



Hon Melissa Horne MP

Minister for Consumer Affairs, Gaming and Liquor Regulation  
Minister for Ports and Freight  
Minister for Local Government  
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Mr Gregor Evans  
SCA (Vic) President  
By email: [REDACTED]

Ms Alisha Fisher  
SCA National CEO

Dear Mr Evans and Ms Fisher

## **STRATA COMMUNITY ASSOCIATION (VIC) ELECTION PRIORITIES 2022**

Thank you for correspondence of 4 October 2022, outlining Strata Community Association (Vic)'s election priorities for the upcoming Victorian State Election. I appreciate you bringing the issues facing your members and Victorian strata communities to my attention, and value the data and insights you have provided. As requested, I have provided some advice in the following by way of response.

### **Establishment of a dedicated Victorian strata helpline**

Presently, the [Consumer Affairs Victoria](#) (CAV) website provides dedicated information for Owners Corporations (OCs) residents and OC Managers. This information has been streamlined and enhanced to clarify options and actions people can take. Residents and Managers can also lodge enquiries related to OCs through this website.

CAV continues to closely monitor its telephone based advice service, in terms of call reduction, complaint increases and overall satisfaction, to determine whether further service delivery reforms may be required.

### **Establishment of a minimum educational standard for owners corporation managers**

During public consultation on the *Owners Corporation and Other Acts Amendment Act 2021* (the OC Amendment Act), some stakeholders expressed support for the introduction of a full licensing scheme for professional owners corporation managers.

In developing the OC Amendment Act, the Victorian Government determined that a full licensing scheme was premature, and likely to impose additional costs on industry, owners corporations and the government, as well as creating a barrier to entry for people who cannot afford to undertake the relevant professional training. Such costs were not deemed justifiable, given the low level of reported fraud or serious misconduct in the sector. Instead, the OC Amendment Act introduces a range of measures under the current registration scheme to enhance the professionalism and accountability of Managers.

The OC Amendment Act requires a review to be conducted between two and five years after its commencement. This review will provide stakeholders, such as SCA (Vic), with an opportunity to put forward further submissions to enhance the professionalism and accountability of Managers are not sufficient to achieve the intended aims of the legislation and I encourage SCA (Vic) to participate in the review.

### **SCA (Vic) and Sustainability Victoria**

Sustainability Victoria works to accelerate Victoria's transition to a circular, climate resilient clean economy – contributing to achieving the Government's targets for 2025 and 2030 as set out in the Recycling Victoria policy and the Climate Change Strategy.

They do this by developing and delivering fit-for-purpose high impact solutions to challenges posed by our complex and rapidly changing environment. However we know this cannot be done alone, which is why Sustainability Victoria partners with stakeholders in industry, business, entrepreneurs, research institutions, schools, households, individuals, community groups and governments within Victoria and across Australia.

We look forward to working alongside Strata Community Association to achieve our shared goals of a more sustainable, circular economy and continuing to build the relationship between SV and SCA.

### **Solar Homes Program**

Currently, owner-occupiers and renters of apartments can be eligible to apply for the Solar Homes program, but it can be difficult to install solar in high rise structures.

Many apartment buildings, flats, and units are governed by Owners' Corporations. Permission must be sought from the Owners' Corporation to apply.

### **Creation of an accessible base building information portal**

The Government is committed to protecting domestic building consumers and improving industry performance, and has established the Building Reform Expert Panel to undertake a comprehensive review of [Victoria's building system](#). An Expert Panel chaired by the Commissioner for Better Regulation is undertaking this review and is taking a staged approach to providing advice to Government.

Its Stage 1 report has been completed and is being considered by Government.

## **Addressing Domestic Building Insurance (DBI) scheme issues**

Illegal phoenixing activity within the building industry has been the focus of both the Victorian and Commonwealth Governments for some time.

Changes introduced by the Victorian Government have strengthened the powers of the Victorian Building Authority, by allowing it to consider whether an applicant seeking registration as a building practitioner has previously been a director, secretary, or influential person of a company within two years before that company went into external administration.

The Commonwealth Government has also progressed its own anti-phoenixing measures under the corporation and tax laws.

I would also like to thank SCA (Vic) for your continued advocacy on behalf of Victorian Strata Communities and your collaborative approach to engaging with government.

Yours sincerely



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