

# DOMESTIC BUILDING ASSESSMENT REPORT

Section 480, Domestic Building Contracts Act 1995



**Dispute reference number**

**Date of report**

**Property**


**Site photograph**



### Details of Party A –

Name/s	
Contact person	
Contact number/s	
Address	

### Details of Party B –

Name/s	
Contact person	
Contact number/s	
Address	

### Domestic building and contract details

Class of building	
Dwelling type	

### Contract details

Date	
Contract sum	

### Building permit

Date	
Permit number	

### Occupancy permit

Date	
Permit number	

### Assessment details

Name of assessor	
Type of assessment	
Date of assessment	
Start time	
Finish time	
Weather conditions	
Name and role of attendee	

### Required business days to rectify or complete the works

Number of days	
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## Introduction

This assessment relates to the domestic building work at .

Under of the *Domestic Building Contracts Act 1995*, a request has been made by the Chief Dispute Resolution Officer of Domestic Building Dispute Resolution Victoria to me to act as an assessor.

This report contains my opinion about whether the domestic building work the subject of the dispute is defective or incomplete.

Unless otherwise stated, the applicable version of a building regulation, code or standard referred to in this report is the one that was current at the date of the building permit. If there is no building permit, the applicable version will be the date of the contract. Where contract details are not available, the assessment will be based on the building regulations in force at the time the work was carried out and good building practice.

## Admissibility

This report is admissible in the Victorian Civil and Administrative Tribunal.

## Declarations

To the best of our knowledge and belief, there are no actual, potential or perceived conflicts of interest between us and the individuals involved in the domestic building dispute. We also confirm that we have had no past or present, personal or professional, involvement or interest in the domestic building work or the property the subject matter of the dispute.

We declare that we have made all the enquiries that we believe are desirable and appropriate and that no matters of significance that we regard as relevant have, to our knowledge, been withheld.

<b>Domestic Building Assessment Report</b>	<b>Quality Assurance</b>
This report has been prepared by an Assessor appointed under s48 of the <i>Domestic Building Contracts Act 1995</i> .  Domestic Building Dispute Resolution Victoria	This report has been reviewed in line with DBDRV quality assurance processes by the Building Assessment Manager and has been approved to be issued to parties.  Domestic Building Dispute Resolution Victoria

## Items assessed

Item one:

<b>Relevant provisions</b>	
<b>Reasons and observations</b>	
<b>Is this item defective?</b>	<b>Is this item incomplete?</b>
<b>Is the defective and/or incomplete work attributable to the Builder?</b>	
<b>Does this item contravene the Building Act and/or Building Regulations?</b>	
<b>Recommendation (if any)</b>	

**Item one (a):** Other defects have been identified in the building work that are related to item one:

<b>Relevant provisions</b>	
<b>Reasons and observations</b>	
<b>Is this item defective?</b>	<b>Is this item incomplete?</b>
<b>Is the defective and/or incomplete work attributed to the Builder?</b>	
<b>Does this item contravene the Building Act and/or Building Regulations?</b>	
<b>Recommendation (if any)</b>	

SAMPLE

Item two:

<b>Relevant provisions</b>	
<b>Reasons and observations</b>	
<b>Is this item defective?</b>	<b>Is this item incomplete?</b>
<b>Can the defective and/or incomplete work be attributed to the Builder?</b>	
<b>Does this item contravene the Building Act and/or Building Regulations?</b>	
<b>Recommendation (if any)</b>	

SAMPLE

## Annexure 1

### Assessor's qualifications

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**ASSESSOR'S NAME:**

**EDUCATION / QUALIFICATIONS:**

**REGISTRATION:**

**EMPLOYMENT HISTORY:**

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SAMPLE

## Annexure 2

### List of relevant documents

Item	Description	Source	Date
<b>DBDRV documents</b>			
1.			
2.			
3.			
4.			
5.			
<b>Party documents</b>			
6.			
7.			
8.			
9.			
10.			
<b>External reports</b>			
11.			
12.			
13.			
14.			
15.			
<b>Reference documents</b>			
16.			
17.			
18.			
19.			
20.			