

# **NSW Law Changes Came into effect 11 December 2023**

If you live or work in strata or community title it's important that you are aware of the changes to the law as follows...

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## **Can you Ban Smoking without a By-law?**

Is it possible to stop residents in strata smoking in their lots or on common property without a specific no smoking by-law?

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## **Owners Corporation – NCAT Enforces By-laws**

Does an owners corporation have to enforce its by-laws? If an owners corporation ignores breaches of its by-laws, can NCAT enforce them?

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# **New Types of Building Defect Claims**

Retaining walls, neighbours and building defect claims under the new laws give way for a new type of building defect claim.

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## **Strata Records Not Protected by Privacy Laws**

NCAT has decided that strata records are not protected by privacy laws in this recent case.

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## **NCAT Gives Green Light to “User Pays” By-laws**

A recent decision confirms that owners corporation are able to make a by-law that introduces a “user pays” system for utilities costs...

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# **Supreme Court, NCAT and A Load of Rubbish**

Does this Decision Alter Rights over Areas of Common Property?

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## **New Rules for Abandoned Goods Check Your By-laws**

Get your by-laws checked – new rules for abandoned goods and vehicles on strata properties.

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## **A Cost Recoveries By-law is Essential in COVID-19 Times**

Times are tough owners don't want to incur extra costs – download the essential by-law factsheet here now!

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## **The Top 5 Most Useful Strata**

# By-laws and Factsheets

So what are the five most useful by-laws and why? Here we've come up with the following shortlist for you to download!