

Notice

TO ALL OWNERS & RESIDENTS:

Ref No. 16-78

ADDITIONAL BY-LAWS

In line with the resolutions approved at the 7th AGM held on 25 June 2016, the **House Rules and Rules & Regulations for Use of Recreational Facilities** (now collectively known as the **ADDITIONAL BY-LAWS**) have been updated:

- The changes are listed at the end of Part 1 & 2
- **Appendix 1** is a summary of **Fines** imposed on Specifically Identified Offences committed in breach of the By-Laws

Please familiarise yourself with the Additional By-Laws.

The Additional By-Laws will be distributed as follows:

- 1) A copy is posted on the condominium website kiaramascendanacondo.com
- 2) A soft copy will be sent to those Residents who provide us with their email addresses
- 3) A copy is placed outside the Management Office

Thank you

CMH.

The Management

Date: 19th October 2016

PERBADANAN PENGURUSAN KIARAMAS CENDANA

(PTG/WP.20/1/2330)

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Perbadanan Pengurusan Kiaramas Cendana
ADDITIONAL BY-LAWS: APPENDIX 1

The 7th AGM of **Perbadanan Pengurusan Kiaramas Cendana** held on 25 June 2016 approved the **Imposition of Fines** in respect of the following specifically identified offences committed in breach of any by-laws of ACT 757 and/or the House Rules and Rules & Regulations for Use of Recreational Facilities, in accordance with Para 7, Third Schedule of the Strata Management (Maintenance and Management) Regulations 2015. This Schedule of Breaches and Fines forms part of the Additional By-Laws..

Fines for Breaches of By-Laws, House Rules and Regulations for Use of Facilities					
By-law Para	Description of BREACHES that will be Penalised	Current House Rules	Management Office Response & Quantum of Fines	House Rules Para	Rules & Regs. For use of Rec. Fac. Para
1 25	Inconsiderate Parking, Parking in non designated lots	Residents should only park their cars in their designated lots	Warning letter. RM100 Fine for Cars and RM30 Fine for Motorcycles per incident	5.00, 5.01, 5.07	
2 19, 25.6	Vehicles driving against indicated traffic flow in car park		Warning letter. RM200 Fine per incident		
3 23	Damage caused to or theft of common property	Residents should not damage or remove any common property	RM200 Fine per incident (plus costs to repair / replace)	4.04, 4.06	
4 11	Unauthorised modification to external facade	The external façade of units must not be changed	Send letter to rectify within stipulated time. Failure to comply RM200 Fine per incident	4.05a,d 8.10	
5 15	Drying of washing in such a way as to protrude outside parcel unit	Washing should not be hung over the balconies of parcel units	Warning letter. RM200 Fine per incident	4.05c	
6 9(1), 8(9)	Use of Parcel Unit for business and/or non residential activities	No commercial activities are permitted except in specific designated areas	Warning letter. RM200 Fine per incident.	2.01a	
7	Keeping pets in condominium premises	No pets are permitted in the condominium premises	Warning letter. RM200 Fine if pet not removed within 3 days. The MC can have the pet removed by authorities	2.03	
8 10	Nuisance caused by Noise disturbance	Residents should keep all noise levels low	Warning letter. RM200 Fine per incident	2.04	
9	Smoking in common areas	Smoking is prohibited in recreational facilities	RM200 Fine per incident	4.07a	2.28b, 3.04a, 5.05a
10 26	Littering, throwing items from balconies etc	Residents should not litter or throw any item from their balconies	RM200 Fine per incident		3.04a, 5.05a, 7.06
11 26(5)	Unsanctioned dumping of bulky items in common areas	Residents must only dispose of bulky items in the approved manner	RM200 Fine per item	6.00g, 6.03	
12	Dripping liquids from wet bathing suits or clothing in elevators	Residents must not drip liquids from wet bathing suits or clothing in elevators	Warning letter. RM200 Fine per incident	4.07b	
13	Residents not returning nets, posts and equipment in MPH to their assigned places	Residents must return nets, posts and equipment in MPH to their assigned places after use of courts	Warning letter. RM200 Fine per incident		3.07c