

**STBB's REFERENCE GUIDE TO THE SECTIONAL TITLES SCHEMES MANAGEMENT ACT
For Managing Agents, Trustees, Owners and Property Practitioners**

In this, the fifty-seventh set of notes for your STSMA Reference Guide, Prescribed Conduct Rule 5 is discussed.

	<u>ANNEXURE 2 - CONDUCT RULES – PRESCRIBED CONDUCT RULE 5 – APPEARANCE OF SECTIONS AND EXCLUSIVE USE AREAS</u>	<u>REFERENCES & SEARCH WORDS</u>
PCR5(1)	<p>Making changes to the external appearance of a section or exclusive use area:-</p> <p>An owner or occupier may not change the external appearance of his unit or exclusive use area without the trustees' written consent. Such consent is not necessary if the change is minor and does not detract from the appearance of the section or the common property.</p>	Trustees written consent for change to exterior, unless of minor nature
PCR5(2)	<p>PCR 5 gives specific instances where such written consent is required. PCR 5(2)(a) to (c) lists these as follows:</p> <ul style="list-style-type: none"> a) Where the owner/occupier wishes to erect washing lines on the common property (including on any exclusive use area); b) Where the owner or occupier wishes to hang washing, laundry or other items in a section or any exclusive use area allocated to it - but only if the articles are visible from another section or the common property, or from outside the scheme; or c) Where the owner seeks to display a sign, notice, billboard or advertisement if the article is visible from another section or the common property, or from outside the scheme. 	Instances where trustees' written consent required for change to exterior

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