

WORKING SMOKE ALARMS ARE YOUR ONLY VOICE

MAKE YOUR VOICE HEARD, GET YOUR SMOKE ALARMS SORTED

As a landlord your tenants' safety and wellbeing is an absolute priority. To protect the tenant and your investment, it is a requirement to have working smoke alarms installed and maintained in accordance with the manufacturers' specifications. All Clear undertake services to ensure that your property's smoke alarms are installed and maintained in accordance with the *Tenancy Services* requirements.



WITH A RANGE OF OPTIONS TO SUIT, SELECT FROM OUR SUBSCRIPTION OR CASUAL SERVICE

SUBSCRIPTION SERVICE

Onsite comprehensive assessment of all existing smoke alarms in the property (installation of additional if required) – Residential Services only, including:

Installation and maintenance of smoke alarms in the property, including:

- Verify expiry date of all installed alarms
- Replace expired alarms with new, compliant 10yr sealed battery Cavius units
- Replace batteries in all existing alarms with removable 9V batteries
- Install additional alarms if required to ensure compliance (up to x2 Cavius units included)
- Check all alarms for audible notification (chirp) & measure dB performance
- Check all alarms for visual notification (flashing light)
- Check alarms function by testing with canned smoke
- Clean all alarms with antistatic wipe and compressed air to remove debris
- Record all details in the All Clear services Portal
- Issue a comprehensive compliance certificate to Landlord or Property Manager, on the same business day
- Automatically advise when the next annual assessment visit is due
- Liase between PMs/Landlords and tenants to streamline the booking process
- Revisit free of charge at tenancy change or due to faulty alarms
- Annual fee includes unlimited call-outs

\$89.⁹⁵

incl GST per year

RECOMMENDED

* RESIDENTIAL SERVICES ONLY (PLEASE CONTACT US FOR OUR COMMERCIAL OFFERING), SERVICE EXCLUDES COMPLEX-WIDE SYSTEMS. 2 YEAR MINIMUM SERVICE COMMITMENT

CASUAL SERVICE

If you'd prefer we simply check your existing alarms or can't commit to the term of the Subscription service, a Casual smoke alarm assessment might be more what you're after.

Installation and maintenance of smoke alarms in the property, as a one-off service, including:

- All the assessments and checks of the subscription service but NO hardware included (if required)
- Cavius units are charged at \$44.95 (incl GST) each if required for compliance
- No on-going commitment or requirement to revisit
- Suited to one-off compliance visit requests
- Hardware is charged as extra (per unit) if required
- The casual service fee is charged per visit

\$69.⁹⁵

incl GST

* RESIDENTIAL SERVICES ONLY (PLEASE CONTACT US FOR OUR COMMERCIAL OFFERING), SERVICE EXCLUDES COMPLEX-WIDE SYSTEMS



✓ ASBESTOS SURVEYS



✓ WATER QUALITY TESTING



✓ SMOKE ALARM SERVICES



✓ MOULD & MOISTURE CONSULTING



✓ METHAMPHETAMINE TESTING & CONSULTING SERVICES



✓ LEAD BASED PAINT IDENTIFICATION



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DO IT YOURSELF OPTION

For Landlord's not prepared to engage a trusted 3rd party to assess the Smoke alarms for compliance the DIY form must be completed below and provided annually (as a minimum) or at the change/commencement of each tenancy.

Property Address: Post code

Landord's Name Tenancy Start Date/...../.....

Agency Name:

Circle reason for Inspection: Annual | Change of Tenancy | Other

Details Required:

- If there is more than one storey or level, there is at least one working smoke alarm on each storey or level, even if no-one sleeps there.
- If there is a caravan, sleep-out or similar, there is at least one working smoke alarm in it.
- None of the smoke alarms has passed the manufacturer's expiry or recommended replacement date.
- All the smoke alarms are properly installed by the landlord in accordance with the manufacturer's instructions.
- All new or replacement smoke alarms, installed from 1 July 2016 onward, are long-life photoelectric smoke alarms with a battery life of at least eight years or a hard-wired smoke alarm system, and meet the product standards in the Residential Tenancies (Smoke Alarms and Insulation) Regulation 2016.
- All the smoke alarms are working at the start of the tenancy, including having working batteries.
- There is at least one working smoke alarm in each bedroom or within three metres of each bedroom's door - this applies to any room a person might reasonably sleep in.

NUMBER OF LEVELS IN PROPERTY:						
Location	Power	Make + Model	Batch code	Expiry Date	dB Reading	Date of last battery change
Eg. Hallway	3V Sealed	Cavius 2008-001	191112	12/2030	103 dB	N/A - Sealed unit

Landlord Signature: Inspection Date:/...../.....

WHY CHOOSE ALL CLEAR?

- We're a specialist property services provider
- We know smoke alarm legislation inside out
- Fully identifiable professional staff
- We use only premium Cavius photo-electric devices with a 10 year warranty and sealed battery
- Minimal disruption to your tenants
- Peace of mind
- Fully tax deductible
- We don't leave site unless the property is compliant
- Convenient to your Property Manager

