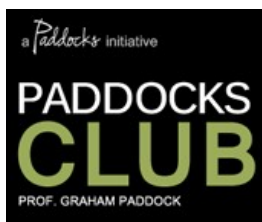


Paddocks

• PRESS •

Sectional Title News for Everyone

February 2011 (Volume 6, Issue 2)



Paddocks Club is now offering the **Navigator Membership**:

Monthly membership to the electronic cross-referencing product that allows members to find where a word or phrase is referenced in the Sectional Titles Act, the prescribed management and conduct rules and the *Sectional Title Survival Manual*.



Past students – Free March Navigator Membership

Paddocks is excited to let our past students know that they will receive a **month's free trial of the Navigator Membership for March**. Kate will contact past Paddocks students on 1 March with more details.

**UCT (Law@Work)
Sectional Title
Scheme
Management
course**

Gain a comprehensive knowledge of the legal, financial and administrative aspects



[click here](#)

Sectional Title Survival Manual



The price for the *Survival Manual* is now R295.

Well done to all those who got their orders in before the price increased!

Dear Paddocks Press Fan,



I now realise why we take a break at the end of each year - it is because we are running like crazy again by February! Ah well, not too long to go before Easter.

The launch of [Paddocks Club](#) has been a major event in my life. We have included an article on that service below. Have a look to see if either of the two offerings would suit you.

Our 2011 community scheme management courses are underway, with the **Home Owners' Association management course** starting recently.

In this edition of Paddocks Press:

- I introduce Paddocks Club
- Pierre Heistein analyses "The anatomy of a property bubble"
- Anton looks at scheme alterations in "Extensions - Make it legal!"
- I look at the unusual Stilus insurance product
- We answer readers' questions

Have a great March!

Kind regards,

Graham

P.S. The upcoming [UCT \(Law@Work\) Sectional Title Scheme Management course](#) starts on 20 June 2011.

Paddocks Club



A look at what is covered in the Club
By the newsletter team

Paddocks Club, which was launched in January, offers its members an opportunity to be part of an **exclusive mutually supportive learning community**. It provides resources as well as expert support and ongoing coaching, ensuring that members are kept up to date and can carry out their functions and offer their services competitively.

After almost a month of running the Club, we have realised that there is great value in the Navigator as a product on its own – where people can access searchable legislation and sectional title resources. With this in mind, **we now offer two types of memberships**: the Navigator and Community Memberships. (reading time: ± 2 min)

[Read the full article...](#)

The anatomy of a property bubble



Understanding demand and supply

UCT Applied Economics for Smart Decision Making course



SCHOOL OF ECONOMICS

Be empowered to **make better decisions** by understanding how an economy works and how it applies to the business environment.

Past Paddocks students receive a 10% discount on this course.

[Click here](#) for more information.

Become an internet super-user



The **new** Internet Super-User textbook is designed to bring internet novices up to speed with the online world.

Here is some more great news - **it is free!** Please visit www.InternetSuperUser.com for more information.

Socialise with us

Join our Facebook Page and follow us on Twitter for free regular sectional title information and education:



We would like to thank [Quirk](#) for the use of their newsletter template.

Meet the team



By Pierre Heistein

Property bubbles seem like strange things: if everyone wants to buy and build better property, why should this cause the prices and investments to crash? Using a simple demand and supply framework, we can explain one way that this can happen.

In this article, **Pierre explains the interaction between supply and demand** and provides readers with the possible reasons for a property market crash. (reading time: ± 3 min)

[Read the full article...](#)

Extensions – Make it legal!



Implications of illegal changes By Anton Kelly

The Sectional Titles Act and the prescribed rules provide relatively complicated processes for certain operations. Getting everything right depends on a fairly comprehensive knowledge of the Act and rules. In small schemes that don't employ a managing agent, it is the trustees who need to have that knowledge.

In this article, Anton looks at an example of **how illegal changes were made to a sectional title scheme because the correct procedures were not followed** and, as a result, how the owners concerned may suffer material loss. (reading time: ± 2 min)

[Read full article...](#)

Stilus' Santam Insurance



Cash-flow assurance as opposed to levy finance By Graham Paddock

The Stilus "Levy Underwriting Security" product, in which Santam is the insurer, undertakes to pay the amount of any unpaid levy; this is not a loan. The body corporate pays Stilus premiums and, when it claims and is paid the outstanding levies, gives Stilus the right to act in the body corporate's name – but for Stilus' account – against the defaulting owner to recover the capital, interest and costs.

In this article, Graham **explains Stilus in detail**, and addresses questions and issues with this product. (reading time: 1 min)

[Read full article...](#)

Q&A with the Professor



Monthly Q&A By Prof Graham Paddock

This month, we cover the following topics in our Q&A section:

- Petitions and controlling the managing agent
- Change of round robin vote (reading time: ± 1min)

[Read full article...](#)



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Upcoming training

Home Owners' Association Management course

Late registrations will be accepted until 12pm on Friday, 25 February
Learn all about the legal aspects of home owners' association (HOA) management.

[Click here](#) for further details on this course.

UCT (Law@Work) Sectional Title Scheme Management course

Registrations close: 10 June 2011

Be equipped to manage sectional title schemes according to the legal aspects of scheme management with this benchmark course.

[Click here](#) for further details on this course.