



**SUNSTATE**  
PROPERTY COMPLIANCE



## Fact Sheet **Safety Switches**

Safety Switches monitor the flow of electricity through a circuit. They automatically shut off the electricity supply when current is detected leaking from faulty switches, wiring or electrical appliances. This stops the chance of current flowing to earth, through a person and electrocuting them.

### Legal requirements

The law says all homes built since 1992 must have safety switches installed on power circuits. They are not an optional extra. Whilst the law says that you must have one there is no legislation enforcing the testing of safety switches. In the interest of community safety we recommend regular testing of these devices to ensure maximum protection.

### Selling a property

If you sell a property, you first establish if a safety switch is installed for power circuits. This must be declared on the standard sales contract and Form 24 Property Transfer.

### Building a new home

If you are building a new home, you must have a safety switch installed on both power and lighting circuits.

### Legal obligation of property owners

If you buy a domestic residence or enter into a residential tenancy agreement for a domestic residence you own you have a legal requirement to have a safety switch installed for general purpose socket outlets if there is not already one installed.

### Recognising a safety switch

Check by looking at your switchboard for a test reset button. That tells you that you have a safety switch installed. When you open your switchboard you should see something like this.

### How we can help

If you are on one of our membership plans we test your safety switch for "FREE" every time we attend your property.

*See our website for more information.*

### Buying a property

If you buy a property without a safety switch, you must install a safety switch for the power circuits within three months of a property transfer. This applies to any transfer of domestic premises.

### Rental homes

Rental homes must have a safety switch installed by the owner for power points within 6 months of the agreement.



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