



How prepared is your rental property for bushfire?

As the owner of a rental property in a high bushfire risk area you are responsible for preparing your property to reduce the risk of a bushfire.

Under Section 33 of the Bush Fires Act 1954, local governments may issue notices requiring owners to install firebreaks and undertake hazard reduction. Property owners are legally required to comply with these notices.

Firebreak inspections are carried out by local governments.

A simple and effective method of protecting your property and community from the effects of bushfire is to install a firebreak. A firebreak can reduce the spread of fire by starving the fire of fuel and can allow safe access for firefighting vehicles.

Reducing or removing fuel load on a property will help to protect life, property and the environment.

Fuel load reduction can be achieved by:

- Mowing, slashing and removing long dry grass or vegetation
- Prune low tree branches to minimise the likelihood of ground fires igniting tree crowns
- Raking or utilising machinery to remove leaf, dead vegetation and understory in forest or timbered areas
- Conducting controlled burning to reduce ground fuel and undergrowth, however, controlled burning requires considerable experience and you may need a permit. For more information contact your local government office.

INSURANCE

Check that your landlords, home and contents insurance cover is adequate in the event of a bushfire. Does it cover loss of rent?

STATEALERT

StateAlert is an automated system that uses web technology to deliver emergency warnings to landline phones or mobiles. People can also register to receive emergency warnings via email, RSS feed and their mobiles for up to three addresses. It may be used for any type of life threatening emergency such as bushfires.

To register go to www.statealert.wa.gov.au

WHERE TO GET INFORMATION

For further information on how to prepare for a bushfire visit:

www.fesa.wa.gov.au

Call 000 to report a fire

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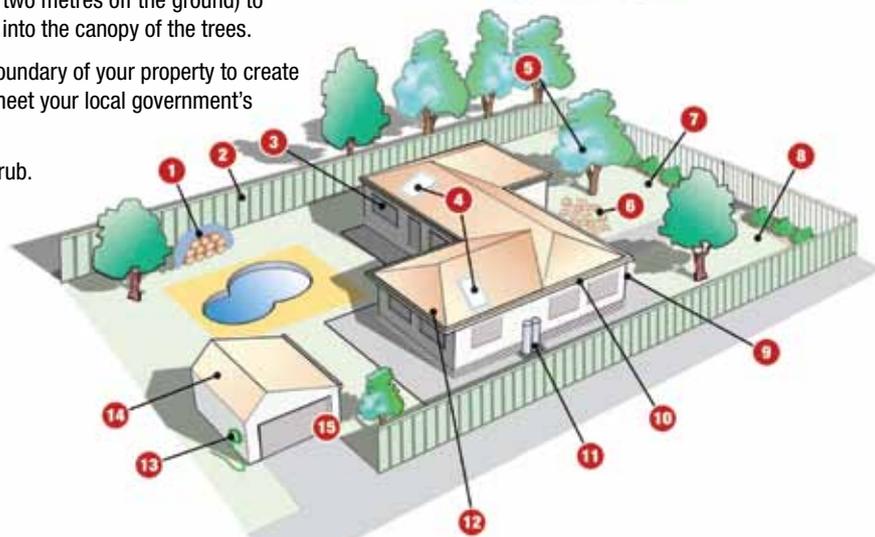
PREPARING YOUR RENTAL PROPERTY

The majority of houses can survive most bushfires with preparation and planning. There are many ways that you can improve the chance of your property surviving a bushfire even if you aren't there to defend it.

- **Starve the fire** – there will be no fire if there is nothing to burn, so reduce fuel levels around your house.
- **Make a safety zone** – create a protection zone around all buildings that has at least a 20 metre radius (see circle of safety below).
- **Fill the gaps** – in a bushfire most houses catch fire from embers entering the roof space, evaporative air-conditioners and windows that crack because they are too close to a fuel source. Prevent sparks entering your house by blocking the gaps. Close in the eaves and other gaps that lead into the roof or under the house, place metal fly screens on vents, windows and evaporative air conditioners.
- **Fix the fire traps** – remove or relocate wood heaps, fuel containers, rubbish, overhanging trees, grass, leaves from under decks etc. Keep LP gas cylinders on the side of the house furthest away from the likely direction of a fire. Make sure the pressure release valve is directed away from the house and that there is no flammable material in front of the valve for at least six metres. Turn the valve off as the fire approaches.

CIRCLE OF SAFETY

- Create a 20 metre circle of safety around your home and other buildings. This area needs to be cleared of all rubbish, long dry grass, bark and material that may catch fire.
- Prune lower branches (up to two metres off the ground) to stop a ground fire spreading into the canopy of the trees.
- Clear vegetation along the boundary of your property to create a firebreak. Make sure you meet your local government's firebreak requirements.
- Cut long grass and dense scrub.



- 1 Do not pile wood against or near the house
- 2 Install a fire or heat radiation shield such as a solid fence
- 3 Install a stainless steel open weave mesh cover over your evaporative air conditioner and metal fly screens on your windows and vents to keep sparks and embers out
- 4 Block any gaps under floor spaces, in the roof space, under eaves, external vents, skylights, chimneys and wall cladding
- 5 Create and maintain a minimum two metre gap between your house and tree branches
- 6 Rake up leaf litter and twigs under trees
- 7 Remove shrubs and small trees under and between larger trees
- 8 Ensure garden mulch is kept away from the house and grass is kept short
- 9 Ensure all gaps in external wall claddings are sealed
- 10 Keep roof gutters and valleys clear of leaves and bark
- 11 Keep gas cylinders on the side of the house furthest away from the likely direction of a fire (where the bush is). Ensure the pressure relief valve is directed away from the house. Store gas cylinders upright and secure them with a metal chain to a secure, non-combustible post to prevent cylinders from falling over
- 12 Block any gaps in the roof space
- 13 Hoses must be long enough to reach all parts of your house. Use metal hose fittings for taps as they are less likely to melt
- 14 Remove flammable materials and store them away from the house
- 15 Have a sufficient independent water supply of at least 20,000 litres and a petrol, diesel or a generator powered pump capable of pumping 400 litres per minute.