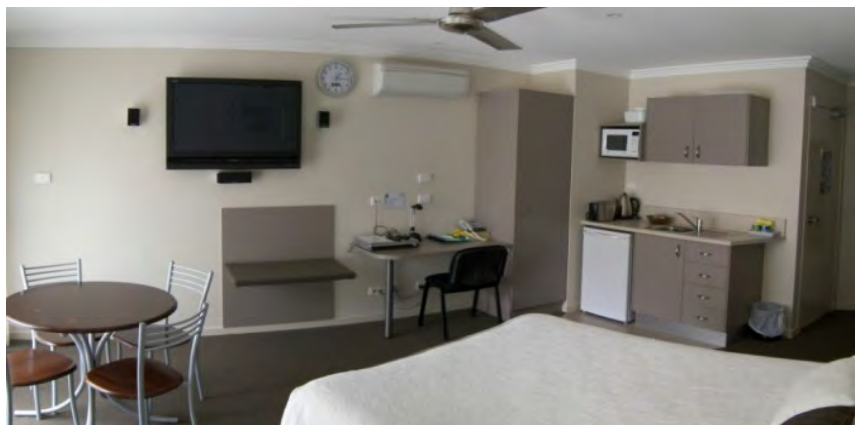
Front & Back Computerised Office Systems: It is essential to have systems that are quick and easy to operate with minimum on-going costs.

Kitchen: Professional breakfast preparation and evening meals will have to be done to attract corporate clientele which requires careful evaluation.

Cleaning Systems: Effective cleaning systems minimising chemical usage and labour can be demonstrated in action.

Motel Chain or not: Operate on your own or through a motel chain. Aston Hill has operated under the Quality Inn, franchise within Choice Hotels and is currently a Golden Chain member.

Cost: The cost for an open day is \$297.00 inc. GST plus accommodation set at the Priority Corporate Rate which includes one continental breakfast in a Prestige room. A detailed itinerary is available on request.





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Experience a day in Aston Hill Motor Lodge

Agenda:

The program is designed for two people, requiring you to spend at least one night in the motel.

One Night Stay:

Arrive before 3.00pm to witness the check-in procedures and evening duties.

Leave after lunch the next day after witnessing the morning's operations

Two Night Stay:

This gives you the opportunity to assess the atmosphere that has been created for guests staying at the motel plus more time to appreciate the repetitive daily duties that must be done.

The following is a general overview of the activities of a typical motel day.

6.45am	Witness the set-up of the breakfast room which opens at 7.00am and the preparation of cooked breakfasts.
7.00am	Understand the day-end roll-over required to commence the day's transactions
7.30am	Attend your breakfast in the Breakfast Room
8.00am	Meet the Housekeepers and <ul style="list-style-type: none">• Witness how the rooms are stripped and the linen taken to the commercial laundry in preparation for washing and drying.• Observe the procedures in how a bathroom and bedroom are cleaned.• The laundry system will also be shown and explained
8.30am	Visit reception and see how the Guest checkout procedure works using computerised front office systems with associated Microsoft programs.
9.30am	Visit the laundry again to check how the laundering process is going.
10.00am	Discuss the kitchen systems and the importance of cleaning up after preparation of breakfasts.
10.30am	Morning Tea – [A chance to discuss your impressions with Russ Dodson]
11.00am	Witness the close-off of the checkout procedure
11.30am	Check the grounds to make sure that all is in place and it is neat & tidy.
12.00noon	Complete a daily system check of key infrastructure in operation around the motel
12.15	Visit rooms to establish with the Housekeepers that all cleaning is completed
12.30pm	Break for lunch.
1.30pm	Entering of all transactions for that morning into the relevant computer programs such as milk used, linen delivered, mini-bar stock also top up mini-bar stock in all rooms.
2.00pm	Management check that all rooms and grounds are presentable and cleaned to standard.
2.30pm	Check motel stock levels and place orders if necessary.
3.00pm	Afternoon Tea
3.30pm	Witness the check in procedure to see how a room is sold to a "walk in" or telephone enquiry.
4.00pm	Commence checking in guests

There will be many interruptions in our staff's duties from guests arranging their bookings by telephone or email, emails must be checked regularly for bookings. During the week many company representatives call offering goods.

Back office accounting system will be shown and discussions all the other duties that fit into a weekly cycle.

An important area to assess is the on-line booking system which is now accounting for over 70% of the motel's revenue.

The Cost:

You will be charged our Priority Corporate Guest tariff which includes one continental breakfast. [\$120/Night]

Depending on your demands a flat cost of \$297.00 for a one day observance.

If you require a more detailed presentation there will be further costs which can be structured to meet your demands.

The sessions are limited to a maximum of two couples for the viewing day.

Due to Insurance and current Work Health & Safety obligations this experience is witnessing only without actual involvement of duties.