



## When it's urgent, who do you call and how? The Trustees' resolution to call a Special General Meeting on an urgent basis

Article by Matthew Kapp, Sectional Title Solutions

When determining the required notice period for a general meeting, the starting point should be to determine what business the Body Corporate seeks to conclude in the general meeting. Once the purpose of the meeting has been identified, the trustees must establish the required notice period through the guidance of the relevant sectional title legislation and corresponding Rules of the Body Corporate ...

[Click here to read more ...](#)



## Sectional Title Living – The Nuts and Bolts Course

**Are you an owner, trustee, or tenant? This course is for you ...**

NAMA Managing Agents, register your Trustees to attend this short course so that they can upskill themselves on Sectional Title Living and the importance of a well-managed scheme.

[Click HERE for more information and how to register ...](#)



## Nedbank's small-business support programmes aim to rebuild SA by building small businesses

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This has arguably been the most difficult 18 months to run a small business in South Africa. But if there's one thing that this country has in abundance, it is a dogged determination to rebuild, reposition and rise above challenges to achieve even greater success. Nedbank is equally determined to partner with the nation's entrepreneurs and is rolling out various initiatives to support and boost small businesses ...



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The warm weather has arrived! This is the best time to having a solar system for your Community Scheme. With longer days and more sunshine, installing a solar system in the spring equals

maximum energy and immediate savings. Sectional Title Solutions offers energy solutions to fit your Community Scheme's space and energy requirements ...



## Calculating the quorum at a Sectional Title AGM

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In order for sectional title schemes to run effectively, certain decisions need to be taken at legally compliant annual general meetings ("AGMs") by the body corporate. For example, the trustees need to be elected, the budget needs to be approved and the extent of the insurance cover needs to be determined. These are important decisions that will impact each owner financially. For this decision-making process to be inclusive and democratic, there are provisions in the legislation that require minimum representation by the members of the body corporate. In this article, I will be discussing the AGM quorum requirements for sectional title schemes ...



## SA Unrest – How can the Property Industry respond?

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The recent unrest in South Africa has taken a huge toll on many of us, with violence, damage to property and rioting has had an effect on the country and its population both physically and mentally.

With two "black swan" events in a short period of time, what does it mean for the retail real estate industry, and what can we do to rebuild and prepare for further unforeseeable events?



## The rains are coming ... but are you prepared?

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According to the Collins dictionary the saying "It's better to be safe than sorry", advises someone "to take action in order to avoid possible unpleasant consequences later, even if it seems unnecessary". As old-fashioned and over-used as this saying is, it still holds true today", says ZDFin CEO Michael Schaefer.

"Hopefully, at this stage, the AGM's for a significant portion of all community schemes are in the rear-view mirror and Maintenance Plans have been both done diligently and approved and already underway and in action. If not, the "unpleasant consequences" of the Collins description, may well be in store."



## Go with the water meter flow

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What is the purpose of a water meter? To measure the amount of water delivered to a household. A water meter's main function is to register the amount of water consumed by the customer so that an accurate bill can be charged ...



## Everything you need to manage your estate ...

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As a managing agent or a body corporate trustee, you are constantly wrestling with maintenance issues, high material costs, and the struggle to source specialised items ...



## POPI AND PAIA NON-COMPLIANCE IS ILLEGAL!

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The deadline for POPI compliance was 1 July 2021. The deadline for PAIA compliance for all HOA's and Bodies Corporate is **31 December 2021**.

To avoid your sectional title scheme or homeowners association incurring any statutory fines or penalties, get in touch with us today. We are able to provide your HOA/Body Corporate with a complete solution to become fully compliant with both the POPI and PAIA Act.

We also provide a full service offering to community schemes ranging from *inter alia* credit control, drafting/updating of conduct rules and Memorandums of Incorporation, CIPC document registrations, CSOS document registrations, legislative governance compliance, ley collections, etc.



## We are celebrating ...

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## Stats SA activities in your area ...

Statistics South Africa is a government department responsible for the collection of official statistics in South Africa. They operate according to the Statistics Act No 6 of 1999 (you can find the full text of the Act on the Stats SA website [www.statssa.gov.za](http://www.statssa.gov.za)). Attached is a small graphic on the Stats Act, which summarises some of the relevant sections, for example, access to households, guaranteed confidentiality of information, and so on.

Stats SA requires access to complexes and estates in order to complete their work.

The On the field presentation, which can be accessed by clicking on the link below, includes information on continuous surveys that Stats SA conducts throughout the year. For these surveys, they generally select about 30000 households nationally, which become the respondents for these surveys. Their samples change on a quarterly basis (except for the Quarterly Labour Force Survey, in which they track households over 4 quarters as this survey is used to calculate the official employment rate which needs to be tracked over time).

Stats SA is currently testing a Continuous Population Survey in Gauteng and the Eastern Cape, and their survey officers will be visiting sampled areas in all districts in Gauteng. (A brochure on this survey is linked below).

Their field staff can easily be identified through the Stats SA ID cards and Stats SA bibs. Should you wish to verify the authenticity of any Stats SA representative working on the CPS or any other survey or project you can do so through the fieldworker verification webpage on the Stats SA website, or by calling the Stats SA call centre on 012 310 8600.

Please click on the links below for more information ...

[The Stats Act \(Act No 6 of 1999\) and how it affects you as a respondent](#)

[Participate in the continuous population survey](#)

[Stats SA surveys on the field](#)

[Visit the Stats SA website](#)

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**Thank you to the following Corporate Members who played in the NAMA 4-ball at the recently held Midcity golf day. You did us proud!**





## NAMA Suggestion Box ...

Thank you to all our members who took the time to participate in our survey. Your honest feedback and suggestions were appreciated. A number of our members indicated that they would like the opportunity to provide topic suggestions for articles and webinars. We have therefore created a suggestion box.

Please click [HERE](#) to submit your suggestion. We would love to hear from you.

## Welcome to our New NAMA Members



## NAMA Corporate Members



SECTIONAL  
TITLE  
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Tel: 012 567 1556  
Email: [lizbe@nama.org.za](mailto:lizbe@nama.org.za)  
Website: [www.nama.org.za](http://www.nama.org.za)

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