Andrew Wong is a senior member of the Malaysian Bar. He was involved in the drafting of the Strata Management Act 2013 (Act 757) and is currently involved in the proposed amendments to Act 757.

Since January 2013, he had conducted many seminars, workshops and briefings to both the public and private sectors on Act 757 and the Strata Titles Act 1985 (Act 318).

The speaker will highlight and discuss the many current issues and problems faced by developers, purchasers, management bodies, property managers and the COB in the implementation of provisions of Act 757, including:

1. Payment of Charges and contribution to the sinking fund by the developer for unsold parcels in a provisional block and developer’s voting rights in respect of such unsold parcels;

2. Developer handing over to the JMB/MC with liabilities;

3. Determining different rates of Charges for parcels with significantly different usage;

4. Appointment of a managing agent by the COB and appointment of property managers by a management body;

5. Payment by developer of the deposit to rectify defects on common property;

6. Parcel owner/proprietor may not hold office in the management committee for more than three consecutive terms & office bearers may not hold office for more than 2 consecutive terms;

7. Voting rights of a parcel owner/proprietor of two or more parcel, when any one of his parcel is in arrears; and

8. Whether a management body should be empowered to report defaulters to a credit reporting agency.

Participants will participate in the workshop by making proposals to address these current issues and problems.