Affiliated Insurance Brokers Limited
32 Woodland Road
Johnsonville
Wellington 6037
04 479 8451
info@affiliated.nz

Tax Invoice

Simply Industrial Limited

Date	02/11/2023
Invoice Number	100937
GST Number	79-550-914
Account Code	Hamish

Insurer	QBE Insurance (Australia) Limited
Policy Number	TBA
Period of Cover	06/11/2023 to 06/11/2024 (Effective 06/11/2023)
Policy Type	Material Damage
Policy Description	Building: 52 Main Street, Pahiatua
Transaction Reason	New Business

Thank you for using our services to arrange this insurance cover.

Brief details of cover arranged on your behalf are given. You should refer to the policy documents issued by the insurer for complete policy terms and conditions.

Please read carefully the important notices attached regarding your duty of disclosure. Do not hesitate to contact us with any questions you may have.

Premium Details	
Company Premium	3,120.00
Natural Disaster Premium	2,405.00
Fire Emergency Levy	848.00
EQC Levy	0.00
Policy GST	955.95
Broker Fee	0.00
Broker Fee GST	0.00
TOTAL DUE	**7,328.95**

DIRECT CREDIT

A/C No **06 0529 0641780 01**
Invoice No **100937**
Client ID **2829**
Amount **$7,328.95**

INSTALMENTS

Call us on **04 479 8451** to arrange a quotation.

Finance and administration charges apply.

Material Damage - Summary of Cover

This is a summary of the cover provided by your policy. Please refer to the policy document for the full terms, conditions, and exclusions relating to this insurance.

The Insured	Simply Industrial Limited
The Insurer	QBE Insurance (Australia) Limited
Policy Number	TBA
Period of Cover	06/11/2023 to 06/11/2024 at 4pm
Interested Parties	Bank of New Zealand

Policy Wording
QBE - Steadfast Material Damage Wording - STFTMD0322

Covering – What is Covered
You are insured for any sudden and accidental loss to insured property at the situation.

Business Insured – Your Occupation
Property Owner

Schedule of Property Insured – What Property You are Insuring
Please check that all property assets that you intend to be insured are listed on the Schedule of Property Insured. Property assets not listed on the Schedule of Property Insured are not insured.

52 Main Street, Pahiatua		
Building	RV	$ 1,300,000

Cover Type
RV = Replacement Value
IV = Indemnity Value
Stock = The replacement of materials in trade and customers goods

Excess – Your Contribution to the Claim	**Excess**
Any other loss for which no other excess is specified	$ 500
Burglary or Malicious Damage	$ 1,000
Theft	$ 2,500
Landslip and Subsidence	$ 10,000

Excess – Natural Disaster
The site excess is the respective percentage of the Material Damage site sum insured.

The excess will apply across the aggregate of all Material Damage and Business Interruption claims from any one event at each common site.

Regions of Northland, Auckland, and the District of Dunedin City	post 1934 building risks	1% of the site sum insured, minimum excess $1,000
The District of Christchurch City	post 2004 building risks	1% of the site sum insured, minimum excess $1,000
The Region of Wellington	post 1934 building risks	5% of the site sum insured, minimum excess of $5,000
All other Regions not otherwise specified	post 1934 building risks	2.5% of the site sum insured, minimum excess of $2,500
New Zealand all Regions	pre 1935 buildings risks	10% of the site sum insured,

minimum excess $10,000

EQCover excess as per policy wording

Automatic Policy Extensions Applying	Sub Limits
Unless expressly stated otherwise, any amounts payable under these Automatic Extensions are included within 'What We Will Pay – Maximum Amount Payable'. They are not additional.	
Alternative residential accommodation per residential unit	$ 25,000
Burglary cover	Included
Capital additions cover	10% of the building sum insured and 10% of the contents sum insured or $100,000 in total for both, whichever is the lesser
Docks, Piers, Wharves and Road Bridges	$ 100,000
Electric Motors not exceeding 10kw (13hp)	Included
Electronic Data and Software	$ 20,000
Employees Effects Cover - Any event, per person and in total during the annual period.	$ 5,000
Expediting Costs	Included
Fire Fighting Equipment	$ 10,000
Hidden Gradual Damage	
- Each event	$ 10,000
- All events	$ 30,000
Illegal Substances	
- Any one event	$ 50,000
- Maximum in the period of insurance	$ 250,000
Inventory	Included
Landslip and Subsidence	$ 500,000
Machinery Breakdown - This is a combined Material Damage and Business Interruption sub limit	
- Any one event	$ 20,000
- In total during the period of insurance	$ 100,000
Money Section A (money in transit, on your premises during business hours and in a securely locked safe or strong room at your premises outside business hours.)	$ 20,000
Money Section B (money at your premises outside business hours and not locked in a secure safe or strong room and money at the residential premises of the Insured, principal or authorised employee.)	$ 5,000
Portable Electronic Equipment	
- Any one item	$ 10,000
- In total for any event	$ 25,000
Property Under Construction	$ 100,000
Protection Costs	$ 100,000
Redundant Foundations	Included
Redundant Plant and Stock	Included
Refrigerated Goods	$ 10,000
Rewards	Included
Smoke Damage	Included
Social Club	Included
Stolen Keys	$ 20,000
Temporary Removal	Included
Tenanted Premises	$ 50,000
Theft	Included
Transit	$ 50,000
Unharmed Property	Included

Unspecified Locations	The sum insured for contents and/or stock or $50,000, whichever is the lesser.
Working From Home	$ 10,000

Optional Policy Extensions	**Sub Limits**
Natural Disaster Cover	Included
Seasonal Stock Adjustment	EXCLUDED
Sustainable Rebuilding Costs	EXCLUDED

Items of Insured Property with Limited Cover	
Customers' Goods	$ 20,000
Site Improvements	10% of the max amount payable for building(s) or $500,000 whichever is the lesser
Landscaping	5% of the max amount payable for building(s) or $50,000 whichever is the lesser
Works of Art	$ 25,000

Special Terms

Nil

Important Notices

It is our duty as brokers to provide you with sound professional advice, but that advice can only be sound and valid if we are kept properly informed of changes to your business or circumstances. Please contact us if you would like more information on the matters below.

Duty of Disclosure

When you apply for insurance you have a legal duty of disclosure to the insurer to truthfully disclose all information that is relevant and/or material to the insurer so as to enable it to decide whether to provide this insurance and if so on what terms. You have this duty every time your policy renews and whenever you make changes to your policy. If you breach this duty, the insurer may elect to avoid your policy from inception or last renewal date. This means that your policy will be treated as if it never existed. The duty to disclose relevant or material information is not limited to the questions listed in the proposal if a proposal form is completed. Please ask us if you are not sure whether you need to disclose information.

Fair Insurance Code

Where your insurer is a member of the Insurance Council of New Zealand, your insurer is committed to complying with the Fair Insurance Code. A copy of the Code can be found at: www.icnz.org.nz

Privacy Act

We collect, use, disclose and hold your personal information in accordance with the Privacy Act 2020 and our privacy policy is available at: http://affiliated.nz or by requesting a copy at any time.

Cancellation

If you cancel cover prior to the policy expiring, we will refund you the insurer's net return premium, after commission plus a cancellation fee.

Your Satisfaction

Your satisfaction is important to us. We aim to provide you with the highest quality of service at all times. If you have a problem, concern, or complaint about any part of our service, please let us know as soon as you can so that we can sort it out quickly. Our complaints procedure disclosure document can be found at: http://affiliated.nz or by requesting a copy at any time.

Terms of Business and Disclosure Documents

This Insurance has been arranged in accordance with our Terms of Business and Disclosure Documents. To download copies of these documents, please visit our website: http://affiliated.nz or by requesting a copy at any time.

Policy Documents

This summary outlines your policy coverage but it is not the policy document. The terms, conditions and exclusions of the insurer's policy wording and schedule shall prevail at all times. If you require a copy of your policy documents, please contact us without delay.

Policy Exclusions

There are exclusions that apply to this cover. For the full list of exclusions and conditions, please refer to the policy documents.

Insurer Financial Strength Rating

QBE Insurance (Australia) Limited has been given an A+ Insurer Financial Strength Rating by Standard and Poor's.

An overseas policyholder preference applies to QBE Insurance (Australia) Limited ("QBE"). This means that in the event that QBE is wound up, Australian law requires that its assets in Australia are applied to satisfy its Australian liabilities, before those assets can be applied to satisfy overseas liabilities, which would include claims by policyholders in New Zealand. However, QBE is required to hold capital which meets minimum regulatory capital requirements.

The rating scale in summary form is:

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

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.

A full description of the rating scale is available from www.standardandpoors.com.

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.