



Want A
SPARKY

IS YOUR PROPERTY SAFE AND COMPLIANT?



Did you know?

Smoke Alarm and Electrical Compliance Legislation is now mandatory. Make sure you book your compliance checks, as outlined by the Residential Tenancies Regulations 2021 (RTR)

GAS COMPLIANCE - \$285 every 2 years

- ✔ **Pressure test on the entire gas pipeline** - This will identify and leaks in the gas pipeline
- ✔ **Negative Pressure Test** - To ensure carbon monoxide is not being drawn into the home
- ✔ **Carbon Monoxide Spillage Test** - To ensure the gas appliance is operating correctly and not producing excess carbon monoxide
- ✔ **10 Point Safety Check** - Full test report checking the existing gas installation against the Australian Standards AS5601
- ✔ **Comprehensive Report** - Detailed and documented report on the gas safety check

ELECTRICAL & SMOKE ALARM COMPLIANCE - \$265 every year

- ✔ Conduct an Electrical Safety & Compliance check on all electrical installations, fittings and appliances
- ✔ Conduct a thorough switchboard inspection
- ✔ Insulation resistance testing on all fixed cabling and safety switch test
- ✔ Check all accessible power points and light switches, conduct an earth and polarity test on all points
- ✔ Provide digital Electrical Safety & Compliance Report issued after each check
- ✔ Inspect, clean and maintain all smoke alarms
- ✔ Replace any expired, faulty or damaged smoke alarms, including replacing any batteries as required
- ✔ Relocate any incorrectly positioned smoke alarms
- ✔ Check all alarms meet required Australian standards
- ✔ Certificate of Electrical Safety supplied if applicable



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HOW TO PROCEED

Select the best package for you and become compliant today.

Fill in this form and return it to your Property Manager

Please enrol me in:

**Smoke & Electrical
Combined Package**

Gas Compliance

Owner's Name

Date

Owner's Phone

Owner's Mobile

Owner's Email

Property Address

Property Manager

Real Estate Agent

Tenant's Name

Tenant's Phone

Owner's Signature

I/We wish to make alternative arrangements with qualified tradespeople to carry out the minimum standard safety checks for my property/s as required under the Residential Tenancy Regulations. On the right are the details of our preferred qualified tradespeople that we instruct to engage including their business name and contact details.

Terms and Conditions

Smoke Alarms

- Unlimited call outs for beeping or defective smoke alarms
- Free replacements of any defective smoke alarms
- Free relocation of any non compliant 9v smoke alarms
- Relocation of alarms does not include the rectification of damaged plaster/paint where original fitting may have previously covered.
- Excludes any 240v smoke alarms requiring relocation or no 240v supply when testing due to external faults. These will be quoted to rectify at additional costs, a 9v smoke alarm will be put in place immediately for safety until the works have been approved.
- Excludes smoke alarms that are linked to a security or fire system

Electrical Compliance Testing

- All fixed electrical appliance/fittings must be easily accessible
- All light fittings/ power points and switches must be easily accessible
- Does not include any items under the house, inside or on the roof, including solar arrays.
- Excludes any rectification works
- If any item is deemed dangerous and requires immediate attention. The item will be made safe and a quote submitted for rectification.

Testing will be completed annually or biannually as required for compliance, your subscription will continue until you no longer wish to use the services. Please email your property manager to request removal prior the the next test taking place to avoid any unwanted charges.

