

Table. HIA TAS Residential Building Contract provisions as amended by the Special Conditions

Description of Provision	ABIC SW 2018 H Contract (TAS)	Amended HIA Tasmanian Residential Building
Definitions	Section S	Changed Clause 1.0
Security	Section C	New Clause 8A
Obligations of the Builder	Clause A2	New Clause 10.2 and 10.5
Owner to appoint an Architect	Clause A4	New Clause 11A
Architect to administer Contract	Clause A6	New Clause 11B
Notices from the Architect	Clause A6.5	New Clause 6.0
Architect's instruction	Clause A7	New Clause 11C
Disputing Architect's certificate or written decision	Clause A8	New Clause 11D
Disputing Architect's failure to act	Clause A9	New Clause 11E
Failure to give certificate, written decision or notice is not acceptance	Clause A10	New Clause 11F
Discrepancies or omissions in documents	Clause B1	Changed Clause 16
Order of precedence of documents	Clause B2	Changed Clause 16.3
Risk, Liability and Indemnity	Clauses D1 to D5	New Clause 19A
Public liability insurance	Clause E1	Changed Clause 20
Contract works insurance	Clause E2	New Clause 20A
Entitlement to input tax credit	Clause E3	New Clause 20B
Insurance cover	Clause E4	New Clause 20C
Builder and Owner not to affect Insurance	Clause E6	New Clause 20D
Worker's Compensation and employer's liability insurances	Clause E7	New Clause 20E
Insurance claims	Clause E8	New Clause 20F
Payment of excess	Clause E9	New Clause 20G
Warranty insurance	Clause E11	N/A
Builder and Owner must supply copies of Official Documents	Clause B3	Changed Clause 24B
Variations	Section J	Changed Clause 24
Builder entitled to claim for Official Document	Clause J8	New Clause 24.17
The Building Site	Clauses F1 and F2	Changed Clause 26
Site Information and Latent Conditions	Clauses F3 to F7	Changed Clause 21
Testing	Clauses G7 and G8	New Clause 24A
Builder's Program	Clauses G5 and G6	New Clause 24C
Claims to adjust the contract (price and date for practical completion)	Section H	See changed clauses 24 and 34
Extensions of time (delays)	Section L (part)	Changed Clause 34
Practical Completion	Clauses M1 to M8	Changed Clause 36
Liquidated damages	Clauses M9 and M10	Changed Clause 40

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Defective and Incomplete Building Work	Clauses M11 and M12	New Clause 38A
Defects Liability Period	Clauses M13 and M14	Changed Clause 39
Payment for the works	Section N	Changed Clause 29
Final Claim / Final Certificate	Clauses N10 to N15	Changed Clause 37
Interest on overdue amounts	Clause N15	Changed Clause 30
Continue to perform own obligations	Clause P1	New Clause 44.0A
Legal rights	Clause P4	Changed Clause 44.0B
Dispute Resolution	Section P	See Clause 44
Termination: effect of the Owner ending the contract	Clauses Q1 to Q10 (part)	Changed Clause 43
Termination: effect of the Builder ending the contract	Clauses Q11 to Q18 (part)	Changed Clause 42
Owner may take possession of the Building Site	Clause Q3.3	New Clause 43.6
Assignment of Builder's rights	Clause Q4	New Clause 43.8
Change in relevant legislation	Clause R10	Changed clause 22.0
Charge on the Site	N/A	Deleted Clause 31