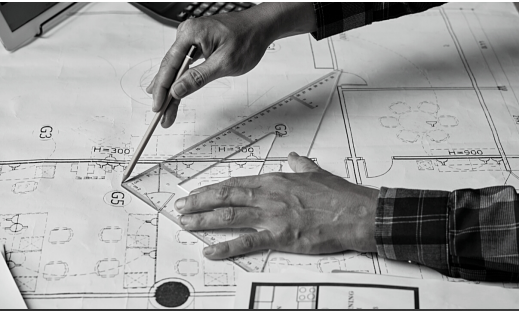


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DEFINED TERMINOLOGY

- Safety Measures

REGULATORY FRAMEWORK

- Building Act 2011
- Building Regulations 2012

ANNUAL CERTIFICATION REQUIREMENTS

No requirement for annual certification exists, however TEGS recommend building owners / occupiers engage regular reviews of the maintenance documentation and process to ensure compliance is being achieved.

BUILDING OCCUPANCY TYPES REQUIRED TO COMPLY WITH SAFETY MEASURES REGULATIONS

All Class 2 – 9c occupancy buildings as defined by Part A3.2 of the National Construction Code are required to be maintained regardless of floor area size or whether the building is occupied or vacant.

ADOPTION OF AS1851

AS1851-2012 as the current version to ensure safety measures are capable of performing to a standard set out in the relevant building standards for the measure.

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DEFINED ESSENTIAL SAFETY MEASURES

Regulation 48A – Maintenance of building, provide a broad definition of safety measures to include the following measures:

- Building fire integrity
- Means of egress
- Signs
- Lighting
- Fire- fighting services and equipment
- Air handling systems
- Automatic fire detection and alarm
- Occupant warning systems
- Lifts
- Standby power supply systems
- Building clearance and fire appliances
- Glazed assemblies, balconies, balustrades, refrigerated chambers, strong rooms, vaults
- Bushfire protection measures
- Building use and application

This info sheet is intended as a guide only and no reliance should be placed solely on this document. While best endeavors were made to concisely summarise detailed legislation and regulation at time of publication, the legislation and regulation can and does change and every circumstance is unique and requires individual and professional attention.

For detailed information, professional advice or for any questions you may have, please contact TESSG on 1300 725 797 or enquireis@tesg.com.au

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