



24 NOV 2014

LACROSSE FIRE:

This incident was one of the main catalysts to significant legislative reform throughout Australia to restrict the use of combustible cladding.

OCT 2015

THE LAMBERT REPORT (Independent Review of the Building Professionals Act 2005):

This report identified key areas for improvement in the building regulation and certification system.

[More Download report](#)

1 MAR 2018

ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979 (EP & AA) amended to include Part 6 (Building Certification):

The EP&AA is the primary act governing development and approvals for building work. The key provisions relating to occupation certificates and construction certificates are contained in Part 6. Among other things, the amendments are intended to toughen up the regime around construction certificates. [View legislation](#)

APR 2018

SHERGOLD WEIR REPORT:

This landmark report had a major impact on the direction of legislative reform in Australia, particularly concerning ways to improve the effectiveness of compliance and enforcement systems for the building and construction industry. [Download report](#)

18 DEC 2018

BUILDING PRODUCTS (SAFETY) ACT 2017 (NSW) came into effect:

The Act's primary purpose is to prevent the unsafe use of building products in buildings (i.e. combustible cladding) and to ensure the identification and rectification of affected buildings. [View legislation](#)

24 DEC 2018

OPAL TOWER EVACUATED:

This incident highlighted what the media now call the "building compliance crisis." It provided further impetus for the NSW governments' legislation response.

13 NOV 2019

FIRST REPORT OF PARLIAMENTARY INQUIRY INTO THE REGULATION OF BUILDING STANDARDS, BUILDING QUALITY AND BUILDING DISPUTES:

Various recommendations in this report included – *Recommendation 14 that the NSW Government not proceed with the Design and Building Practitioners Bill 2019 until it works closely with the Insurance Council of Australia and its members to develop appropriate insurance products. The committee supports bringing forward the final implementation of the Bill and the Regulations to 31 March 2020.* [Download report](#)

1 DEC 2019

ENVIRONMENTAL PLANNING AND ASSESSMENT ACT 1979 : PART 6 (New Building and Subdivision Provisions) came into effect: [View legislation](#)

18 FEB 2020

TREASURY LAWS AMENDMENT (COMBATING ILLEGAL PHOENIXING) ACT 2019 (CTH) came into effect:

The purpose of this Act is to 'detect and disrupt phoenix activity, and to prosecute directors and other professional advisors who engage in or facilitate the activity'. [View legislation](#)

10 JUN 2020

DESIGN AND BUILDING PRACTITIONERS ACT 2020 (NSW):

Provisions governing the statutory duty of care came into effect on **10 June 2020** (Part 4 and clauses 1 and 5 of Schedule 1). [View legislation](#)

1 JUL 2020

BUILDING AND DEVELOPMENT CERTIFIERS ACT 2018 AND BUILDING AND DEVELOPMENT CERTIFIERS REGULATION 2020 came into effect:

This Act and Regulation replaced the former Building Professionals Act 2005 and Building Professionals Regulation 2007. They regulate certifiers (building surveyors, certain engineers etc). To allow insurance availability, the Regulation permitted cladding exclusions – this acknowledged and reflected market offerings. [View legislation](#)

1 SEPT 2020

RESIDENTIAL APARTMENT BUILDINGS (COMPLIANCE AND ENFORCEMENT POWERS) ACT 2020 (NSW):

This Act provides the NSW Building Commissioner with powers to direct rectification of defective apartment buildings. The Building Commissioner can issue prohibition orders preventing an occupation certificate from being issued. These enforcement powers will commence on **1 September 2020**. [View legislation](#)

1 JUL 2021

DESIGN AND BUILDING PRACTITIONERS ACT 2020 (NSW) – Part 2, Division 1 of 3 & Parts 5-9 & Clauses 2-4 of Schedule 1):

Provisions governing mandatory compliance declaration regime and insurance requirements to come into effect on **1 July 2021**. [View legislation](#)

1 JUL 2021

DESIGN AND BUILDING PRACTITIONERS ACT 2020 (NSW) provisions governing specialist work will come into effect on a day or days to be appointed by proclamation (Division 2 of Part 3)

[View legislation](#)

FEB 2022

FINAL REPORT OF PARLIAMENTARY INQUIRY INTO REGULATION OF BUILDING STANDARDS:

This final report of the Parliamentary Inquiry made a number of recommendations, including establishing a single senior Building Minister, a Building Commission and a new stand-alone *Building Act*.

[View report](#)

14 NOV 2022

BUILDING AND OTHER FAIR TRADING LEGISLATION AMENDMENT BILL 2022 (NSW) assented:

This Bill amends the *Strata Schemes Management Act 2015* (NSW) and introduces decennial liability insurance (DLI) as an option for developers of multi-storey apartment developments in NSW. The Bill provides that a developer of a strata scheme may obtain DLI in favour of the owners corporation against serious defects in the building elements of the common property of buildings in the scheme for 10 years after completion of the building work.

[View legislation](#)

TBC

BUILDING BILL 2022 (NSW):

This Bill is intended to replace the *Home Building Act* and regulate all building work in NSW (residential and commercial), including licensing of practitioners and consumer protection. The Bill seeks to consolidate and regulate several key elements of the building and construction industry. Expected to commence in 2024.

[View Bill](#)

TBC

BUILDING COMPLIANCE AND ENFORCEMENT BILL 2022 (NSW):

This Bill is intended to replace the *Residential Apartment Buildings Act* and expands regulatory compliance and enforcement powers for the building and construction industry in NSW. It will standardise NSW Fair Trading's investigative powers to enable officers to carry out inspections and audits in powers surrounding the security of payments and obligations of owners corporations to maintain common property. Expected to commence in 2024.

[View Bill](#)

TBC

BUILDING AND CONSTRUCTION LEGISLATION AMENDMENT BILL 2022 (NSW) and the BUILDING AND CONSTRUCTION LEGISLATION AMENDMENT REGULATION 2022 (NSW):

These Bills will amend various existing Acts governing the building and construction industry in NSW and are intended to ensure that "*all persons involved in building work are held accountable for their work*".