

Application – Unit Titles (Management) Act 2011

An application to resolve disputes relating to owners corporations under the *Unit Titles (Management) Act 2011* (UTM Act).

ACAT File Number:

APPLICANT DETAILS

(see attached information on who may file an application).

Applicant/s Name:

Address:

Are you the:

Owner

Occupier

Owners Corporation

Executive Committee

Executive Committee Member

Manager

Former Manager

Service Contactor

Creditor

Director-General

Preferred phone number:

Alternate phone number:

Email:

APPLICANT REPRESENTATIVE DETAILS (IF ANY)

(any representative who is not a lawyer should file an Authority to Act for a Corporation or Power of Attorney providing authorisation to represent the applicant).

Name:

Address:

Preferred phone number:

Alternate phone number:

Email:

RESPONDENT DETAILS

(see attached information on who is the correct respondent. For multiple respondents, attach details on a separate page).

Name:

Address:

Is the respondent the:

Owner

Occupier

Owners Corporation

Executive Committee

Executive Committee Member

Manager

Former Manager

Service Contactor

Creditor

Director-General

Preferred phone number:

Alternate phone number:

Email:

What orders or declarations do you seek

Set out each order and for each order refer to the section of the *Unit Titles (Management) Act 2011* under which the order is to be made, eg. s.129, s.138.
Use an attachment if insufficient space.

Reasons for your application

Provide a summary of the reasons you are applying to ACAT (attach page if insufficient space.)

The applicant certifies that the respondent's address details provided in this application are the most current available to the applicant and believes that service of documents to this address will most likely result in the respondent receiving them.

**Signature of applicant/
applicant's representative:**

**Name of applicant/
applicant's representative:**

(Any representative who is not a lawyer must be properly authorised by an *Authority to Act for a Corporation* or a *Power of Attorney*)

Date:

INFORMATION ABOUT UNIT TITLES (MANAGEMENT) ACT 2011 APPLICATIONS

When is this application form used?

This application form should only be used for applications for orders to be made under the *Unit Titles (Management) Act 2011* (UTM Act). A copy of the UTM Act can be found at www.legislation.act.gov.au.

If you are not sure whether you should use this application form please contact the ACAT either in person (at the address below) or by telephone (62071740).

Applicant's and Respondent's details

The UTM Act says who may file an application in relation to certain sorts of matters, and who is the respondent for each kind of matter. Before filing your application you should check the UTM Act to confirm that you are entitled to apply to the ACAT, and that you have named the correct party as respondent.

Applicant's representative

If the applicant is represented by somebody who is not a lawyer, then authorisation in accordance with the ACAT's procedural directions is required. If the application is filed by the representative this authorisation should be provided at the time the application is filed. If the applicant is an individual, a *Power of Attorney* will be required. If the applicant is a corporation then an *Authority to Act for a Corporation* should be filed.

Respondent's address

Before filing your application you should ensure that you have provided the correct address for service of the respondent. You may need to check the corporate register for the address for service of individual unit owners, or the Owners Corporation.

Orders sought

The UTM Act specifies the kinds of orders that can be made by the ACAT for different kinds of matters. You should check the UTM Act before filing your application to ensure that the orders you are seeking are orders that the ACAT can make in relation to your matter.

Filing the application

Applications may be lodged in person with the required fee between the hours of 9am and 4.30pm at the ACAT, Level 4, ACT Health Building, 1 Moore Street, Canberra City or by mail to GPO Box 370, Canberra ACT 2601.

Service of the application

The UTM Act requires that applications for appointment of an administrator are served by the applicant. For other applications, the ACAT will arrange service of the application upon the respondents. If service by the ACAT is not effective, directions may be made requiring you to arrange service of the application.

If you have any questions about service of the application you should contact the ACAT.

Filing Fee

Correct payment must be included with your application. The ACAT accepts cash, cheque and credit card payments over the counter, and bank cheque or credit card payments via post. Information on fees payable is available at: www.acat.act.gov.au.