

## Certificate of Registration

Section 45(1) of the *Design and Building Practitioners Act 2020*

Registration number:	BUP4254025
Issued to:	All Building And Property Services Pty Ltd
Approved Class(es):	Body Corporate
Issue date:	28/02/2025
Expiry date: (unless surrendered or cancelled)	27/02/2027

## Building Practitioner Registration

The holder of this certificate is **granted registration in their prescribed occupation** under the section 45(1) of the *Design and Building Practitioners Act 2020*. The registration will continue until the date of expiry stated above. Building Commission NSW may reinstate any cancelled or suspended registration or waive any such condition if it thinks it appropriate in the circumstances.

If any of your circumstances change or you become aware of certain events as outlined in clause 46 of the Design and Building Practitioners Regulation 2021, you must notify Building Commission NSW within 7 days after becoming aware of the event.

### What are my obligations as a Registered Practitioner?

As a practitioner registered under the *Design and Building Practitioner Act 2020*, you will be required to follow a set of prescribed conditions. These are detailed in Division 2 (36) of the Design and Building Practitioner Regulations 2021.

These conditions include:

- you must continue to hold the class of licence that was required to satisfy the qualification requirements for the class of registration under Schedule 2 in which you are registered
- you must comply with the code of practice:
  - a) for a prescribed practitioner - set out in Schedule 4, Part 2, Division 1, or
  - b) for a registered professional engineer - set out in Schedule 4, Part 2, Division 2.

Registrations in the fire system classes of Design Practitioner issued in accordance with Pathway 1 clause 94 of the regulations, must also comply with the requirements and conditions in clause 94 (3), 94(4) and (94)5.

A Design Practitioner - Architectural registration holder must be fully registered as an architect within the meaning of the *Architects Act 2003* and be recorded as a practising architect in the register maintained by the Registrar of the NSW Architects Registration Board constituted under

that Act.

### **What are my obligations as a Professional Engineer?**

As a practitioner registered under the *Design and Building Practitioner Act 2020*, you will be required to follow a set of prescribed conditions. These are detailed in Division 2 (37) of the Design and Building Practitioner Regulations 2021.

These conditions include:

- a) you must continue to hold the recognition or registration under a recognised engineering body's recognition or registration scheme, or
- b) you must continue to hold the recognition or registration by a professional body of engineers that operates with a professional standards scheme.

### **Continuing Professional Development (CPD)**

It is a condition of registration, that you must keep written records specifying how you have satisfied the CPD requirements for each year of registration. You must maintain the records for at least five years and be able to provide written copies of the records if requested.

For more information visit the Building Commission NSW site for [CPD Guidelines](#).

### **Professional Indemnity Insurance**

#### **Design Practitioners**

Mandatory insurance requirements will commence from 1 July 2022.

Between 1 July 2021 to 30 June 2022, there is a transitional period for insurance requirements for Design Practitioners under the Design and Building Practitioners scheme. While adequate insurance is recommended, insurance will not be mandated as a condition of registration during the transitional period.

#### **Building Practitioners**

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Between 1 July 2021 to 30 June 2025, there is a transitional period for insurance requirements for Building Practitioners under the Design and Building Practitioners scheme. While adequate insurance is recommended, insurance will not be mandated as a condition of registration during the transitional period.

If you have any questions or want to know more about your obligations as a registration holder visit [www.nsw.gov.au/building-commission](http://www.nsw.gov.au/building-commission) or phone 13 27 00.

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**Disclaimer:** This publication provides a general summary of some of the provisions under the *Design and Building Practitioners Act 2020* and *Design and Building Practitioner Regulations 2021*. Compliance with the *Design and Building Practitioners Act 2020* and the *Design and Building Practitioner Regulations 2021* is a legal requirement. This publication does not provide or purport to provide legal advice. Users are reminded of the need to ensure that the information upon which they rely is accurate and up to date by checking the currency of the information at the Building Commission NSW website, a division of NSW Department of Customer Service, or with the user's independent legal adviser.

## Verify NSW

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# All Building And Property Services Pty Ltd

Current

## Licence details

<b>Licence/certificate type</b>	Contractor
<b>Licence/certificate number</b>	364306C
<b>ACN</b>	645 563 597
<b>Start date</b>	12 Feb 2021
<b>Expiry date</b>	11 Feb 2027

## Licence, Classes and Conditions

<b>Licence</b> Contractor Licence
<b>Conditions</b> No conditions
<b>Class</b> Builder
<b>Effective</b> 12 Feb 2021

Feedback

## Licensee

<b>Name</b>
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All Building And Property Services Pty Ltd

**Address**

81-83 Campbell St Surry Hills NSW 2010

**Start date**

12 Feb 2021

## Director

**Name**

Ajit Kumar Shrestha

**Address**

81-83 Campbell St Surry Hills NSW 2010

**Start date**

1 Oct 2025

**Year of Birth**

1994

## Nominated supervisor

**Name**

Steven George Glinatsis

**Address**

No data

**Start date**

16 Mar 2023

**Year of Birth**

1982

**Related licence(s)**

**Qualified Supervisor Certificate - 49896S**

Current

Licence: Qualified Supervisor Certificate

Expiry date: 6 Jul 2030

## Insurance



**Home building compensation (HBC) cover**

Licensed builders and trade contractors must have HBC cover for certain residential jobs. HBC cover protects homeowners if builders are unable to complete work under some circumstances.

[Check if your residence needs HBC Cover](#) 

[Find HBC records for this contractor](#) 

## Compliance, enforcement and disciplinary record

No record of any cancellation, compensation fund claim, disciplinary action, penalty notice, prosecution, public warning, suspension, or tribunal order.



For more information, contact:

## NSW Fair Trading

- [Find out more about Construction and Tradesperson](#)
- [If this is your licence, update and manage your licence with Service NSW](#)
- [Helpful links for you](#)

## Disclaimer

The information contained in this public register is limited to information which the Commissioner for Fair Trading is required to maintain under section 120 of the *Home Building Act 1989* and clause 69 of the *Home Building Regulation 2014*. The search you have performed relates only to the licensee listed above. You may need to perform other searches to obtain a more complete history of a particular licensee. For example: Where you have searched for an individual licensee but that individual is also a director or nominated supervisor of another licensee, you may wish to request a licence search in relation to that licensee, or where you have requested a search of a licensed company, you may wish to undertake further searches of any individual licences held by the directors or nominated supervisor.

While the Commissioner for Fair Trading endeavours to ensure information in the public register is accurate, this may not always be possible. Consequently, no warranty is given as to the accuracy of content and users should not rely upon it. There may be other information relating to a licensee that is not disclosed in this search, for example details of insolvencies and bankruptcies. You may wish to conduct searches with the Australian Securities and Investments Commission (ASIC) on company matters, the Australian Financial Security Authority (AFSA) on personal matters, the New South Wales Civil and Administrative Tribunal or State and Federal Courts on civil proceedings. The Commissioner for Fair Trading encourages you to also make your own enquiries with the licensee or registered practitioner. The Commissioner for Fair Trading cannot and does not guarantee the work of licensees or registered practitioners.

Warning: this register may contain the names of a deceased Indigenous person.

We pay respect to the Traditional Custodians and First Peoples of NSW, and acknowledge their continued connection to their country and culture.

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# Allianz Steadfast Client Trading Platform

## Business Insurance

### Certificate of Currency



Policy Number: 171SV11612COM

**Date of Issue** 14 April, 2026

#### Insurer

Allianz Australia Insurance Limited  
ABN 15 000 122 850  
AFS License No. 234708

#### Important Information

This Certificate of Currency has been issued by the insurer and confirms that on the Date of Issue a Policy existed for the Period of Insurance and Sums Insured and other limits as shown herein.

This Certificate of Currency is issued as a matter of information only and confers no rights upon its holder or any other interested party. This Certificate of Currency does not form part of the terms and conditions of the Policy and does not amend, extend, replace or alter the terms, conditions, definitions, limitations and exclusions noted therein.

This Certificate of Currency is provided as a summary only of the cover provided and is current only at the Date of Issue. The Policy may be subsequently altered or cancelled in accordance with its terms after the Date of Issue of this notice without further notice to the holder of this notice.

Certain words used in this document and the Policy have special meanings. The 'Words with special meaning' Section of the Policy Document contains such terms. Please read the Policy Document, the Schedule and any other documents that form part of the Policy for the terms and conditions of cover:

**Period of Insurance** 15/04/2026 to 15/04/2027 at 4pm

#### Insured

Insured Name All Building and Property Services Pty Ltd  
ABN 49 645 563 597  
Address 81-83 Campbell Street  
SURRY HILLS, NSW, 2010

**Policy Wording** POL1113BA/SF 04/23 20230601

### Situation Details

**Situation:** 81-83 Campbell Street SURRY HILLS NSW 2010 (Principal)

#### Business Details

Business Handyman / Property Maintenance

#### Interested Parties

No Interested Parties noted

### Public and Products Liability

Description	Limit of Indemnity
General Liability any one Occurrence	\$ 20,000,000
Products Liability any one Occurrence and in the aggregate any one Period of Insurance	\$ 20,000,000

#### Additional benefit

Property in Your physical and legal control any one Occurrence \$ 250,000

Issue date:

16/12/2025

ALL BUILDING AND PROPERTY SERVICES PTY LTD  
81-83 Campbell Street  
SURRY HILLS NSW 2010

## Statement of coverage

The following policy of insurance covers the full amount of the employer's liability under the *Workers Compensation Act 1987 (NSW)*.

<b>Employer name:</b>	<b>Policy number:</b>	<b>Valid<sup>1</sup>:</b>
ALL BUILDING AND PROPERTY SERVICES PTY LTD	211621701	31/01/2026 to 31/01/2027
<b>Business name:</b>	<b>ABN:</b>	<b>ACN:</b>
	49 645 563 597	645 563 597

### Claims Service Provider:

Gallagher Bassett

Industry classification number (WIC) <sup>2</sup>	Number of workers <sup>3</sup>	Wages/units <sup>4</sup>
411200 Residential Building Construction nec		

- Coverage starts from the time the policy was incepted by the Employer or their Authorised Representative on the first day of cover.
- The policy covers all workers employed by the entity named on this certificate while undertaking its primary business activity or any other activities ancillary to its primary business activity as required.
- Number of workers includes contractors/deemed workers.
- Total wages/units estimated for the current period.

## Important information

Principals relying on this certificate should:

- ensure a statement under section 175B of the *Workers Compensation Act 1987 (NSW)* is attached
- ensure proper workers compensation insurance is in place
- compare the number of workers on site to the average number of workers estimated
- ensure that the wages are reasonable to cover the labour component of the work being performed
- confirm that the description of the industry/industries noted is appropriate

If the principal contractor has failed to obtain a statement or has accepted a statement where there was reason to believe it was false, they may become liable for any outstanding premium of the sub-contractor.

Did you know that an **excess, equivalent to the first week of compensable payments**, may be payable if notification of a claim is not provided to your insurer within five calendar days of when you became aware of the injury.

Yours faithfully,

Underwriting Operations  
icare Workers Insurance