



# ***The Nuances of Notices to Comply***

## **Your Webinar Workbook**



**17 March 2022**

## 1. Completing the Notice to Comply

Which section of the Strata Schemes Management Act 2015 (NSW) sets out the requirements for a Notice to Comply?

- (a) Section 232
- (b) Section 146
- (c) Section 106
- (d) Section 147

## 2. Serving the Notice to Comply

Which record of the Owners Corporation do you need to look at to ensure you are serving the Notice to Comply to the right address?

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## 3. Types of By-Laws

Name three types of by-laws that could be efficiently enforced via the issue of a Notice to Comply:

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_

#### 4. Affidavit of Service

Who makes an affidavit of service?

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Who witnesses the signing of an affidavit of service?

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#### 5. Filing the Penalty Application

Is mediation a mandatory prerequisite to a penalty application? \_\_\_\_\_ (Yes or No)

#### 6. Community Associations

What are some of the ways in which the notice to comply and penalty application process is different for community schemes?

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## 6. The Directions Hearing

What are just 3 things the Tribunal may order you to do at the first directions hearing?

1. \_\_\_\_\_

2. \_\_\_\_\_

3. \_\_\_\_\_

## 7. Crafting a WINNING Penalty Application

Here is a direct link to the case Amanda takes you through on the webinar:

[The Owners - Strata Plan No. 31293 v Lewensohn; Lewensohn v The Owners - Strata Plan No. 31293 \[2021\] NSWCATCD 121 \(1 December 2021\)](#)

## 8. " Begin with the End in Mind"

What does Amanda mean when she suggests you "begin with the end in mind?"

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