

# Domestic Builder Registration

## Important figures

The following are useful figures to know.

Item	Answer
Project value (labour & materials) that triggers the need for builder registration	>\$10,000
Project value (labour & materials) that triggers the need for a major domestic building contract	>\$10,000
Project value (labour & materials) that triggers the need for a building permit	Not related to project value
Project value (labour & materials) that triggers the need for Domestic Building Insurance (previously called Home Warranty Insurance)	\$16,000
Project value (labour & materials) that triggers the need for a OHS Co-Ordination Plan	\$350,000
Project value (labour & materials) that allows you to use a cost-plus Contract	>\$1,000,000
Number of Mandatory Notification Stages for inspections (required inspections)	Four (4): prior to footing, prior to concrete pour, frame, final
Area of non-friable asbestos that a builder can remove without having a specific license	10 sq m
Area of friable asbestos that a builder can remove without having a specific license	0
A builder must give a copy of the signed contract to the building owner within this time	5 business days after signing
Max deposit allowed if project value is 20,000 or more	5%
Max deposit allowed if project value is under \$20,000	10%

Number of standard progress payments in a major domestic contract	Six (6): Deposit, Base, Frame, Lockup, Fixing, Final
Max % allowed to be claimed at each progress payment stage	Base: 10% Frame: 15% Lockup: 35% Fixing: 25%
Liability period for a builder after the date of the occupancy permit	10 years
Extension leads must be tested & tagged	Every 3 months

**IS YOUR BUILDER A MASTER BUILDER?**

