

REGULATIONS
OF
DIGTEBY ESTATE
HOME OWNERS ASSOCIATION

Version 1.1

(Annexure to the Constitution)

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Digteby Estate Regulations

1. INTRODUCTION

- (a) These are the Regulations for the Digteby Estate Home Owners Association, made in accordance with the provisions of Clause 11 and/or Clause 15 of the Constitution of the Association.
- (b) These Regulations also include the Conduct Rules of the Association, to which all owners and residents are bound.
- (c) In the event of any provision hereof being in conflict with any provision of the Constitution, the provision of the Constitution shall prevail.
- (d) The Trustees may not rescind Regulations made by the Members, or make Regulations that are in conflict with Regulations made by the Members.
- (e) The definitions of words and expression as provided in the Constitution, shall apply to the contents of these Regulations.

2. REGULATIONS LIMITING THE POWERS OF THE TRUSTEES

In addition to restrictions imposed by Clause 15 of the Constitution, the Trustees must acquire approval from members at a general meeting for the following:-

- (a) approval of unbudgeted expenditure greater than 5% of the annual levy income;
- (b) approval of a line item over-expenditure greater than 15% of budget;
- (c) approval of expenditure from the Reserve Fund that will decrease its balance to an amount lower than three month's levy income;
- (d) redistribution of budget funds greater than 5% of annual levy income.
- (e) any change to the Building Guidelines or Estate Rules.

