STATEMENT AS AT 3.03.2025

Body Corporate 582203
68-72 Kingsford Smith Street
Rongotai
Wellington

-

Account Manager	Shane
Client Reference	CFS WGN 41485
Page Number	1

Due Date	Inv No	Inv Date	Details	Debit	Credit
13.04.2025	I00338344	03.03.2025	2025-2026 Material Damage Policy covering 68-72 Kingsford Smith Street	$103,706.41	-
13.04.2025	I00338348	03.03.2025	2025 - 2026 Property Owners and Statutory Liability Policy	$718.75	-
13.04.2025	I00338351	03.03.2025	2025 - 2026 Body Corporate Liability	$1,803.20	-

CURRENT	$106,228.36	**OVERDUE**	$0.00	**Amount Due**	**$106,228.36**

Telephone: (04) 978 7460 - To pay online please go to our website www.aibgroup.co.nz

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SCHEDULE OF INVOICES

Please return with your payment to -

aibGROUP Insurance Limited
P O Box 38-485
Wellington Mail Centre
LOWER HUTT 5045

Client Name:	Body Corporate 582203
Client Number:	CFS WGN 41485
Statement Dated:	03.03.2025

Or pay by direct credit to our bank - details as follows:

aibGROUP Insurance Limited
06-0529-0679500-12

AMOUNT DUE (NZD)	**$106,228.36**

Please quote your Client Number - 41485 in the |Reference|

TAX INVOICE

Body Corporate 582203 68-72 Kingsford Smith Street Rongotai Wellington	**Invoice Date**	03.03.2025
	Invoice Reference	I00338344
	GST Number	83-983-329
	Client Reference	CFSWGN41485
	Your Broker	Shane Greene

INSURER: Vero Insurance (NZ) Limited

POLICY CLASS: Material Damage

POLICY NO:

PERIOD OF COVER: 13.04.2025 to 13.04.2026 at 4:00 pm Local Standard Time

INVOICE DETAILS:

2025-2026 Material Damage Policy covering 68-72 Kingsford Smith Street

As requested in your recent instructions we have arranged the cover outlined below. The first premium is shown below and we await your remittance in accordance with our agreed credit terms.

IMPORTANT DISCLOSURE NOTICES

What you Need to Tell us

You are reminded that failure to disclose all material facts, that is facts which Insurers would regard as likely to influence their acceptance or assessment of this insurance, at any time during the contract of insurance could result in the insurance being voided.

If any doubt whether facts are material, they should be disclosed.

Some covers are GST exempt and therefore if there is no GST showing on this Tax Invoice, then GST is not applicable. Premiums shown are inclusive of any commission earnings.

YOUR PREMIUM BREAKDOWN

Company Premium	$18,792.15
Company Natural Disaster Premium	$55,831.75
Fire Emergency Levy	$15,155.59
Policy Administration Charge	$400.00
GST	$13,526.92
Total Due (NZD)	**$103,706.41**

To pay online please go to our website www.aibgroup.co.nz

INVOICE REMITTANCE ADVICE

CLIENT Body Corporate 582203

Please return with your payment to -

aibGROUP Insurance Limited
P O Box 38-485
Wellington Mail Centre 5045
LOWER HUTT

Or pay by direct credit to our bank - details as follows:

aibGROUP Insurance Limited
06-0529-0679500-12

Please quote your Client Number - 41485 in the |Reference|

Please refer to our Statement of Services for details of our Terms of Trade.

aibGROUP Insurance Limited

Reference:	CFSWGN41485
Invoice Reference:	I00338344
Due Date:	13-Apr-2025
AMOUNT DUE (NZD)	**$103,706.41**

Material Damage

This is your Policy Schedule when attached to and forming part of your Policy Wording. Please read your Policy Wording and Policy Schedule carefully so that you know exactly what you are covered for. If you do not fully understand what you are covered for, please ask us to explain it to you.

Policy Schedule
Material Damage

Insured	Body Corporate 582203 including any new entity or subsidiary companies or subsidiaries thereof or any controlled or managed entity now or hereafter formed or acquired.	
Insurer	Vero Insurance (NZ) Limited	100 %
Interested Parties	None Advised	
Policy Wording	Vero / NZbrokers Material Damage NZBVEROMD 010724	
Policy Number		
Period Of Cover	13/04/2025 to 13/04/2026 at 4:00 pm Local Standard Time and any other period for which the Policy is extended or renewed.	
This Transaction	13/04/2025 to 13/04/2026 The effective period of any changes recorded in this Policy Schedule.	

Business Insured

Property Owner

and all other business activities of the Insured.

Location

The Insured Property described under the Sums Insured Schedule as 'Buildings', 'All Other Property' and 'Stock' is covered by this Policy whilst at any Specified Situation, and to the extent of the Money, Property in Transit and the Temporary Removal Memoranda elsewhere in New Zealand

Total Sum Insured

$13,865,000
(Exclusive of GST)

Specified Situation 1

**68-72 Kingsford Smith Street,
Rongotai**

Occupied As Retail Complex

Schedule of Property Insured

Buildings	Year	Natural Disaster	Basis	Sum Insured
	2023	ND	RV	13,865,000
				$13,865,000
			Total	**$13,865,000**

Basis of Settlement and Cover Code Interpretation

RV	=	Reinstatement Memorandum	Stock	=	Stock (As specified in the Policy)
AV	=	Agreed Value	Stock D	=	Stock Declaration Memorandum
IV	=	Indemnity Value	FRV	=	Functional Replacement Value
ND	=	Natural Disaster Damage	NDEXCL	=	Natural Disaster Damage Excluded

For the purpose of determining, where necessary, the description under which any property should be specified, the Company agrees to accept the designation under which the property is entered in the Insured's books

Deductibles

Each loss or series of losses arising out of one event will be adjusted separately. The adjusted loss will be net of salvage recoveries and other recoveries. From each adjusted loss, the Deductible Amount specified below will be deducted.

All Perils not otherwise specified	$500
All Perils involving Money	$500
Burglary, attempted burglary, malicious damage by burglars	$1,000
Landslip or Subsidence Memorandum	$15,000
All Perils involving Portable Telephones (Cellphones)	$250
All Perils other than Burglary or Theft involving Property in Transit	$500
Theft	$2,500
Drones	$1,000

Natural Disaster Damage (including Residential Property) at the following Regions

Auckland and Northland

2.50%	Site Deductible Amount with a minimum of $2,500, or
5.00%	Site Deductible Amount with a minimum of $5,000 for Pre-1935 Building Risks

All other New Zealand Regions

5.00%	Site Deductible Amount with a minimum of $5,000, or
10.00%	Site Deductible Amount with a minimum of $10,000 for Pre-1935 Building Risks

The Site Deductible Amount applies to the aggregate of each loss or series of losses arising out of one event under the Insured's Material Damage and Business Interruption Policies.

For the purpose of applying the Deductible:

- Loss or Damage, to various property covered by more than one clause, Memorandum or section of this Policy or by more than one Policy with the Company, from the same cause and/or the same event will be treated as one accident covered by one clause, Memorandum, section or Policy. The highest Deductible applicable to any of the clauses, Memoranda, sections or Policies involved will be the Deductible applied;

  provided that:

  this clause does not apply to the Natural Disaster Damage Memorandum and Natural Disaster Damage – Residential Property Memorandum.
- a series of events arising from any one cause during any period of 72 consecutive hours will be treated as one event.

Extensions / Conditions / Warranties / Memorandum

Standard Memoranda / Special Limits

The extensions listed below are a summary only, refer to your Policy Wording for a full list of extensions and details of the cover provided. Standard Excesses / Deductibles apply unless expressly stated otherwise in this document or in the Policy.

	Limit
Alternative Residential Accommodation	N/A
Anywhere in New Zealand – All Other Property and Stock	20% of the Sum Insured for All Other Property and Stock or $50,000, whichever is the lesser
Contractual Value	$100,000
Demolition, Removal of Debris and Other Costs	Included in the Total Sum Insured
Gradual Damage	$10,000
Hazardous Substance Emergencies	$100,000

Landscaping	$20,000
Landslip	$500,000
Money Section A:	$10,000
Money Section B:	$2,000
Portable Equipment In Transit - any one item	$7,500
Portable Equipment In Transit - any one loss	$15,000
Portable Tools of Trade - any one item	$7,500
Portable Tools of Trade - any one loss	$15,000
Property in Transit	$20,000
Roads, Bridges and Railway Tunnels and Railway Bridges - Amount to which Exclusion 1 (i) refers	$100,000
Refrigerated Property	$7,500
Subsidence	$500,000
Sustainable Rebuilding Costs	5% of the actual cost of reinstating the Building or $250,000 whichever is the lesser
Unlawful Substances (any one individual unit) - Limit Per Event	$50,000
Unlawful Substances - any Period of Insurance	$250,000

Optional Memoranda

	Included/Excluded
Natural Disaster	Included
Capital Additions	Included
- Limit to which benefit refers	$100,000
Property in the Course of Construction	Included
- Limit to which benefit refers	$100,000
Boiler Explosion	Excluded
Collective Insurers	Excluded
Machinery Breakdown	Included
- Limit to which benefit refers	$10,000
Seasonal Stock Increase	Excluded
Drones	Excluded

Insurer Financial Strength Rating

In accordance with the Insurance (Prudential Supervision) Act 2010, we are required to provide you with the following information about your Insurer. Where the rating is shown as REF please refer to Additional Insurer Rating Details on the previous section.

Insurer(s) Name	Portion %	Rating Agent	Rating
Vero Insurance (NZ) Limited	100	SP	AA-

Vero Insurance New Zealand Limited has been given an AA- Insurer Financial Strength Rating by Standard & Poor's.

The rating scale for S&P Global Ratings is:

AAA	Extremely Strong	BB	Marginal	SD	Selective Default
AA	Very Strong	B	Weak	D	Default
A	Strong	CCC	Very Weak	R	Regulatory Supervision
BBB	Good	CC	Extremely Weak	NR	Not Rated

Note:
The Ratings from "AA" to "CCC" may be modified by the addition of a plus (+) or minus (-) sign to show relative standing within the major rating categories.

The rating scale above is in summary form. A full description of this rating scale can be obtained from www.vero.co.nz

Fair Insurance Code

Vero is a member of the Insurance Council of NZ and adheres to the Fair Insurance Code, which provides you with assurance that Vero has high standards or service to our customers. A copy of the Code can be found at www.icnz.org.nz

TAX INVOICE

Body Corporate 582203 68-72 Kingsford Smith Street Rongotai Wellington	**Invoice Date**	03.03.2025
	Invoice Reference	I00338348
	GST Number	83-983-329
	Client Reference	CFSWGN41485
	Your Broker	Shane Greene

INSURER: NZI, A business division of IAG New Zealand Limited

POLICY CLASS: Combined Liability

POLICY NO:

PERIOD OF COVER: 13.04.2025 to 13.04.2026 at 4:00 pm Local Standard

INVOICE DETAILS:

2025 - 2026 Property Owners and Statutory Liability Policy

We are pleased to confirm the renewal of your cover as outlined below. The premium is shown and we await your remittance in accordance with our agreed credit terms.

IMPORTANT DISCLOSURE NOTICES

What you Need to Tell us

You are reminded that failure to disclose all material facts, that is facts which Insurers would regard as likely to influence their acceptance or assessment of this insurance, at any time during the contract of insurance could result in the insurance being voided.

If any doubt whether facts are material, they should be disclosed.

Some covers are GST exempt and therefore if there is no GST showing on this Tax Invoice, then GST is not applicable. Premiums shown are inclusive of any commission earnings.

YOUR PREMIUM BREAKDOWN

Company Premium	$625.00
Policy Administration Charge	$0.00
GST	$93.75
Total Due (NZD)	**$718.75**

To pay online please go to our website www.aibgroup.co.nz

INVOICE REMITTANCE ADVICE

CLIENT Body Corporate 582203

Please return with your payment to -

aibGROUP Insurance Limited
P O Box 38-485
Wellington Mail Centre 5045
LOWER HUTT

Or pay by direct credit to our bank - details as follows:

aibGROUP Insurance Limited
06-0529-0679500-12

Please quote your Client Number - 41485 in the |Reference|

Please refer to our Statement of Services for details of our Terms of Trade.

aibGROUP Insurance Limited

Reference:	CFSWGN41485
Invoice Reference:	I00338348
Due Date:	13-Apr-2025
AMOUNT DUE (NZD)	**$718.75**

Combined Liability

This is a summary of the cover provided by your policy. Please read your Coverage Summary and Policy Wording carefully so that you know exactly what you are covered for. If you do not fully understand what you are covered for, please ask us to explain it to you.

Coverage Summary
Combined Liability

Insured	Body Corporate 582203	
Insurer	NZI, A business division of IAG New Zealand Limited	100 %
Interested Parties	None Advised	
Policy Wording	As specified below	
Policy Number		
Period Of Cover	13/04/2025 to 13/04/2026 at 4:00 pm Local Standard	
This Transaction	13/04/2025 to 13/04/2026 The effective period of any changes recorded in this Coverage Summary	

Business Insured

Occupation & Activities	Property Owners
Location of Business	68-72 Kingsford Smith Street Rongotai Wellington

Policy Details

Territorial Limits	New Zealand
Jurisdictional Limits	New Zealand

Sections Insured

Broadform Liability	Insured
Statutory Liability	Insured

Exclusions

Sanctions Exclusion Policy Endorsement: This policy is amended as follows: This Sanctions exclusion applies despite anything to the contrary in the policy or any endorsement. This policy is deemed not to provide any cover, and no payment will be made or benefit provided, to the extent that the provision of such cover, payment, or benefit may breach or risk exposure to any: 1. sanction, prohibition or restriction under United Nations resolutions; or 2. trade or economic sanction, law or regulation of New Zealand, Australia, the United Kingdom, the United States of America or the European Union. Any equivalent clause applying to the policy is superseded by the Sanctions exclusion above. An equivalent clause may exclude, restrict, or deny cover, payments, services and/or benefits due to any sanction, prohibition, penalty, or restriction of any United Nations resolution, or the trade or economic sanctions, laws, or regulations of any country, and/or the European Union.

Sanctions Exclusion

This policy is amended as follows:

This Sanctions exclusion applies despite anything to the contrary in the policy or any endorsement.

This policy is deemed not to provide any cover, and no payment will be made or benefit provided, to the extent that the provision of such cover, payment, or benefit may breach or risk exposure to any:

1. sanction, prohibition or restriction under United Nations resolutions; or
2. trade or economic sanction, law or regulation of New Zealand, Australia, the United Kingdom, the United States of America or the European Union.

Any equivalent clause applying to the policy is superseded by the Sanctions exclusion above. An equivalent clause may exclude, restrict, or deny cover, payments, services and/or benefits due to any sanction, prohibition, penalty, or restriction of any United Nations resolution, or the trade or economic sanctions, laws, or regulations of any country, and/or the European Union.

NZI Sanctions Exclusion NZ7428/1 07/23

Broadform Liability

Policy Wording

NZI Broadform Liability - BRD0318

What you are Insured for

You are insured for all sums that you become legally liable to pay arising from injury and/or damage caused by an event that happens in connection with the business during the period of insurance.

Maximum Amount Payable	Sum Insured
Public and product liability	$10,000,000

Excess

In respect of each and every event unless stated otherwise in the policy	$500

Endorsements / Conditions

Communicable Disease Exclusion: Broadform Liability
Your policy is amended as follows:
You are not insured for any actual or alleged loss, liability, claim, cost or expense: (a) caused by or attributable to a communicable disease, or
(b) directly or indirectly attributable to or in connection with any orders, actions or measures of a public authority (including any act, error, or
omission by any person in connection with any such order, action or measure) to control, prevent, respond to, or suppress any diseases, conditions or circumstances described in this exclusion.

communicable disease means any:(a) disease stated to be a quarantinable disease under the Health Act 1956 or in respect of which a state
of emergency has been declared under the Civil Defence Emergency Management Act 2002; or
(b) outbreak of disease declared as a pandemic or epidemic by the World Health Organisation or the New
Zealand government or any New Zealand government agency or lawful authority; or
(c) disease declared by the World Health Organisation to be a Public Health Emergency of International
Concern (PHEIC).
References in this exclusion to legislation and legislative and official terms include any amended, replacement, re-enacted, successor, equivalent, substituted, corresponding, or similar legislation (including any secondary legislation made under such legislation) and legislative and official terms.
Cyber Exclusion: Broadform Liability
Your policy is amended as follows:
You are not insured for any actual or alleged loss, liability, claim, cost, or expense, directly or indirectly contributed to by, resulting from, arising out of, or in connection with:
(a) a cyber act including any action taken in controlling, preventing, suppressing, remediating, or responding to a cyber act; or
(b) a cyber incident including any action taken in controlling, preventing, suppressing, remediating, or responding to a cyber incident; or (c) a loss of data resulting from a cyber act or a cyber incident.
This exclusion does not apply in respect of liability arising out of: (I) damage (for clarity, damage does not include loss of data), or
(II) injury except that injury does not include shock, fright, mental anguish or mental injury.

cyber act means an unauthorised, malicious, or criminal act or series of related unauthorised, malicious or criminal
acts, regardless of time and place, or the threat or hoax thereof involving access to, processing of, use of or operation of any computer system.

cyber incident means:(a) any error or omission or series of related errors or omissions in creating, amending, entering, deleting
or using any data; or
(b) any partial or total unavailability or failure or series of related partial or total unavailability or failures to
access or process data.

loss of data means any loss of use, reduction in functionality, repair, replacement, restoration, reproduction, loss, or theft

of any data, including any amount pertaining to the value of such data.
data means information, facts, concepts, code or any other information of any kind that is recorded or transmitted in electronic or digital form to be used, accessed, processed, transmitted or stored by a computer system.
computer system means any computer, hardware, software, communications system, electronic device (including, but not limited to, smart phone, laptop, tablet, wearable device), server, cloud or microcontroller and including any similar system or any configuration of the aforementioned and including any associated input, output, data storage device, networking equipment or back up facility, whether owned or operated by you or any other party.
damage, injury and you have the same meanings as those provided in the policy.

Automatic Extensions

The extensions listed below are a summary only, refer to your Policy Wording for a full list of extensions and details of the cover provided. Standard Excesses apply unless expressly stated otherwise in this document or in the Policy.

	Excess	Sum Insured
Advertising Liability	$1,000	$1,000,000
Business Advice or Service	Policy Standard	Policy Limit
Business Travel to a Non-Territorial Country	Policy Standard	Policy Limit
Care, Custody or Control	$1,000	$500,000
Drones	$1,000	$1,000,000
Goods Lifted or Carried by Crane	$2,500	$250,000
Hot Works Away From Your Premises	Policy Standard	Policy Limit
Innkeeper's Liability	Policy Standard	Policy Limit
Landlord's Liability	Policy Standard	Policy Limit
Lost or Stolen Keys	Policy Standard	Policy Limit
Product Withdrawal Costs	$2,500	$100,000
Punitive or Exemplary Damages	Policy Standard	$1,000,000
Service/Repair - Machinery	$2,500	$250,000
Service/Repair - Vehicle and Watercraft (watercraft must be less than 10 metres)	$1,000	$500,000
Tenant's Liability	Policy Standard	Policy Limit
Underground Services	$2,500	Policy Limit
Vehicles/Mobile Mechanical Plant Liability	Policy Standard	Policy Limit
Vibration and Removal of Support	$5,000	$500,000

Statutory Liability

Policy Wording

NZI Statutory Liability - STL0318

What you are Insured for

You are insured for any fine that a New Zealand court or tribunal imposes on you arising out of an event that occurs in New Zealand in connection with the business, provided that you first know, or ought to have known, of the prosecution in relation to the event, during the period of insurance, and you have advised us of the prosecution as soon as possible, but no later than 30 days after the period of insurance ends. You are also insured for defence costs necessarily and reasonable incurred by you with our prior consent.

Maximum Amount Payable

	Sum Insured
Liability	$1,000,000
Defence costs	$1,000,000
Retroactive Date	13/04/2023

Excess

In respect of each and every claim, including legal costs and expenses	$500

Endorsements / Conditions

Communicable Disease Exclusion: Statutory Liability
Your policy is amended as follows:
You are not insured for any actual or alleged claim, liability, or cost or expense, or investigation, inquiry, prosecution, proceeding, complaint, fine, statutory damages, or reparation:
(a) caused by or attributable to a communicable disease, or
(b) directly or indirectly attributable to or in connection with any orders, actions or measures of a public authority (including any act, error, or
omission by any person in connection with any such order, action or measure) to control, prevent, respond to, or suppress any diseases, conditions or circumstances described in this exclusion.
communicable disease means any:(a) disease stated to be a quarantinable disease under the Health Act 1956 or in respect of which a state
of emergency has been declared under the Civil Defence Emergency Management Act 2002; or
(b) outbreak of disease declared as a pandemic or epidemic by the World Health Organisation or the
New Zealand government or any New Zealand government agency or lawful authority; or
(c) disease declared by the World Health Organisation to be a Public Health Emergency of International
Concern (PHEIC).
References in this exclusion to legislation and legislative and official terms include any amended, replacement, re-enacted, successor, equivalent, substituted, corresponding, or similar legislation (including any secondary legislation made under such legislation) and legislative and official terms.
Statutory Damages Exclusion: Statutory Liability
Your policy is amended as follows:
1. The following are deleted from the policy:
(a) Section 2.2(2); and
(b) The words “statutory damages” in Section 4.4, Section 5.1, and Section 5.2.
2. Section 3.6(a) is deleted and replaced by:
(a) the investigation arises out of an event, or potential event, in New Zealand in connection with the business, and
3. Section 3.8 is deleted and replaced by the following:
3.8 Reparations You are insured for your legal liability to pay reparations that you become liable to pay arising out of your act or omission in New Zealand in connection with the business.
Exclusion 4.16 – ‘Punitive or exemplary damages’ does not apply to claims under this Automatic extension.
4. A new exclusion applies as follows:
4.22 Statutory Damages You are not insured for any statutory damages.

Insurer Financial Strength Rating

In accordance with the Insurance (Prudential Supervision) Act 2010, we are required to provide you with the following information about your Insurer. Where the rating is shown as REF please refer to Additional Insurer Rating Details on the previous section.

Insurer(s) Name	Portion %	Rating Agent	Rating
NZI, A business division of IAG New Zealand Limited	100	SP	AA

NZI is a business division of IAG New Zealand Limited (IAG). IAG has received a financial strength rating of AA from Standard & Poor's (Australia) Pty Ltd, an approved rating agency.

A rating of AA means IAG has a 'very strong' claims-paying ability, as you can see in the scale below.

The rating scale for S&P Global Ratings is:

AAA	Extremely Strong	BB	Marginal	SD	Selective Default
AA	Very Strong	B	Weak	D	Default
A	Strong	CCC	Very Weak	R	Regulatory Supervision
BBB	Good	CC	Extremely Weak	NR	Not Rated

Note:
The Ratings from "AA" to "CCC" may be modified by the addition of a plus (+) or minus (-) sign to show relative standing within the major ratings categories.

The rating scale above is in summary form. A full description of this rating scale can be obtained from www.standardandpoors.com

Fair Insurance Code

As a member of the Insurance Council of New Zealand, IAG New Zealand Limited is committed to complying with the Fair Insurance Code. A copy of the Code can be found at www.icnz.org.nz

TAX INVOICE

Body Corporate 582203 68-72 Kingsford Smith Street Rongotai Wellington	**Invoice Date**	03.03.2025
	Invoice Reference	I00338351
	GST Number	83-983-329
	Client Reference	CFSWGN41485
	Your Broker	Shane Greene

INSURER: NZI, A business division of IAG New Zealand Limited

POLICY CLASS: Association Liability

POLICY NO:

PERIOD OF COVER: 13.04.2025 to 13.04.2026 at 4.00 pm Local Standard Time

INVOICE DETAILS:

2025 - 2026 Body Corporate Liability

We are pleased to confirm the renewal of your cover as outlined below. The premium is shown and we await your remittance in accordance with our agreed credit terms.

IMPORTANT DISCLOSURE NOTICES

What you Need to Tell us

You are reminded that failure to disclose all material facts, that is facts which Insurers would regard as likely to influence their acceptance or assessment of this insurance, at any time during the contract of insurance could result in the insurance being voided.

If any doubt whether facts are material, they should be disclosed.

Some covers are GST exempt and therefore if there is no GST showing on this Tax Invoice, then GST is not applicable. Premiums shown are inclusive of any commission earnings.

YOUR PREMIUM BREAKDOWN

Company Premium	$1,568.00
Policy Administration Charge	$0.00
GST	$235.20
Total Due (NZD)	**$1,803.20**

To pay online please go to our website www.aibgroup.co.nz

INVOICE REMITTANCE ADVICE

CLIENT Body Corporate 582203

Please return with your payment to -

aibGROUP Insurance Limited
P O Box 38-485
Wellington Mail Centre 5045
LOWER HUTT

Or pay by direct credit to our bank - details as follows:

aibGROUP Insurance Limited
06-0529-0679500-12

Please quote your Client Number - 41485 in the |Reference|

Please refer to our Statement of Services for details of our Terms of Trade.

aibGROUP Insurance Limited

Reference:	CFSWGN41485
Invoice Reference:	I00338351
Due Date:	13-Apr-2025
AMOUNT DUE (NZD)	**$1,803.20**

Association Liability

Coverage Summary

This is a summary of the cover provided by your policy. Please read your Coverage Summary and Policy Wording carefully so that you know exactly what you are covered for. If you do not fully understand what you are covered for, please ask us to explain it to you.

Insured	Body Corporate 582203
Insurer	NZI, A business division of IAG New Zealand Limited
Interested Parties	None Advised
Policy Wording	NZI Body Corporate Liability - NZ6974-1 10/18
Policy Number	
Period Of Cover	13/04/2025 to 13/04/2026 at 4.00 pm Local Standard Time

Covering

Legal Liability for breach of professional duty and/or Officer's Indemnity as more fully described in the Policy.

Business Insured

Property Owner

Description

Description		Sum Insured
Limit of Indemnity		$1,000,000
Aggregate Limit		$1,000,000
Business Activities	56 Commercial Units	
Geographical Limits	New Zealand	
Jurisdictional Limits	New Zealand	
Retroactive Date	18/04/2024	
Total Annual Turnover	$0	

Excess

In respect of each and every event	$1,000

Policy Conditions

Sanctions Exclusion Policy Endorsement: This policy is amended as follows: This Sanctions exclusion applies despite anything to the contrary in the policy or any endorsement. This policy is deemed not to provide any cover, and no payment will be made or benefit provided, to the extent that the provision of such cover, payment, or benefit may breach or risk exposure to any: 1. sanction, prohibition or restriction under United Nations resolutions; or 2. trade or economic sanction, law or regulation of New Zealand, Australia, the United Kingdom, the United States of America or the European Union. Any equivalent clause applying to the policy is superseded by the Sanctions exclusion above. An equivalent clause may exclude, restrict, or deny cover, payments, services and/or benefits due to any sanction, prohibition, penalty, or restriction of any United Nations resolution, or the trade or economic sanctions, laws, or regulations of any country, and/or the European Union.

Insurer Financial Strength Rating

In accordance with the Insurance (Prudential Supervision) Act 2010, we are required to provide you with the following information about your Insurer. Where the rating is shown as REF please refer to Additional Insurer Rating Details on the previous section.

Insurer(s) Name	Portion %	Rating Agent	Rating
NZI, A business division of IAG New Zealand Limited	100	SP	AA

NZI is a business division of IAG New Zealand Limited (IAG). IAG has received a financial strength rating of AA from Standard & Poor's (Australia) Pty Ltd, an approved rating agency.

A rating of AA means IAG has a 'very strong' claims-paying ability, as you can see in the scale below.

The rating scale for S&P Global Ratings is:

AAA	Extremely Strong	BB	Marginal	SD	Selective Default
AA	Very Strong	B	Weak	D	Default
A	Strong	CCC	Very Weak	R	Regulatory Supervision
BBB	Good	CC	Extremely Weak	NR	Not Rated

Note:
The Ratings from "AA" to "CCC" may be modified by the addition of a plus (+) or minus (-) sign to show relative standing within the major ratings categories.

The rating scale above is in summary form. A full description of this rating scale can be obtained from www.standardandpoors.com

Fair Insurance Code

As a member of the Insurance Council of New Zealand, IAG New Zealand Limited is committed to complying with the Fair Insurance Code. A copy of the Code can be found at www.icnz.org.nz

DISCLOSURE STATEMENT

1. The following information has been supplied to Capital Commercial (2013) Limited ("Bayleys") to be made available for distribution on the vendor's behalf to potential purchasers to assist purchasers with their due diligence and to use at the purchaser's discretion.
2. Bayleys and the Vendor do not warrant the accuracy or completeness of the information and recommends that all recipients undertake their own due diligence, obtain their own reports to their satisfaction and seek independent advice prior to committing to purchaser.