

# **Are Explanatory Notes Required?**

Do explanatory notes need to be included in the agenda of a general meeting of an owners corporation? The answer might surprise you.

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# **Were Statutory Warranties Breached?**

An apartment building in Rhodes, Sydney claimed damages against Walker Group Constructions, inferring they had breached statutory warranties.

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# **The Most Significant Strata Cases of 2017**

Adrian Mueller, partner, recently presented a paper about the most significant strata cases in NSW.

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# **Thank You Strata, Some Handy Links for 2017**

Thank you Strata for your support in 2016. As a wrap up here are some useful strata links from 2016...

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## **The New Rules for Appointing Lawyers**

There are new rules an owners corporation must follow before appointing a lawyer or taking legal action (legal services).

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## **What are the New Works By-Laws?**

Current NSW strata laws make it challenging for owners to carry out minor renovations but the new laws will recognise three kinds of renovations.

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# **Oh Dear! Registering By-laws Just Got Hard!**

LPI NSW now only accepts a consolidated version of all by-laws including any new by-laws lodged.

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## **New Rules on Strata Meetings and Voting**

Proxy voting will prevent individuals attempting to control owners' decisions by obtaining a majority of proxy votes under the new strata laws.

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## **New Strata Draft Regulations Released!**

Late last Friday the NSW Government released consultation drafts of the Strata Schemes Management and Development Regulations 2016.

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# **Pets, Parking and Smoking – New Strata By-laws**

By-laws allowing pets in units, managing illegal parking and curbing smoking have been overhauled.