## Kintyre Building Services Pty

**A.B.N 65 062 739 039** Licence No: 79326C

Level 1, 15 Mobbs Lane

Tax Invoice

Invoice #: 00026576 Date: 27/03/2012

Fax: 9868 6903

**INVOICE TO:** 

Phone: 9868 7919

**JOB ADDRESS:** 

The Owners-STRATA PLAN 52948 C/- Gary Webb BCMS Pty Ltd Locked Bag 22 Haymarket NSW 1238 The Owners-STRATA PLAN 52948 1-15 Fontenoy Road North Ryde NSW 2113

Description

## BLOCKS A, B, C & D: (TOWNHOUSES 194 - 219):

Re bed and re pointed all ridge capping on these buildings, using new sand and cement mixture and flexible pointing mix (coloured Terracotta)
Re pointed all gable ends using flexible pointing mix (coloured Grey)
Supplied and installed (240) new tiles replacing the existing broken and damaged tiles, balance has be left on site for future use.
Re-fitted timber trim that has fallen off under the gable on centre of the roof of Block B.

\$28,892.00

\$28,892.00

Work carried out as per our quotations No's: 26473, 26435, 26436 & 26437

EFT BANK DETAILS - BSB: 082-186 A/C: 63-168-0081 **WORK ORDER:** \$2,626.55 Terms: C.O.D. GST: 269596 GST CODE RATE SALE AMOUNT \$28,892.00 Total Inc GST: \$26,265.45 Amount Applied: \$2,626.55 **GST** 10% \$0.00

**Balance Due:** 



## Warnings and cooling off period

The contract price below may increase under this contract because of variations under clause 13 of the contract. Any variation to the contract price must be in writing, signed and dated by both parties to the contract.

The owner should be given a copy of this signed contract immediately upon signing. The owner is allowed to rescind the contract within 5 further working days after signing the contract, without penalty.

If the owner has not been given a copy of the signed contract within 5 days of signing the contract, the owner will be allowed 5 working days to rescind the contract from the date the owner becomes aware of his or her right to have a signed copy of and the right to rescind the contract.

Should the owner wish to rescind the contract, the builder will be entitled to be paid for all reasonable work carried out up to the time of rescission.

tile tille of	16361331011.								
Contract Price					Consumer Building Guide				
Amount				The contractor must provide the owner with the Office of Fair Trading					
GST				consumer building guide					
Total				Checklist for owners entering into building contracts Yes No					
Deposit \$				1.	Does the contractor hold a current contractor				
Owner				2	Does the licence cover the type of work included in				
The Owners-STRATA PLAN 52948				۷.	the contract?	Ш	Ш		
Contractor				3.	Is the name and number on the contractor's licence	П	П		
Name	Kintyre Building Services Pty Ltd				the same as on the contract?				
Address	Level 1, 15 Mobbs Lane Carlingford, NSW 2118			4.	Is the work to be undertaken covered in the contract, drawing or specification?				
ABN	65 062 739 039			5.	Is the contract price clearly stated? If not, is there a warning that the contract price is not known?				
Licence No 79326C Expiry Da		te 29/11/2011							
Site Address The Owners-STRATA PLAN 52948				6.	If the contract price may be varied, is there a warning and an explanation about how it may be varied?				
1-15 Fontenoy Road North Ryde NSW 2113				7.	Are you aware of the cooling off provisions relating to the contract?				
Works  BLOCKS A, B, C & D: (TOWNHOUSES 194 - 219): Re bed and re pointed all ridge capping on these buildings, using new sand and cement mixture and flexible pointing mix (coloured Terracotta) Re pointed all gable ends using flexible pointing mix (coloured Grey) Supplied and installed (240) new tiles replacing the existing broken and damaged tiles, balance has be left on site for future use. Re-fitted timber trim that has fallen off under the gable on centre of the roof of Block B.				8.	Is the deposit within the legal limit? The limit is 10% for work costing \$20,000 or less or 5% for work costing more than \$20,000.				
				9.	Is the procedure for variations understood?				
				10	Are you aware of who is to obtain any council or other approval for the work?				
				11	Do you understand that the contractor must have a policy of home warranty insurance under the Home Building Act 1989 and provide you with certificate of insurance before receieving any money (including a deposit) or doing any work for more than \$12,000?				
Attachmer 【】 Tax Inv		•	Data 07/00/0040	12	Has the contractor given you a document that				
Specific	ax Invoice 00026576 Date 27/03/2012  pecification No Date  prawing No Date			explains the operation of the Home Building Act and the procedures for the resolution of contract and insurance disputes?					
☐ Other Date				The owner has completed the checklist and answered "yes" to all items on the checklist.					
	iability insurance								
Home Building insurance (over \$12,000 only)				Signature of Owner (by its Strata Managing Agent)					
DELEGATE	EXERCISE OF F	FUNCTION	N BY STRATA MANAGING A	GEN	T				
		-	managing agent exercising a fun nemes Management Act 1996.	ction	delegated to it, and this note is a record and notice of the	excerci	se of		
OWNER				CONTRACTOR					
				Robert					
by it's Strata Managing Agent				for th	e Contractor				

THIS CONTRACT IS DATED .....

Warning Do not sign this contract unless you have read and understood the clauses as well as the notes and explanations contained in this contract. If you have answered "no" to any question in the checklist, you may not be ready to sign the contract.

Both the contractor and the owner should retain an identical signed copy of this contract including the quotations, drawings, specifications and other attached documents



## Warnings and cooling off period

The contract price below may increase under this contract because of variations under clause 13 of the contract. Any variation to the contract price must be in writing, signed and dated by both parties to the contract.

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Contract Duice					
Contract Price	Consumer Building Guide				
Amount \$26,265.45	The contractor must provide the owner with the Office of Fair Trading consumer building guide  Checklist for owners entering into building contracts Yes No				
GST \$2,626.55					
Total \$28,892.00					
Deposit \$	Does the contractor hold a current contractor				
Owner	2. Does the licence cover the type of work included in				
The Owners-STRATA PLAN 52948	the contract?	Ш			
Contractor	3. Is the name and number on the contractor's licence				
Name Kintyre Building Services Pty Ltd	the same as on the contract?				
Address Level 1, 15 Mobbs Lane Carlingford, NSW 2118	4. Is the work to be undertaken covered in the contract, drawing or specification?				
ABN 65 062 739 039					
	5. Is the contract price clearly stated? If not, is there a warning that the contract price is not known?	Ш			
Licence No 79326C Expiry Date 29/11/2011					
Site Address	6. If the contract price may be varied, is there a warning and an explanation about how it may be varied?				
The Owners-STRATA PLAN 52948 1-15 Fontenoy Road	and an explanation about new it may be valled.				
North Ryde NSW 2113	7. Are you aware of the cooling off provisions relating to the contract?				
Works	8. Is the deposit within the legal limit? The limit is 10% for work costing \$20,000 or less or 5% for work costing more than \$20,000.				
Work carried out as per our quotations No's: 26473, 26435, 26436 26437	8 & 9. Is the procedure for variations understood?				
	10. Are you aware of who is to obtain any council or other approval for the work?				
	11. Do you understand that the contractor must have a policy of home warranty insurance under the Home Building Act 1989 and provide you with certificate of insurance before receieving any money (including a deposit) or doing any work for more than \$12,000?				
Attachments	12. Has the contractor given you a document that				
Tax Invoice 00026576 Date 27/03/2012	explains the operation of the Home Building Act	Ш			
Specification No	and the procedures for the resolution of contract and insurance disputes?				
☐ Drawing No Date					
Date	The owner has completed the checklist and answered "yes" to all items on the checklist.				
☐ Workers Compensation insurance					
☐ Public Liability insurance					
☐ Home Building insurance (over \$12,000 only)	Signature of Owner (by its Strata Managing Agent)				
DELEGATED EXERCISE OF FUNCTION BY STRATA MANAGING		_			
The owner has made this contract by it's strata managing agent exercising a that function under section 31 of the Strata Schemes Management Act 1996		cise of			
OWNER	CONTRACTOR				
	Rohert				
by it's Strata Managing Agent	for the Contractor				
THIS CONTRACT IS DATED					

Warning Do not sign this contract unless you have read and understood the clauses as well as the notes and explanations contained in

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specifications and other attached documents