

NSW Home Warranty Insurance Periodic Eligibility Reviews

On 1 July 2010, the NSW State Government through the NSW Self Insurance Corporation (SICorp) took over as the single insurer for the provision of home warranty insurance cover in NSW.

The new scheme is called the NSW Home Warranty Insurance Fund (HWIF).

As your specialist insurance broker, HIA Insurance Services can look after all your insurance needs including:

- Contract Works
- Public and Products Liability
- Sub Contractor and Trades Liability
- Tools and Equipment
- Motor Vehicle
- ISR
- Workers Compensation
- Income Protection
- Professional Indemnity

For further information please contact:

HIA Insurance Services
1300 200 201

The HWIF has implemented a process of Periodic Eligibility Reviews to assess all builders' continued eligibility for home warranty insurance. If you are an existing client of HIAIS and due for a review, HIAIS would have commenced this process for you.

The HWIF has developed Fact Sheet 10 which provides a detailed explanation of the formal review process and requirements. Fact Sheets and privacy documentation can be found on the HWIF website: www.homewarranty.nsw.gov.au

HIA Insurance Services has summarised the requirements for you:

We are pleased to confirm that certain small turnover builders qualify for Non Review Classification, ie. no Periodic Eligibility Reviews will be required for these builders.

Existing clients of HIAIS who qualify for the Non Review Classification will be contacted by their HIAIS Account Executive.

Non Reviewed Small Builders

(maximum \$1m annual turnover)

No Periodic Eligibility Review is required for builders who satisfy the following criteria:

- Maximum total annual turnover \$1m.
- Maximum \$300,000 per new single dwelling job.
- Maximum \$100,000 per alterations and additions (structural) job.
- Maximum \$30,000 per renovations (non structural) job.
- Have been contracting residential building work for over 12 months.
- No adverse trading history.
- Do not undertake multi-dwelling or swimming pool jobs.

Small Builders

(less than \$5m annual turnover)

- Confirmation of Business Structure.
- Job Costing System used.
- Brief commentary of the principals' building experience.
- Trust Deed, if trading through a Trust.
- Confirmation of any outstanding disputes or legal matters.
- Job Status Report (template will be supplied with review request).
- Display Home Information if applicable.
- **Financial Statements for past 2 years:**
 - Sole Trader Partnership:
Tax Returns OR Accountant prepared and principal certified.
 - Company or Trust:
External accountant prepared and director certified financial statements, if financials are older than 9 months, must provide interim statements no older than 3 months.

Medium Builders

(\$5-\$20m annual turnover)

- All Small Builder requirements.
- Aged debtors and creditors listing
- Related party financial statements (where connected by substantial loans).