

INTRODUCING THE HANGAR AND BUS TERMINAL

Introducing StarCity Fresh Market “The Hangar” and the transport terminal! The project was inceptioned during the design development of City Loft. The Management team of Yoma Land has always been favorable to the idea of having a public transport terminal somewhere within the estate and after rigorous surveys and feasibility study, it was decided that this new amenity should proceed. During the study of the Master Plan of StarCity and its required amenities and facilities to create a vibrant well contained estate, the study also found that we needed a fresh market and a striving food court.

The Designers of Yoma Land went back to their drawing boards and the Investment analysts took out their abacus (probably their fancy excels sheets) and the idea was materialized into a physical plan.

TED management is proud to announce that our community will be boosting a thriving Fresh Market & Food Court alongside a bustling Transport Terminal. The Hangar is the name we have given to the Fresh Market, the physical structure itself is an actual Hangar, although the interior will feel or look nothing like a storage unit for aircrafts. The Hangar will accommodate stalls that will sell fresh meat, fish and local produces. There will also be dry food stores and kitchen necessities. On the rest of the Hangar, there will be mini food court with a range of local breakfast varieties, for the time you need a bite between choosing the best 3layer’s pork and a fresh seabass. The new Transport Terminal will have buses routing into the Yangon City Centre and



down east towards Thilawa. The addition of a transport amenity within the estate will not only increase the livability of the Estate but also will raise the property prices within the estate. The Project Team is working tirelessly to deliver The Hangar to the community by the end of 2020. Bus Terminal will soon follow. Stay Tune! Stay Excited!

#StarCityOurHome



LIVING WITH
NEW NORMAL



**OUR INEVITABLE
REALITY**

With the tremendous numbers of local spread within the country, it is now apparent to us that we must accept & accustom to Living with the 'New Normal', which has become our Inevitable Reality.

As I'm writing this article today, it came to my attention how much our lives have changed to accommodate this new rather strange lifestyle. We human are community centric by nature and we like to have the physical proximity and face to face interactions, these are the activities that makes us feel alive and human. With all those taken away from us we wonder how are we to continue living positively.

The language of a 'New Normal' is being deployed almost as a way to quell any uncertainty ushered in by the coronavirus. The 'New normal' suggest a change and a new adaptation, and we human are

averse to changes and disruptions.

Thinking of this from a helicopter view, opens our eyes to the fact that pandemics are ordinary, we as human have faced many pandemics historically and we have survived. We have grown stronger and smarter in dealing with unforeseen emergencies before and we will undoubtedly get through this stronger and smarter. Yes, there are public health challenges but there are ways it can be managed.

The 'New Normal' must not be the lens through which we examine our changed world.

We must continue to live positively, we must accommodate ourselves to get accustomed to the physical distancing, mandatory mask wearing, personal hygiene, eating well and living well. Because unfortunately,

Covid -19 is here to stay, until a vaccine is found, which could take months or even years. Without a doubt, we have to live with the constant scares and occasional disturbance into our routines as we find the spread getting closer to us, some of us have families that have contracted the virus and some of us live in near vicinity to an outbreak cluster. These are situation that we will be facing and our question should be, should we let that affect our personal lives, professional lives or even our dreams and goals?

In our 'New Normal', we must humbly accept the fact Covid - 19 will stay for a while and we must not let this deter us from going forward with our professional or personal lives.

Whilst Covid -19 is present in our community, we must remain vigilant in practicing social distancing, wearing masks, sanitizing

and washing hands as often as possible. If we stop following the key protective measures, Covid -19 will come rushing back in bigger, stronger waves.

We have already made sacrifices over the past few months to keep our communities safe. Now, it is important that we follow our National Health Authority advices and take part in the prevention.

- Wash your hands frequently
- Cover cough and sneezes
- Avoid touching your face
- Avoid crowded places and practice social distancing
- Isolate yourself from others if you are feeling unwell and seek care.

Please remember where ever you are, you can help prevent the virus from spreading, caring for your community starts from you. This is our 'New Normal' which is nothi ng new and nothing normal, we have gone through many pandemics before, staying vigilant is our key to get through this virus. As the pandemic rages on it gives us a chance to reimagine the world by tracing history, not forgetting it.

Singing off by reminding everyone to Stay Positive, Stay Safe.

CREDIT:

<https://www.weforum.org/agenda/2020/06/theres-nothing-new-about-this-new-normal-heres-why/>

<https://www.who.int/westernpacific/emergencies/covid-19/information/covid-19-new-normal>



JETTY PROGRESS

“Since the groundbreaking ceremony in June, the progress on the Jetty has been steady and positive, but not without monsoon season challenges! Jetty construction is naturally challenging due to the structures most commonly being built into a body of moving water. In this case, the Bago River can fluctuate up to 2 metres in height between low and high tides with currents flowing at around 6-7 knots, which made the initial stages of construction even more demanding.

To date, the progress on the Jetty is on schedule. A team of close to 60 engineers and labourers keep this project running daily, with the ambition of seeing the jetty operational before Thingyan 2021 when a new ferry service will connect Star City to downtown Yangon. We will continue to keep the residents updated on the construction of the jetty and will soon begin communication around the routes and ticketing.”

PROPERTIES OF THE MONTH

CITY LOFT UNITS ON SALE

City Loft is a modern urban housing project that aims to address the starter home needs of young and aspiring Yangonites. The site is a development of 11 towers which sits on a 14 Acres of Land.

The addition of City Loft apartments will bring vibrancy to the Star City community. With commercial strip at the forefront of this development, Star City Residents will get to enjoy new amenities such as the Wet Market, a Public Transport hub and a Super Market. The Units types for sales in City Loft starts from an Entry Studio apartment to a family type 3 Bed apartment with prices ranging from 500 Lakhs to 1600 Lakhs.

With an attractive referral fee of 1% for all Star City existing residents, there couldn't be a better reason to encourage your friends to come and be your neighbor in this beautiful estate.

STUDIO UNIT (ST)




312 SQ.FT

Starting From 500 Lakh

1 BEDROOM UNIT (T1)




484 SQ.FT

Starting From 800 Lakh

2 BEDROOM UNIT (T2)




710 SQ.FT

Starting From 1200 Lakh

3 BEDROOM UNIT A (T3A)




850 SQ.FT

Starting From 1600 Lakh

Contact us now at
09 777 223355- 77

cityloftsales@yomaland.com



PROPERTIES OF THE MONTH

UNIT NUMBER: A5-720 FOR LEASE

Looking for an apartment at a safe residential campus with protected layers of security? Fully furnished apartments with windy and nice-looking views are ready for you at reasonable rent inclusive of Estate Management Fee and Commercial Tax. You could find a warm community spirit with multicultural diverse society in StarCity.

3 bedrooms (Duplex) apartments with the size of 1,185 sq.ft are on promotion now!

Get **10% discount** if you book for 3 months and above lease terms – valid till 31st October 2020.

Rates and Inclusions

- Rent Starting from \$ 1,600 to \$ 2,300 per month
- 3 bedroom (duplex)
- Internet
- TV Channels (Sky Net)
- Dedicated 24 hours security team
- Housekeeping Service
- Unlimited access to A5 private pool
- Unlimited access to Star Residence Gymnasium
- Special discounted rates on Green Fees at Star City Links Golf Course



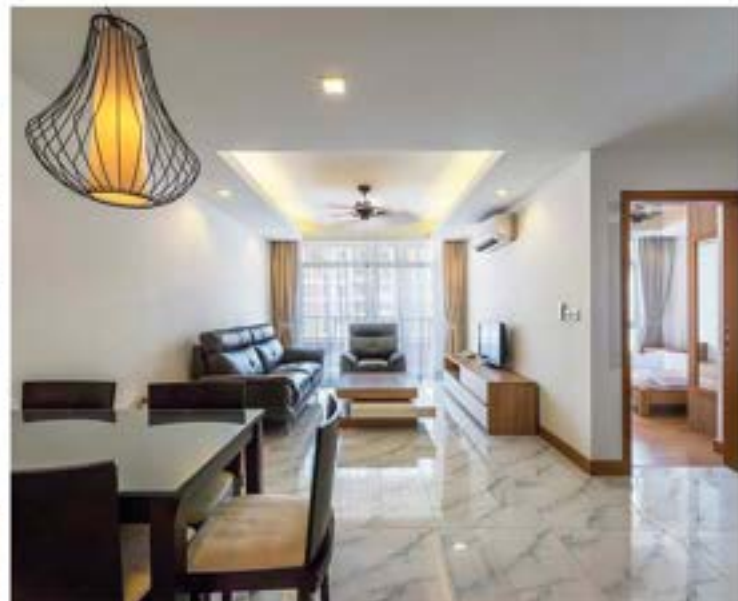
Whether you are a busy professional, returning expat, or a newly married couple, looking for a place to stay in Yangon, you will find exactly what you need within our extensive home inventory. Our leasing consultants are ready to assist you in finding a home that suits your individual needs.

Enquiry

Email: starcityrentals@yomaland.com

Phone Number: 09 765 444 612

09 765 444 539



STARCITY COMMERCIAL OFFERS

Takeaway & Delivery Set Menu



DUO Recommended for 2-3 persons

- Silver Set MMK 25,000
- Gold Set MMK 39,000

FLOCK Recommended for 4-5 persons

- Silver Set MMK 75,000
- Gold Set MMK 99,000

Takeaway Available
From 11 AM To 8 PM

Delivery Available
Order By : Every Saturday 12 PM
Delivery By : Every Sunday 11 AM

Sliced Lamb Packages

- Mongolian Lamb (Sliced) MMK 9,000 200g
- Mongolian Lamb (Thick-Cut) MMK 9,000 200g
- Mongolian Lamb Block MMK 51,000 2.5kg

Call us to order - 09 443 399 701 / 09 443 399 702

Little Sheep Myanmar | [littlesheepmyanmar](https://www.littlesheepmyanmar.com)

DULWICH COLLEGE | YANGON | [STAR CITY CAMPUS]



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To find out more about Dulwich College Yangon please call 09 409607479 / 09 966423015 or email admissions@dulwich-yangon.com.mm, or visit yangon.dulwich.org

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- Alternatively, just access the registration form via the QR code here
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Delivery

- Orders made before 6 pm will be delivered the following day before 1 pm
- Orders made after 6 pm will be delivered the following day before 7 pm

Payment on delivery

- MPU card
- Wave Money
- Credit card
- KBZ Pay
- Cash

For inquiry

METRO's Customer Care Center
Hotline numbers
09 977203020 | 09 969992332



F & B OUTLETS FOOD DELIVERY SERVICES



| | | |
|--|--|--|
|  Gloria Jean's Coffee 09 403 533 952 (8:00 AM - 8:00 PM) |  Feel Delight Restaurant 09 401 728 278 (7:00 AM - 9:00 PM) |  At The 10th Restaurant & Bar 09 977 233 690 (7:00 AM - 9:00 PM) |
|  Corriander Leaf Indian Restaurant 09 969 684 518 (11:00 AM - 10:30 PM) |  Ren Hot Pot Japanese Restaurant Myanmar, English - 09 261 957 771 Japanese - 09 700 142 723 (11:00 AM - 10:00 PM) |  Homeslice Myanmar 09 977 233 690 (10:00 AM to 9:00 PM) |
|  Stars Tea House Chinese Restaurant 09 429 118 458 (9:00 AM to 9:00 PM) |  YKKO Star City 09-977 118 776/777 (10:00 AM to 8:00 PM) |  Palm Wine Bar and Restaurant 09-259 883 865 (11:00 AM to 10:00 PM) |

**** STAR CITY RESIDENTS ONLY ****



STAY AT HOME
Stay safe. Save lives.





**SPORT'S DAY
PROMOTION**



**30%
DISCOUNT**

MONDAY, TUESDAY &
THURSDAY

Valid from 1st August to 31st October 2020
Excluding public holidays | Discount applies to the green fee only

Star City Links Golf Course & Driving Range, Kyak Khauk Pagoda Road, Thantlwin Township
Phone: 09-23150 Ext: 1241 Mobile: 09-42395 1101 Email: starcitylinksinfo@ymmsd.com



**BE OUR MEMBER,
ENJOY UNLIMITED OFFER**



SAVE UP TO

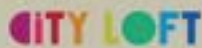
\$4160
FOR WEEKDAYS

\$6550
FOR WEEKENDS PER YEAR

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EXPERIENCE FOR 1 YEAR**

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&
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Exclusively for Star City & City Loft Residents

*Terms & Conditions Apply



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STARCITY COMMUNITY ANNOUNCEMENT



COVID-19 Preventive Measures Available Facilities & Services

| Areas | Facilities and Services | Preventive Measures* |
|----------------------------------|--|---|
| Estate Facilities & Amenities | All Stars Gym | Open with Limited Quantity per entry |
| | AS Pool | Open with Limited Quantity per entry |
| | Community Centre | Open with Limited Quantity per entry |
| | Community Pool | Open with Limited Quantity per entry |
| | Outdoor Playground | Open with Limited Quantity per entry |
| | AS Gym | Open with Limited Quantity per entry |
| | All Stars Kids Zone | Open with Limited Quantity per entry |
| | Golf Course / Galaxy Soccer Field / River Park | OPEN |
| Estate Management | Project Works | Reduced workforce |
| | Housekeeping Services | Available with reduced frequency |
| | Repairs and Maintenance | Available only for emergency/urgent repairs |
| | Residents Entry & Exits | Subjected to Temperature and Access Card Check |
| | Securities Services | OPEN |
| | Waste Management Services | OPEN |
| | Water Treatment Services | OPEN |
| | Taxis & Bike Taxis | OPEN |
| | Visitor / Public Entry and Exits | Subjected to Temperature and Exchange Visitor Pass |
| | Events and Community Gatherings | Suspended |
| | Fit Out works | Suspended |
| | Shuttle Bus Service | Suspended |
| | New Tenants / New Move-ins | Open but subjected to travel and health declaration |
| | Drivers and Day Maids | Subjected to Temperature and Access Card Check |
| Staff Quarters | Restricted movement and Travel Restriction | |
| Retail & Offices | Estate Management Office | Reduced workforce |
| | Sales Gallery & Leasing Office | Reduced workforce |
| | Other Offices | Reduced workforce |
| | Retail Outlets & F&B | OPEN Take out and Delivery only |
| | Fun Hiking Clinic | Open and Doctor On Call Available |
| | Yama Bank | OPEN |
| | City Mart | OPEN |

*The preventive Measures will be activated from 14th September, 2020.

Star City Leasing Team would like to wish you a very happy birthday and our warmest wishes for a wonderful year of good health, happiness and success.

Happy Birthday
To
September Born

Mr Yuasa Hiroyasu

Ms Fang Liping

Mr Chetra Mornng



STARRESIDENCE



EMERGENCY HOTLINE
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MEET OUR MANAGEMENT

Ko Aung Kyaw Htay has been with StarCity since 2014. Before he joined StarCity, he was as Maintenance technician in Chocolate Factory in Malaysia. After gathering oversea experience and gaining knowledge, he came back to Myanmar.

Bringing onboard his vast experience, he works as the Assistant Manager of Repair & Maintenance Department in StarCity where his main responsibilities are to manage the repair & maintenance of buildings and its services. Mainly responsible for all the review and inspection to Sales Gallery, Offices, Residential units, and Commercial outlets. Under his management he has successfully turned the department into a revenue generating business by offering repair & maintenance service to all the buildings within StarCity. StarCity can boost its quality even after 12 years of operation, thanks to the hardworks of the Repair and Maintenance team.

TED management appreciate his dedicated service and his efforts in turning StarCity into a well maintained estate. So if you happen to see him out and about, please do give him a shout-out, he sure will appreciate that.

#TEDSpirit #TEDCulture



COMMUNITY CLEAN UP DAY



The annual clean up event was hosted by Star City Management at Community Sports Field from 3 pm to 5 pm. We provided face masks, plastic gloves, and garbage bags and has taken body temperature check at the registration counter and also set up Hand Washing Basin Station and place extra Face Masks and Hand Sanitizers to stay safe to the volunteers.

We have strongly encouraged everyone to practice physical social distancing. Our volunteers took part in clean-ups the StarCity wide as per the respective area.

After the event, Royal D Electrolyte Drinks has provided and Ms. Po Po Min, Sustainability from our Yoma Group has shared knowledge about the topic of "Environment and Waste" which was very interesting and get to know. Community clean-up means more than beautification of the environment to us. We are committed to bettering the environment for Star City communities in which we operate.

<https://www.starcityyangon.com/newsletter/>



COVID-19 PREVENTIVE MEASURES AND PREPARATIONS BY STAR CITY MANAGEMENT



Disinfection in common areas by
Thanlyin Fire Department”



Disinfection in common areas by
Thanlyin Fire Department”

#StarCityOurHome



Temperature Check & Estate Passes Check



Regularly Disinfect in Common Public Areas



Regularly Disinfect in Commonly Touched Surfaces



Cold Storage Room



Fever Room



Purified Drinking Water Stock Up

STARCITY 

Fresh Market is going Online



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 Residents Only

09 765 444 691
communication@yomaland.com



Star City Sales Gallery
Kyaik Khauk Pagoda Road,
Thanlyin Township,
Yangon, Myanmar.



cityloftsales@yomaland.com
starcitysales@yomaland.com
customer-care@yomaland.com



09 777 223355- 77
09 750 229 503
Tel : 056 23150 - 3,
Extension- 1112/1119



KEY CONTACTS

▶ ESTATE MANAGEMENT OFFICE

Mobile: 09 765 444 536 (Zone A, B)
Mobile: 09 765 444 637 (Galaxy)
Mobile: 09 765 444 683 (City Loft)
Email: em-galaxy@yomaland.com
Email: em-cityloft@yomaland.com

▶ RENTAL & COMMERCIAL LEASING OFFICE

Mobile: 09 765 444 612
Mobile: 09 765 444 539
Email: starcityrentals@yomaland.com

▶ STAR CITY LINKS GOLF COURSE & DRIVING RANGE

Phone: 056-23150 Ext: 1241
Mobile: 09 42385 1101
Email: starcitylinksinfo@yomaland.com

▶ SECURITY HELP DESK

Hotline: 09 699 872 699
Email: security@yomaland.com

▶ A5 MANAGEMENT OFFICE

Phone: 056-23150 Ext: 1198, 1199
Email: a5-management@yomaland.com

▶ COMMUNITY POOL

Phone: 056-23150 Ext: 1260
Email: recreation@yomaland.com

▶ ALL STARS FITNESS

Phone: 056-23150 Ext: 1194
Email: recreation@yomaland.com

▶ ALL STARS KIDS

Phone: 056-23150 Ext: 1220
Email: recreation@yomaland.com

▶ ALL STARS POOL (A5)

Phone: 056-23150 Ext: 1225
Email: recreation@yomaland.com

▶ PUN HLAING CLINIC

Phone: 056-23150 ext 1270, 1271
Mobile: 09 4495 23534
Email: htetaunghlaing@phsh.com.mm

▶ HOUSE KEEPING DEPARTMENT

Phone: 056-23150 Ext: 1227, 1124
Email: embousekeeping@yomaland.com

▶ RESALE OFFICE

Phone: 056-23150 ext: 1118, 1151
Mobile: 09-420018869, 09-409796759
Email: kyiki.hlaing@yomaland.com