



## NEGOTIATING MANDATE

**TO:** The Chairperson of the Select Committee on Agriculture, Land Reform and Rural Development

Hon. TC Modise

**NAME OF BILL:** Sectional Titles Amendment Bill

**NUMBER OF BILL:** [B31B-2020]

**DATE OF DELIBERATION:** 29 August 2022

### VOTE OF THE LEGISLATURE:

The Gauteng Provincial Legislature supports the principle and the detail of the Bill with the following proposed amendments:

### PROPOSED AMENDMENTS

1). **Clause 1(a), lines 13 to 15: definition of exclusive use area**

Delete the words “[**or by the occupant or occupants thereof recognised by law, as contemplated in this Act**]” in lines 13 to 15 and substitute with the following words: “or by any person/s designated by the owner”.

“**“exclusive use area**” means a part or parts of the common property for the exclusive use by the owner or owners of one or more sections [**or by the occupant or occupants thereof recognised by law, as contemplated in this Act**] or by any person/s designated by the owner,”

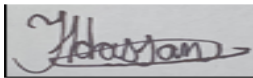
Alternatively, the current wording of the definition in the principal Act should remain as is.

## **GENERAL COMMENTS**

The Committee noted that there is a need for greater public education on the contents of this legislation to ensure easier and better implementation.

Furthermore, the submissions received by the Committee during the hearings highlighted the pressing need for legislative review and reform on the issue of protecting developments against building hijackers for owners and property developers.

Lastly, the Committee received a strong call from the South African Council for the Architectural Profession to have architectural technologists included in the category of professions that can prepare sectional plans. Currently, only land surveyors and professional architects can do so.



**HON. F Hassan**

**Chairperson of Economic Development, Environment, Agriculture and Rural Development Portfolio Committee**

GAUTENG PROVINCIAL LEGISLATURE

Date: 29 August 2022